

**Murphy Building and Remodeling, Inc.**  
**P.O. Box 4279**  
**Woodland Park, Colorado 80866**  
**Phone: (719) 205-3183 E-mail: [murphybandrinc@yahoo.com](mailto:murphybandrinc@yahoo.com)**

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### **Letter of Intent**

Site Location Address: 708 Hackberry Drive Colorado Springs, CO 80911

Owner: Tom Silvis 708 Hackberry Drive Colorado Springs, CO 80911 (719) 390-6609

Applicant: James Murphy DBA Murphy Building and Remodeling, Inc.  
P.O. Box 4279 Woodland Park, CO 80866 (719) 205-3183  
[murphybandrinc@yahoo.com](mailto:murphybandrinc@yahoo.com)

Lot Size: 7750 Square feet  
Zoning: RS-6000 CAD-O

We request the approval to construct an 18' x 16' carport on existing driveway with the request of the front setback to be 5' and side setbacks to be 0.5 feet. The existing driveway is completely within the 25' front setback, which the front of house is 25' from property line, driveway also extends into the side yard 5' setback. The purpose of the carport is to protect vehicles on the driveway from storm and hail damage, which are prevalent in the area of Security, Colorado, almost on a yearly basis. The justification for the carport is protect vehicles from damage, reduce insurance claim activity, and is common in the neighborhood to have such carports for the same purpose, and basically the carports are in same locations, within setbacks and close to property line.

The only other structure on the property is a 1328 square foot single family dwelling with one car garage. And the only street adjacent to the property is Hackberry Drive, which is located front of property.

There have been fees waived for the owner by his request and have been approved.

As to the justification of the criteria in the code (section 5.5.2 (B) (2) (a) as required for the BOA application. The homeowner has experienced hardship due to damaged vehicles and property damage by several recent hailstorms in the past years. These types of damaging storms are common in this part of El Paso County. The house has a one car garage and other vehicles occupy the driveway, which is located within the 25' front yard set back and the 5' side yard setback. To allow the owner this variance would protect the vehicles in a substantial and satisfactory manner. Which would mitigate the anticipated impacts and serve as a reasonable equivalent substitute for the current zoning requirement.

Sincerely,

James Murphy, President  
Murphy Building and Remodeling, Inc.