

**Kevin Mastin, Interim Executive Director**  
**El Paso County Planning & Community Development**  
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KevinMastin@elpasoco.com  
2880 International Circle, Suite 110  
Colorado Springs, CO 80910

**Board of County Commissioners**  
Holly Williams, District 1  
Carrie Geitner, District 2  
Stan VanderWerf, District 3  
Longinos Gonzalez, Jr., District 4  
Cami Bremer, District 5

7/13/2022

RE: Sterling Ranch Minor Sketch Plan -Second Amendment

File: SKP-22-004

Parcel ID : 5200000552 5200000554 5228000030 5228000038 5233000015  
5233000016 5233000017 5233000018 5233302049

To Whom It May Concern:

This letter is to inform property owners adjacent to Sterling Ranch Minor Sketch Plan-Second Amendment that the applicant, N.E.S., has requested approval of an administrative sketch plan amendment application to amend the Sterling Ranch Minor Sketch Plan. The Planning and Community Development Director may make a formal decision regarding the request on 7/27/2022. Any comments or questions may be forwarded to me prior to that decision. At the discretion of the Planning and Community Development Director, the application may be elevated to the Board of County Commissioners for consideration. All administrative decisions, such as this one, may be appealed to the Board of County Commissioners within 30 days of the date of the decision.

You may view the application documents online at [www.epcdevplanreview.com](http://www.epcdevplanreview.com). Please feel free to contact me with any questions, comments, or concerns you may have prior to the decision.

Respectfully,

Kari Parsons  
El Paso County Planning and Community Development  
719-520-6306  
kariparsons@elpasoco.com

2880 INTERNATIONAL CIRCLE, SUITE 110  
PHONE: (719) 520-6300



COLORADO SPRINGS, CO 80910-3127  
FAX: (719) 520-6695

[www.ELPASOCO.COM](http://www.ELPASOCO.COM)

# El Paso County Parcel Information

PARCEL	NAME
5200000552	CLASSIC SRJ LAND LLC
5200000554	CLASSIC SRJ LAND LLC
5228000038	CLASSIC SRJ LAND LLC
5228000030	SR LAND LLC
5228000037	CLASSIC SRJ LAND LLC

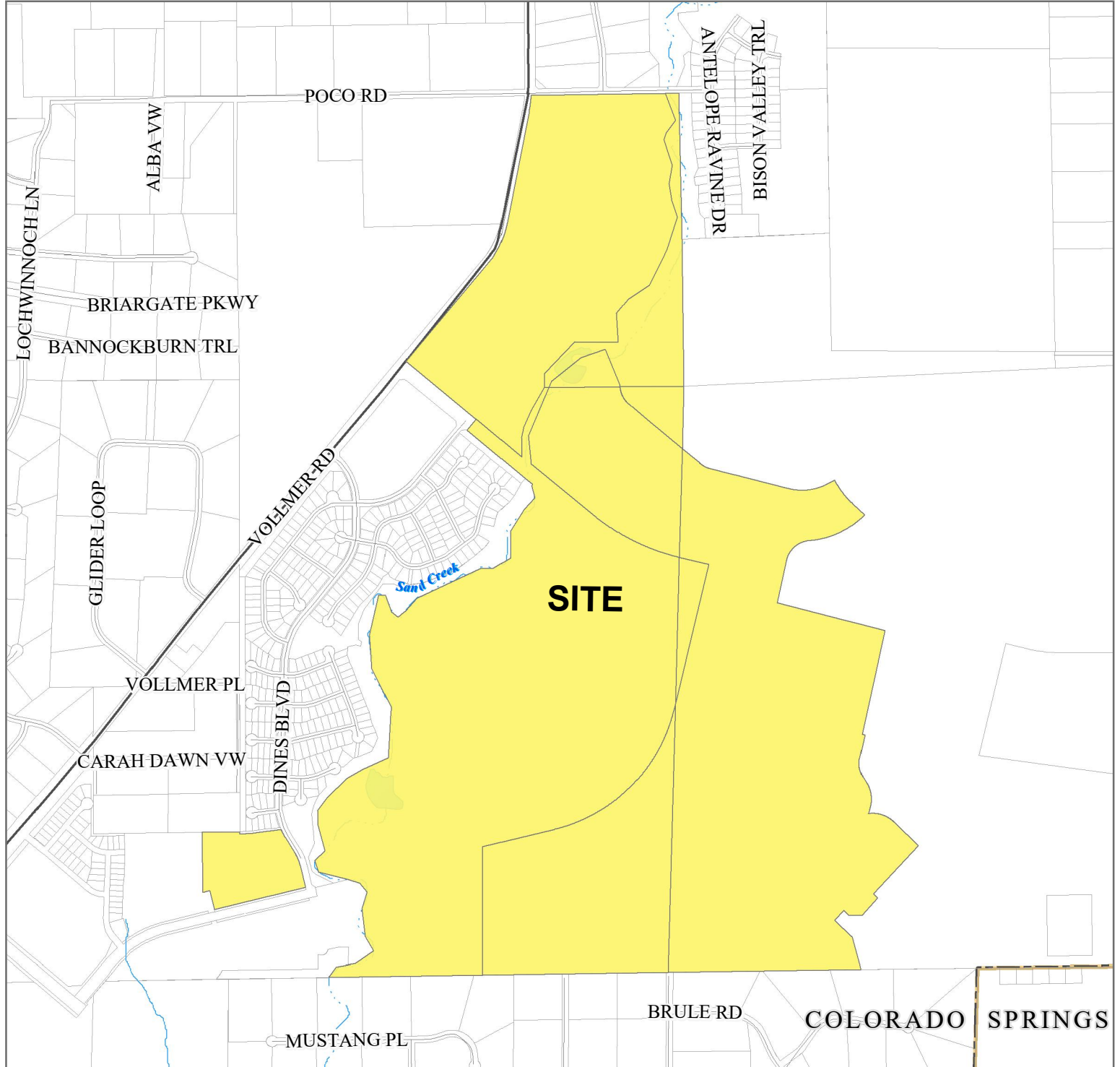
File Name: SKP-22-004

Zone Map No.: --

Date: July 13, 2022

ADDRESS	CITY	STATE
2138 FLYING HORSE CLUB DR	COLORADO SPRINGS	CO
2138 FLYING HORSE CLUB DR	COLORADO SPRINGS	CO
2138 FLYING HORSE CLUB DR	COLORADO SPRINGS	CO
20 BOULDER CRESCENT ST STE 102	COLORADO SPRINGS	CO
2138 FLYING HORSE CLUB DR	COLORADO SPRINGS	CO

ZIP	ZIPLUS
80921	
80921	
80921	
80903	3300
80921	



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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5233301033  
AMORUSO VANESSA  
5170 HOPER CT  
COLORADO SPRINGS, CO 80919

5233101019  
BAILEY CERRON ADONIS  
8348 NIARADA WAY  
COLORADO SPRINGS, CO 80908

5304002020  
BAKER ELSIE I TRUST  
2524 MEADOWLARK LN  
COLORADO SPRINGS, CO 80909

5233101013  
BALDWIN SAM  
9450 CUT BANK DR  
COLORADO SPRINGS, CO 80908

5233101009  
BEELER JOSHUA WILLIAM  
9457 CUT BANK DR  
COLORADO SPRINGS, CO 80908

5233201023  
BERGER TRUST  
9265 BEAVER BROOK DR  
COLORADO SPRINGS, CO 80908

5233101010  
BOHUSLAVSKY GARET  
9465 CUT BANK DR  
COLORADO SPRINGS, CO 80908

5233301022  
BORLIN PAUL ANDREW  
8370 SPRAGUE WAY  
COLORADO SPRINGS, CO 80908

5233103010  
BRASCOM TYRONE  
9393 CUT BANK DR  
COLORADO SPRINGS, CO 80908

5300000744  
CHALLENGER COMMUNITIES LLC  
8605 EXPLORER DR STE 250  
COLORADO SPRINGS, CO 80920

5233000018  
CLASSIC SRJ LAND LLC  
2138 FLYING HORSE CLUB DR  
COLORADO SPRINGS, CO 80921

5233201019  
CLIFTON PAUL  
9225 BEAVER BROOK DR  
COLORADO SPRINGS, CO 80908

5233101028  
COLLINS TAMMI RENEE  
9457 BEAVER BROOK DR  
COLORADO SPRINGS, CO 80908

5303001005  
COOK DOUGLAS M  
9210 OTO CIR  
COLORADO SPRINGS, CO 80908

5233301040  
COPELAND BRANDON L  
8973 YELLOWTAIL WAY  
COLORADO SPRINGS, CO 80908

5233301037  
CURLEY JENNIFER R  
8943 YELLOWTAIL WAY  
COLORADO SPRINGS, CO 80908

5233302012  
DOWELL CHARLES W  
8267 KINTLA CT  
COLORADO SPRINGS, CO 80908

5233101014  
EARLY STEPHEN A  
9442 CUT BANK DR  
COLORADO SPRINGS, CO 80908

5233302049  
EL PASO COUNTY BY AND THROUGH  
THE  
200 S CASCADE AVE  
COLORADO SPRINGS, CO 80903

5233103004  
ELITE PROPERTIES OF AMERICA INC  
2318 FLYING HORSE CLUB DR  
COLORADO SPRINGS, CO 80921

5304001002  
ERICKSON STASIA  
8465 COCHISE RD  
COLORADO SPRINGS, CO 80908

5304002014  
EVANS PROPERTY TRUST  
8440 MUSTANG PL  
COLORADO SPRINGS, CO 80908

5233103008  
FARNON GARY  
9377 CUT BANK DR  
COLORADO SPRINGS, CO 80908

5233201018  
FIELDS TROY  
9217 BEAVER BROOK DR  
COLORADO SPRINGS, CO 80908

5233201021  
FISHER JEREMY M  
9249 BEAVER BROOK DR  
COLORADO SPRINGS, CO 80908

5233103009  
GENZEL COREY M  
9385 CUT BANK DR  
COLORADO SPRINGS, CO 80908

5227301003  
GROSH GLENN T  
9930 ANTELOPE RAVINE DR  
COLORADO SPRINGS, CO 80908

5304001001  
GROVEN DONALD R  
8450 MOHAWK RD  
COLORADO SPRINGS, CO 80908

5233302009  
HARDSOCK JEFFREY L  
8297 KINTLA CT  
COLORADO SPRINGS, CO 80908

5233302011  
HEBERT DUANE  
8277 KINTLA CT  
COLORADO SPRINGS, CO 80908

5233101018  
HILL DANIEL JAMES  
8358 NIARADA WAY  
COLORADO SPRINGS, CO 80908

5304002018  
HOEPNER MARY J  
8250 MUSTANG PL  
COLORADO SPRINGS, CO 80908

5233101016  
HUANG QING HUA  
9426 CUT BANK DR  
COLORADO SPRINGS, CO 80908

5233103011  
JACKSON WILLIE J  
9401 CUT BANK DR  
COLORADO SPRINGS, CO 80908

5228000024  
JAYNES AMIEE R LIVING TRUST  
524 ONATE PL UNIT C  
SANTA FE, NM 87501

5228000025  
JAYNES JOHN R  
8455 POCO RD  
COLORADO SPRINGS, CO 80908

5233101015  
JEFFERS WOODI E  
9434 CUT BANK DR  
COLORADO SPRINGS, CO 80908

5233101029  
JELTES DREW R  
9456 BEAVER BROOK DR  
COLORADO SPRINGS, CO 80908

5233101017  
JENKS VICTORIA  
9418 CUT BANK DR  
COLORADO SPRINGS, CO 80908

5304002001  
JOHNSON GARY D  
8460 COCHISE RD  
COLORADO SPRINGS, CO 80908

5233101004  
JOHNSON RANDY R  
9417 CUT BANK DR  
COLORADO SPRINGS, CO 80908

5233201029  
KASFELDT WYATT  
9003 YELLOWTAIL WAY  
COLORADO SPRINGS, CO 80908

5228010004  
KESTNER ARISTOTLE  
10003 ASPEN VALLEY RD  
COLORADO SPRINGS, CO 80908

5303001003  
KOEHN WAYNE D  
9070 OTO CIR  
COLORADO SPRINGS, CO 80908

5303001001  
KRUGER MATTHEW ADAM  
8515 MOHAWK RD  
COLORADO SPRINGS, CO 80908

5233103007  
KUJALOWICZ EDWARD J JR  
9369 CUT BANK DR  
COLORADO SPRINGS, CO 80908

5233101007  
LEES NEIL J  
9441 CUT BANK DR  
COLORADO SPRINGS, CO 80908

5233301035  
LESHINSKY MICHAEL E  
8923 YELLOWTAIL WAY  
COLORADO SPRINGS, CO 80908

5233201024  
LIANG HANRONG  
6487 GRAYMONT DR  
COLORADO SPRINGS, CO 80923

5233201020  
LUKASZKA JEFFREY EDWARD  
9241 BEAVER BROOK DR  
COLORADO SPRINGS, CO 80908

5233301041  
MABARY DANIEL  
8983 YELLOWTAIL WAY  
COLORADO SPRINGS, CO 80908

5233301039  
MAHAN SHAWNA L  
8963 YELLOWTAIL WAY  
COLORADO SPRINGS, CO 80908

5233201025  
MASCARENHAS RYAN D  
9281 BEAVER BROOK DR  
COLORADO SPRINGS, CO 80908

5304002017  
MASON LLC  
7702 BARNES RD #140-58  
COLORADO SPRINGS, CO 80922

5233103005  
MATHURIN GREGORY EDNER  
9353 CUT BANK DR  
COLORADO SPRINGS, CO 80908

5233104006  
MCDONALD SANTIAGO M  
8357 NIARADA WAY  
COLORADO SPRINGS, CO 80908

5233201027  
MCELHINNY WILLIAM JAMES  
9313 CUT BANK DR  
COLORADO SPRINGS, CO 80908

5233101008  
MEDINA JOAQUIN III  
9449 CUT BANK DR  
COLORADO SPRINGS, CO 80908

5233101005  
MILLER JERALD  
9425 CUT BANK DR  
COLORADO SPRINGS, CO 80908

5233104007  
MILLS JEFFREY  
8367 NIARADA WAY  
COLORADO SPRINGS, CO 80908

5233101027  
MISIAK BRITTANY  
9449 BEAVER BROOK DR  
COLORADO SPRINGS, CO 80908

5233201030  
MORRISSEY SEAN T  
9013 YELLOWTAIL WAY  
COLORADO SPRINGS, CO 80908

5304002015  
NGUYEN DUY Q  
6152 MOUNTAIN BROOK ST  
COLORADO SPRINGS, CO 80923

5233101030  
OLMSTEAD EVAN II  
9448 BEAVER BROOK DR  
COLORADO SPRINGS, CO 80908

5233301032  
OPONG ZAC QUASI MENSAH  
8914 YELLOWTAIL WAY  
COLORADO SPRINGS, CO 80908

5233201022  
PACELLA NICK  
9257 BEAVER BROOK DR  
COLORADO SPRINGS, CO 80908

5227301004  
PINTO MARIO  
9908 ANETLOPE RAVINE DR  
COLORADO SPRINGS, CO 80908

5233301038  
POLYANSKIY GRIGORIY  
738 COYOTE WILLOW DR  
COLORADO SPRINGS, CO 80921

5233302010  
POPE JACKSON EDWARD  
8287 KINTLA CT  
COLORADO SPRINGS, CO 80908

5233101012  
REYNOLDS JEFFREY L  
9458 CUT BANK DR  
COLORADO SPRINGS, CO 80908

5233201017  
RIKLI BENJAMIN J  
9201 BEAVER BROOK DR  
COLORADO SPRINGS, CO 80908

5303001002  
RUNGE MELISSA MAY  
8425 BRULE RD  
COLORADO SPRINGS, CO 80908

5303001004  
SANCHEZ ANGELO D  
9140 OTO CIR  
COLORADO SPRINGS, CO 80908

5233301034  
SCHEPERS MICHAEL F  
8913 YELLOWTAIL WAY  
COLORADO SPRINGS, CO 80908

5233103012  
SCHRAMEK AARON J  
9409 CUT BANK DR  
COLORADO SPRINGS, CO 80908

5233201031  
SHERRELL JAMES  
9023 YELLOWTAIL WAY  
COLORADO SPRINGS, CO 80908

5228000013  
SNYDER AMELIA  
8450 POCO RD  
COLORADO SPRINGS, CO 80908

5233308002  
SR LAND LLC  
20 BOULDER CRESCENT ST, STE 102  
COLORADO SPRINGS, CO 80903

5233101011  
SWANSON DOUGLAS EDWARD  
9466 CUT BANK DR  
COLORADO SPRINGS, CO 80908

5228009008  
TIMBERRIDGE DEVELOPMENT GROUP  
LLC  
2138 FLYING HORSE CLUB DR  
COLORADO SPRINGS, CO 80921

5233301042  
TODD SAMANTHA  
8993 YELLOWTAIL WAY  
COLORADO SPRINGS, CO 80908

5304002019  
TRUJILLO PETE A  
8170 MUSTANG PL  
COLORADO SPRINGS, CO 80908

5227201004  
VANTAGE MODELS LLC  
9540 FEDERAL DR STE 100  
COLORADO SPRINGS, CO 80921

5233101006  
VARA JOSEPH  
9433 CUT BANK DR  
COLORADO SPRINGS, CO 80908

5233302013  
VASQUEZ JOSEPH  
8257 KINTLA CT  
COLORADO SPRINGS, CO 80908

5233101020  
WARD BRYAN WILLIAM  
8338 NIARADA WAY  
COLORADO SPRINGS, CO 80908

5227301015  
WILLIAMS RAY  
9733 ANTELOPE RAVINE DR  
COLORADO SPRINGS, CO 80908

5233103006  
WONG DARREN L  
9361 CUT BANK DR  
COLORADO SPRINGS, CO 80908

5233104008  
YOUNG DEREK R  
8370 GLENDIVE WAY  
COLORADO SPRINGS, CO 80908

5233002013  
BR 8812 CLIFF ALLEN POINT LLC  
PO BOX 88120  
COLORADO SPRINGS, CO 80908

5233301036  
8933 YELLOWTAIL WAY LLC  
5 WALDEN LN  
LITTLETON, CO 80121