

William L Mierkey, owner

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Letter of intent

Tax Sch # 53121-11-005

I purchased the property at 9025 Chicago Ave. in January of 2023. The property is approximately 1.4 acres and has a small house that has a well and septic. The area west of the house is fenced with a privacy fence and access gates to Chicago Ave. The area within this fence is gravel surface and is nicely graded to control surface water. It is my intent to use this area to sell fence materials under the name of Falcon Fence Supply. My Daughter lives in the house and maintains the lot and makes our retail sales, especially evenings and weekends, and keeps records and mail and cash payments. The previous owners have used the house similarly with family or employees to maintain the property and further business activities.

The proposed site plan has the existing situation plus has added the locations of the proposed lumber shed, trash area, sales display areas, traffic flow with parking, and the ADA parking and path. The building of the shed will not require any utilities. Signs will be incorporated into the Chicago Ave. face of the fence. No lighting is proposed. Fence material is reasonably heavy and bulky, so the display areas are against the north and west fences to facilitate a circular pattern of traffic for customers to view material and to back up to load vehicles needed to carry fence products.

A good portion of our customers, near 90%, are cash and carry retail customers but we do have the ability to deliver in the local area. We have our retail sales license.

Chicago Ave. is not improved. Fence products cost hundreds and thousands of dollars to complete a back yard so we see only a handful of customers daily and do not see any necessity to improve the street for the foreseeable future and our improvements do not require any new utilities.



