

Dear Homeowner,

We attempted to hand deliver this letter on 5/7/2022, 5/8/2022, 5/9/2022. On 5/11/2022, we sent it through the mail. We want to ensure that you have received a certified copy of these pages, so we will be mailing it again **January 2023**.

Thank you

WIA/ACC BUILDING NOTIFICATION

DATE: 5-6-2022

The Architectural Control Committee (ACC) for Woodmoor Improvement Association (WIA) is reviewing plans for: REPLAT AND RE-SUBDIVISION

Legal Description: Lot: 1 Block: NA Filing: WESTVIEW AT WOODMOOR
Address: 1384 BUCKWOOD LANE, MONUMENT, CO 80132

Article V of the WIA covenants and the Project Design Standards Manual (PDSM), (Chapter 2, Section, I Paragraph D, at page 3, and Chapter 3, Section 3, Paragraph (C)(1), at Page 9) requires notification to adjacent property owners of proposed construction/replat of property.

Current owner of said property took ownership thereof, per Personal Representative's Deed, on 3/11/2022, (as recorded under Reception No. 222036166 of the records of El Paso County, Colorado).

The current owner is seeking to re-plat and re-subdivide the current Westview at Woodmoor Subdivision, as recorded under Reception No. 210713052 of the records of El Paso County, Colorado, to the previous plat configuration(s) which included Lots 1, 2, and 4 of the Nicholas H. Nance Subdivision Filing No. 1, as recorded under Reception No. 94164576, of the records of El Paso County, Colorado, and Lot 15A, Woodmoor Filing 1B, as recorded under Reception No. 210713043 of the records of El Paso County, Colorado.

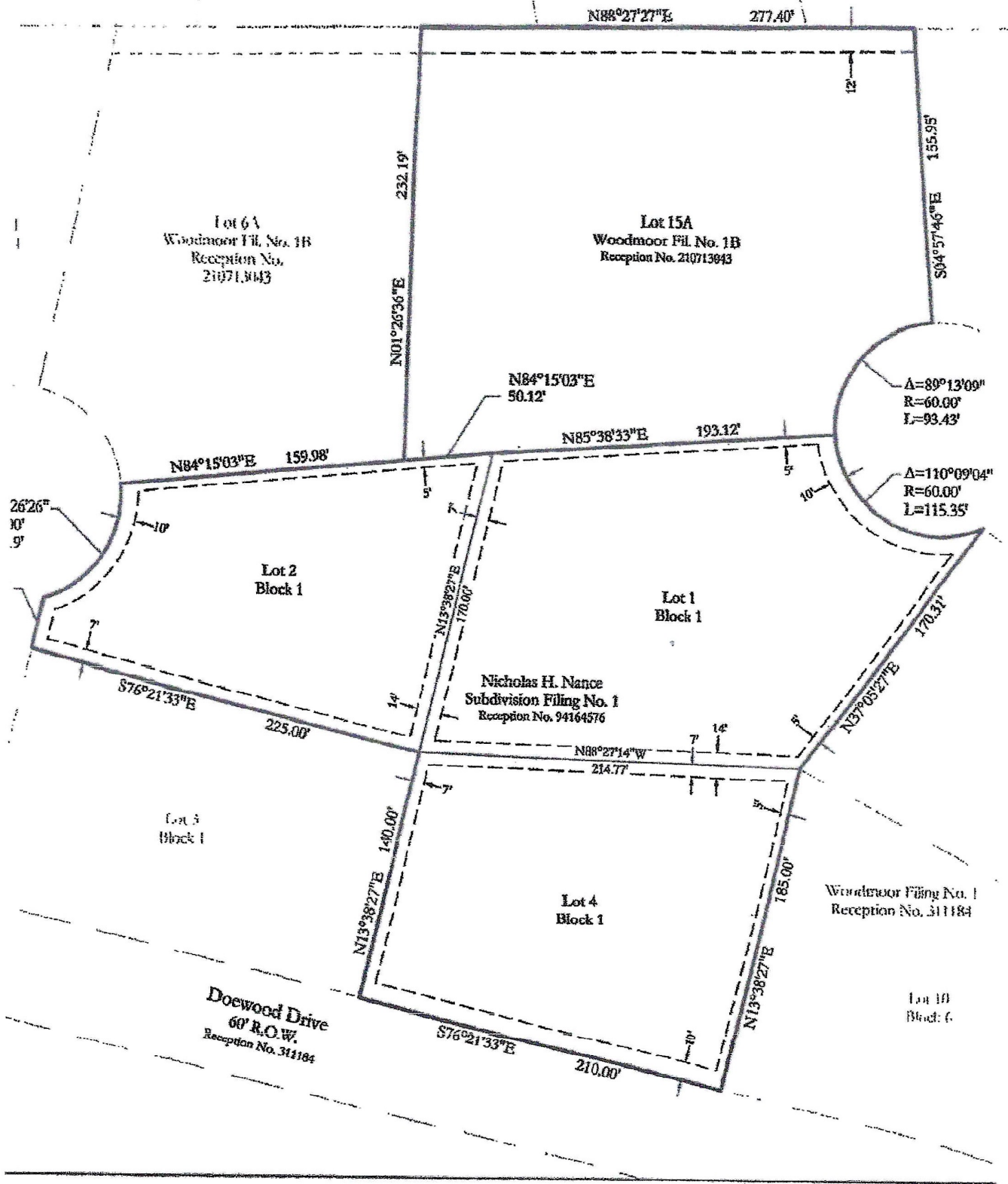
The ACC derives its authority to review and approve the re-subdivision of any tract or combination of tracts within the plats and subdivisions of Woodmoor, pursuant to Article V, Section 4, Re-Subdividing. (Woodmoor North & South Covenants, Chapter V, Section 4, at Page 3).

The ACC's primary concern is to ensure the project plans comply with the Woodmoor Covenants and the PDSM. Any concerns from residents that are presented during the meeting within the scope of the Woodmoor Covenants and the PDSM should be considered by the ACC. (PDSM, Chapter 3, Section III, Paragraph D, at Page 9).

The ACC is required to render a decision on applications within 30 days of submittal. (Woodmoor Covenants, Chapter V, at Page 3). This project is scheduled to go before the ACC on 5-24-2022. Please submit any comments for the ACC to consider, in writing, to the ACC Administrator on or prior to 5-23-2022. Please deliver or email your comments to the address and/or email address below.

Plat maps and legal descriptions for the proposed replat and re-subdivision have been provided with this notification and comprise seven (7) pages in total.

Woodmoor Improvement Association
1691 Woodmoor Drive, Monument, CO 80132
Phone 719.488.2693 Ex. 3 Fax 719.481.8461
E-mail: bob@woodmoor.org



AS SUBDIVIDED AND REPLATTED

Dimensions shown are as recorded,
 Westview at Woodmoor, as recorded under
 Reception No. 210713052 of the records of
 El Paso County, Colorado

Signature Verification for Neighbor Notification - Replat of 1384 Buckwood Lane

Resident	Address	Signature
Rishi Milk & Sunny Chung	1475 Blueberry Hills Road (56WR)	<i>[Signature]</i>
William J. & Joann M. Schmitz	1495 Blueberry Hills Road (57WR)	<i>[Signature]</i>
Terrance & Suzanne Swenson	1525 Blueberry Hills Road (58WR)	Marked 5/11/22 mailed certified 1/25/23
David & Lori McKenny	19425 Doewood Drive (3B6W1)	<i>[Signature]</i>
Michael J. Oberle	19421 Wildwood Way (4B6W1)	<i>[Signature]</i>
Sarah B. Thompson & Michael W. Cole	19411 Wildwood Way (6B6W1)	<i>[Signature]</i>
Dennis L. & Erin L. Duran	19395 Wildwood Way (3NN)	<i>[Signature]</i>
Charles L. & Linda L. Himes	19380 Doewood Drive (12B4W1)	<i>[Signature]</i>
Fred W. Adamic & Alayne A. Leahy	19390 Doewood Drive (13B4W1)	<i>[Signature]</i>
William J. & Hilary L. Brendemuhl	19375 Doewood Drive (10B6W1)	<i>[Signature]</i>
Sandeep R. Shah & Niketa Dedhia-Shah	1402 Fawnwood Road (12B6W1) ND	<i>[Signature]</i>
Susan & Christopher Beery	1386 Buckwood Lane (13B6W1)	<i>[Signature]</i>
Robert S Berton	1378 Buckwood Lane (16B6W1)	Marked 5/11/22 mailed certified 1/23/25
Vicki A. Castelli	1374 Buckwood Lane (17B6W1)	Marked 5/11/22 mailed certified 1/23/25
Glenn R. & Barbara Detlor	1370 Fawnwood Road (18B6W1)	<i>[Signature]</i>

First Attempt: 5/11/22
 Second Attempt: 5/18/22
 Third Attempt: 5/19/22

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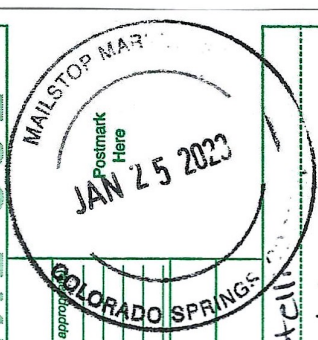
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Sent To Vicki A. Castelli
 Street and Apt. No., or PO Box No.
1374 Buckwood Ln
 City, State, ZIP+4®
Monument, CO 80132

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

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 Street and Apt. No., or PO Box No.
1378 Buckwood Ln
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Monument, CO 80132

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Sent To Terrance + Suzanne Swenson
 Street and Apt. No., or PO Box No.
1525 Blueberry Hills Rd
 City, State, ZIP+4®
Monument, CO 80132

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