

Request for Alternative Landscaping Guidance/Authorization.

Landscape Plan/Drawings for Site Development Application for Glen Aspen Scout Ranch, 11050 Loy Creek Road, Woodland Park CO 80863

We are submitting this application to regularize and legalize the existing property for use as a campground for Scouts from the local communities.

We are requesting an alternative landscaping plan, and believe the existing landscaping meets and exceeds the requirements to protect and benefit the community.

I have attached a drawing that shows many of the landscape features that currently exist and are listed below.

Some of the landscape features / actions we have taken over the past 12 years. Some of the landscape features were shown on the Site Plan map.

1. We have split rail fence that accents the historic Homestead yard.
2. We have placed 2 antique farm implements (a corn drill and a hay rake) in decorative rock beds in front of the Homestead.
3. We installed a memorial bench near the reflection stock ponds in the aspen grove. We cleaned out by removing dead and fallen trees. We added a path and bridges around the ponds in memory of 2 Scouts killed in an automobile accident.
4. We added a flagpole in the open field to display the US and Colorado Flags.
5. We mow the grass fields visible from the road so the area looks well maintained and minimize the fire danger to the structures.
6. We removed old rodent infested sheds and stables that were an eyesore from the roadway.
7. We restored the dilapidated porch on the historic homestead.

Conifer and aspen forest cover hills on most of the property and provide a beautiful setting for the Scouts to use and enjoy. I am confident that the density of the trees on the 120 acres in El Paso County greatly exceeds the minimum standard of one tree per 500 square feet.

We have been owners of the property for over 12 years since it was gifted to the Pikes Peak Council in the estate of Leonard Johnson Jr and we have received

praise from the all neighbors for all that we have done to improve the appearance of the property.

I noted in the review comments that we should address the need for a solid privacy fence. I believe that adding such a fence would adversely affect the beauty of the property as it now stands. The neighbors often tell me about the wildlife that they can see as they drive by. Recently 4 moose were spotted grazing in the field. Deer often traverse the area and during the fall, a herd of elk (sometimes over 100) are spotted grazing in the pastures. I would ask that you waive this requirement.

I hope that this will provide sufficient data for you to conclude that additional landscaping would not be required.

Mike Caruthers
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LANDSCAPE
DRAWING
ALL IS CURRENT EXISTING

GLEN ASPEN SCOUT RANCH
PIKES PEAK COUNCIL
11050 LOY CREEK RD

11 TREE
TREES / SHRUBS



0' 40' 80'

SCALE: 1" = 40'

JOB NO.: 20058

MARCH 22, 2020