

NOTICE OF PUBLIC HEARING(S)

This notice provides options to access the Board of Adjustment hearing on the following Quasi-Judicial land use matter. The item is scheduled for the **July 27, 2022**, Board of Adjustment hearing beginning at **9:00 a.m. in the Second-Floor hearing room located at 2880 International Circle, Colorado Springs, Colorado 80910.**

BOA-22-006

HOWSER

**DIMENSIONAL VARIANCE**  
**18220 Highway 83**

A request by Steve Rael for approval of a dimensional variance to allow a side setback of 30 feet where 50 feet is required for an existing outside storage area containing vehicles and equipment exceeding the height of screening. The 40-acre property is zoned RR-5 (Residential Rural) and is located on the west side of Colorado Highway 83, approximately one-third of a mile south of Colorado Highway 105/Walker Road and is within Section 15, Township 11 South, Range 66 West of the 6th P.M. (Parcel No. 61000-00-489) (Commissioner District 1)

Type of Hearing: **Quasi-Judicial**

(Ryan Howser@elpasoco.com)

El Paso County is committed to full access and transparency while the community works through the COVID-19 crisis. That also means balancing public safety and keeping essential parts of County government open for business. You are welcome to appear in person at the hearing or attend the hearing remotely.

**Watch the Live Hearings Remotely**

If you are interested in watching the Planning Commission or Board of County Commissioners' hearing live, please go to <https://cloud.castus.tv/vod/elpasoco/video> at the scheduled time of the hearing. Staff will be monitoring the County's Live feed, so please feel free to ask questions or provide any comments you might have; however, any testimony you wish to provide must be done by following the "Participate Remotely" procedures listed below.

**Participate Remotely**

If you would like to provide testimony on an item being heard by the Planning Commission or the Board of County Commissioners, please email PCDHearings at [PCDHearings@elpasoco.com](mailto:PCDHearings@elpasoco.com) with your name and the best phone number to be reached at and include any documents you would like provided to the hearing body as part of the official record. When it's time for public testimony on the item you'd like to testify on, you will receive a phone call at the number you provided and will be brought into the meeting remotely so you can address the hearing body. **NOTE: New exhibits are not permitted via email the day of hearing. All exhibits must be emailed to Ms. Krebs no later than one day prior to each of the above listed hearings. Whether you are attending remotely or in person, kindly note there is a three (3) minute time limit on public comments and/or presentations.**

Please visit <https://epcdevplanreview.com/Public/ProjectDetails/181007> to view the Staff Report and all other documents related to these hearing items.



# El Paso County Parcel Information

PARCEL NAME  
6100000489 RAEEL STEVE R JR

ADDRESS  
18220 HIGHWAY 83

CITY  
COLORADO SPRINGS

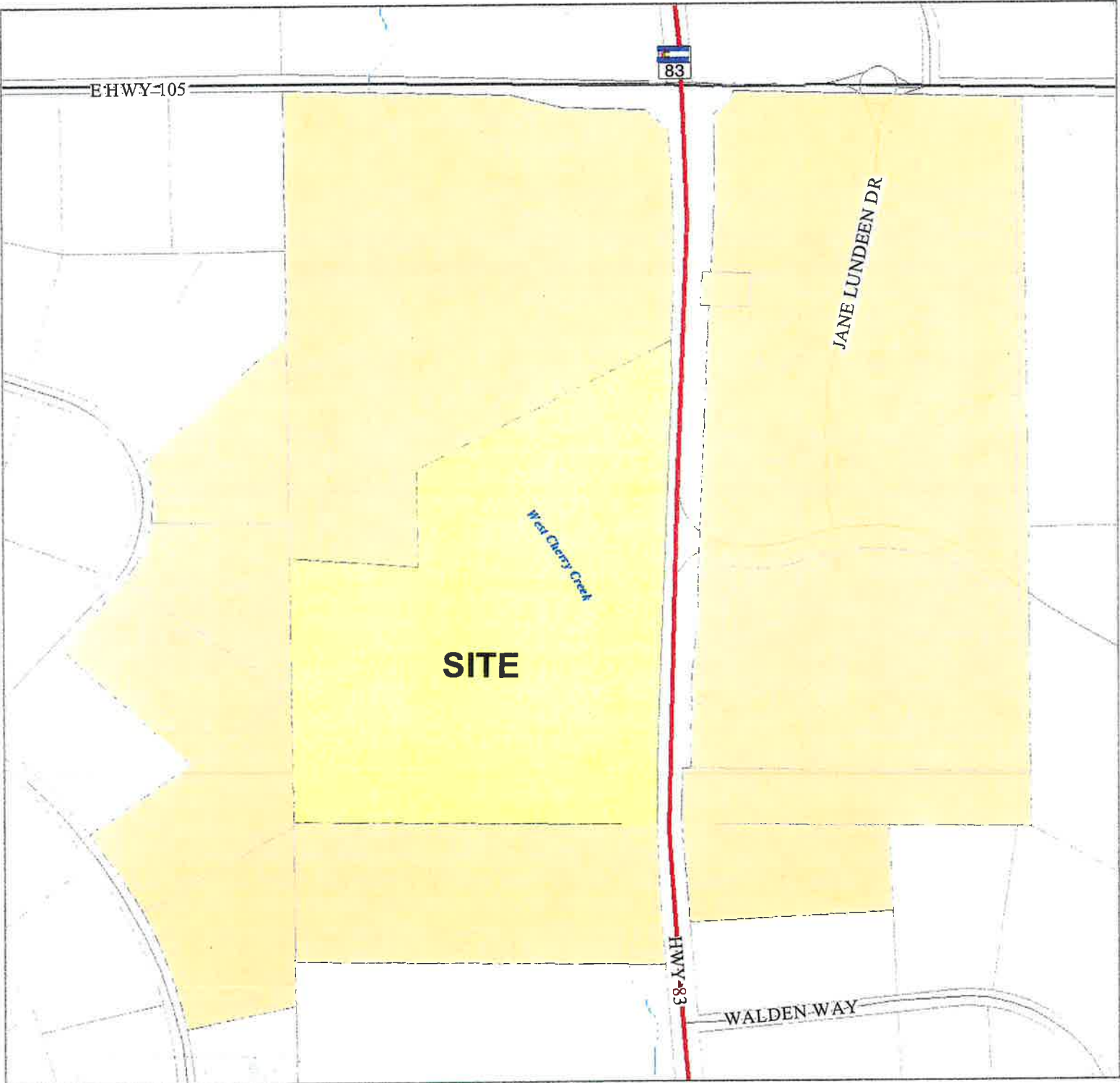
STATE  
CO

ZIP ZIPPLUS  
80908

File Name: BOA 2166

Zone Map No.: -

Date: July 19, 2022



Please report any parcel discrepancies to:  
El Paso County Assessor  
1675 W. Garden of the Gods Rd.  
Colorado Springs, CO 80907  
(719) 520-6600



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# EL PASO COUNTY



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Colorado Springs, CO 80910

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6300 S SYRACUSE WAY STE 700  
ENGLEWOOD, CO, 80111

FIRST-CLASS



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