

EL PASO COUNTY NOTICE

DIMENSIONAL VARIANCE 9040 CHIPITA PARK RD

THE REQUEST IS TO ALLOW:

1. A lot size of 0.75 acres (32,670 square feet), where 5 acres is the minimum lot size within R-T zoning (Residential-Topographic District);
2. A front setback of 5 feet from the property line or outside of the clear zone, whichever is greater, for a carport where a setback of 25 feet is required; and
3. A front setback of 20 feet for an existing single-family dwelling unit where a setback of 25 feet is required.

PUBLIC HEARING DATE:

BOARD OF ADJUSTMENT

**MARCH 22, 2023, AT 1:00 PM
2880 INTERNATIONAL CIRCLE
COLORADO SPRINGS, CO 80910**

**FOR MORE INFORMATION, CALL THE EL PASO COUNTY PLANNING
AND COMMUNITY DEVELOPMENT DEPARTMENT AT 719-520-6300.**

**VISIT: EPCDEVPLANREVIEW.COM
SEARCH FILE NUMBER: BOA2214**

WARNING: THIS NOTICE IS PROPERTY OF EL PASO COUNTY, COLORADO.
ANYONE DEFACING OR REMOVING THIS SIGN WITHOUT AUTHORITY WILL BE PROSECUTED TO THE FULL EXTENT OF THE LAW.