

JAMES ZALMANEK  
18040 Granite Circle  
Monument, CO 80132  
February 2, 2021

Planning and Development Department  
Board of County Commissioners  
2880 International Circle  
Suite 110  
Colorado Springs, CO 80910

Re: Red Rock Acres Rezone File P2010

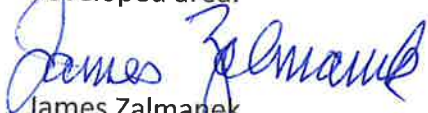
John Green, Project Manager

I oppose the rezoning currently under consideration. When I purchased my property and constructed a home in the late 70s, the lower development density was and still is especially important to me. The proposed rezoning is inconsistent with the larger lot sizes in the area.

This development will increase traffic. This is of particular concern in the event of a wildland fire. I have experienced four major fires in the time I have lived here that have required evacuation or called for an evacuation watch. Additional development will worsen evacuation efficiency. Recent experience has demonstrated the need to minimize development in the wildland-urban interface.

I am also concerned about stressing our water resources and overcrowding our schools.

Keeping development density to 5-acre parcels will be more consistent with the already developed area.

  
James Zalmanek



James E. Zalmanek  
18040 Granite Cir.  
Monument, CO 80132



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JOHN GREEN  
PLANNING + DEVELOPMENT DEPT  
BOARD OF COUNTY COMMISSIONERS  
2880 INTERNATIONAL CIRCLE STE 110  
COLO. SPES. CO 80910

80910-610799