

EL PASO



COUNTY

COMMISSIONERS:
DARRYL GLENN (PRESIDENT)
MARK WALLER (PRESIDENT PRO TEMPORE)

STAN VANDERWERF
LONGINOS GONZALEZ
PEGGY LITTLETON

PLANNING AND COMMUNITY DEVELOPMENT DEPARTMENT
CRAIG DOSSEY, EXECUTIVE DIRECTOR
April 10, 2018

This letter is to inform you of the following petition which has been submitted to El Paso County:

SF-17-023

PARSONS

**FINAL PLAT
CARRIAGE MEADOWS NORTH FILING NO. 1**

A request by Cradlan, LLC, and Lorson, LLC Nominee for approval of a final plat to create 155 single-family residential lots. The 68.67 acre property is zoned PUD (Planned Unit Development) and is located north of Fontaine Boulevard, east of Marksheffel Road and west of the Jimmy Camp Creek main channel. (Parcel Nos. 55154-00-005, 55000-00-341, 55000-00-342, 55143-00-007, 55143-00-009) (Commissioner District No. 4) (Kari Parsons)

Type of Hearing: Quasi-Judicial

_____ For _____ Against _____ No Opinion

Comments: _____

(FOR ADDITIONAL COMMENTS, PLEASE ATTACH ANOTHER SHEET.)

- **This item is scheduled to be heard by the El Paso County Planning Commission on May 1, 2018.** The meeting begins at 9:00 a.m. and will be conducted in the Second Floor Hearing Room of the Pikes Peak Regional Development Center, 2880 International Circle, Colorado Springs.
- **The item will also be heard by the El Paso County Board of County Commissioners on May 22, 2018.** The meeting begins at 9:00 a.m. and will be conducted in the Centennial Hall Auditorium, 200 South Cascade Avenue, Colorado Springs.
- The date and order when this item will be considered can be obtained by calling the Planning and Community Development Department or through El Paso County's Web site (www.elpasoco.com). Actions taken by the El Paso County Board of County Commissioners are posted on the internet following the meeting.
- The web address for the EDARP portal is: www.epcdevplanreview.com
- The Staff Report for this Agenda item can be found at: <http://adm.elpasoco.com/Development%20Services/Pages/PlanningCommission2018.aspx>

Your response will be a matter of public record and available to the applicant prior to the hearing. You are welcome to appear in person at the hearing to further express your opinion on this petition. If we can be of any assistance, please call 719-520-6300.

Sincerely,

Kari Parsons, Project Manager/Planner II

Your Name: _____ (printed) _____ (signature)

Address: _____

Property Location: _____ Phone _____

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



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



El Paso County, Colorado Development Services Department Planning Division GIS Data Viewer



Scale 1:20,000

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HAWTHORNE AUSTIN
9766 SILVER STIRRUP DR
COLORADO SPRINGS CO 80925-1394

GADDY BRIAN J
6326 BEARCAT LOOP
COLORADO SPRINGS CO 80925-1372

BLACKMER KYLE
9706 SILVER STIRRUP DR
COLORADO SPRINGS CO 80925-1394

MOUNTR Y WANYTHA
6332 BEARCAT LOOP
COLORADO SPRINGS CO 80925-1372

OBERMULLER DERWIN T
6320 BEARCAT LOOP
COLORADO SPRINGS CO 80925-1372

GROCHOW KEVIN D
9802 SILVER STIRRUP DR
COLORADO SPRINGS CO 80925-1395

ROMO RENE
9754 SILVER STIRRUP DR
COLORADO SPRINGS CO 80925-1394

RANDALL CLINT M
6338 BEARCAT LOOP
COLORADO SPRINGS CO 80925-1372

VANCIL STANLEY ALAN
45 KIRKSTONE LN
COLORADO SPRINGS CO 80906-7988

BOBULA SELENA A
6344 BEARCAT LP
COLORADO SPRINGS CO 80925-1372

NOTEVARP KRISTOFFER
9778 SILVER STIRRUP DR
COLORADO SPRINGS CO 80925-1394

LESNIK DMITRY
9790 SILVER STIRRUP DR
COLORADO SPRINGS CO 80925-1394

SANCHEZ ALEXIS
9730 SILVER STIRRUP DR
COLORADO SPRINGS CO 80925-1394

HALL TIMOTHY E
6350 BEARCAT LOOP
COLORADO SPRINGS CO 80925-1372

PENDERGIST JACOB
9718 SILVER STIRRUP DR
COLORADO SPRINGS CO 80925-1394

HANNIBAL BRENT J
9814 SILVER STIRRUP DR
COLORADO SPRINGS CO 80925-1395

LORSON LLC NOMINEE FOR
212 N WAHSATCH AVE STE 301
COLORADO SPRINGS CO 80903-3476

RIVERA MARTIN CRUZ
6314 BEARCAT LOOP
COLORADO SPRINGS CO 80925-1372

CRADLAN LLC
212 N WAHSATCH AVE STE 301
COLORADO SPRINGS CO 80903-3476

MARKSHEFFEL-WOODMEN INVEST LLC
102 E PIKES PEAK AVE STE 200
COLORADO SPRINGS CO 80903-1818

BLH NO 2 LLC
111 S TEJON ST STE 222
COLORADO SPRINGS CO 80903-2246

FOUNTAIN VALLEY INVESTMENT
3 WIDEFIELD BLVD
COLORADO SPRINGS CO 80911-2126

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3 WIDEFIELD BLVD
COLORADO SPRINGS CO 80911-2126

EAGLE DEVELOPMENT CORP
212 N WAHSATCH AVE STE 301
COLORADO SPRINGS CO 80903-3476

LONGNECKER RICK J
9566 BUR OAK LN
COLORADO SPRINGS CO 80925-1326

FOUNTAIN VALLEY INVESTMENT
3 WIDEFIELD BLVD
COLORADO SPRINGS CO 80911-2126

WALLACE JOHN C
PO BOX 19062
COLORADO CITY CO 81019-None

HAWORTH ANDREW J
9580 BUR OAK LN
COLORADO SPRINGS CO 80925-1326



FOUNTAIN VALLEY INVESTMENT
3 WIDEFIELD BLVD
COLORADO SPRINGS CO 80911-2126

STINGEL GARY D
9483 SUMMER MEADOWS DR
COLORADO SPRINGS CO 80925-1319

STEELE JAMES P
9491 SUMMER MEADOWS DR
COLORADO SPRINGS CO 80925-1319

DAVISMOORE KENNETH
9475 SUMMER MEADOWS DR
COLORADO SPRINGS CO 80925-1319

BISTODEAU STEVEN
9874 SILVER STIRRUP DR
COLORADO SPRINGS CO 80925-1395

ORR JEDIDIAH ROWAN JACKSON
9670 SILVER STIRRUP DR
COLORADO SPRINGS CO 80925-None

LORSON RANCH
212 N WAHSATCH AVE SUITE 301
COLORADO SPRINGS CO 80903-None

SMITH HARRISON
6290 BEARCAT LOOP
COLORADO SPRINGS CO 80925-1371

SIMCOE TRAVIS
9862 SILVER STIRRUP DR
COLORADO SPRINGS CO 80925-1395

AMMAN MICAH TIMOTHY
6296 BEARCAT LOOP
COLORADO SPRINGS CO 80925-1371

LI NATHAN
9850 SILVER STIRRUP DR
COLORADO SPRINGS CO 80925-1395

LORSON RANCH METRO DIST NO 1
102 S TEJON ST STE 800
COLORADO SPRINGS CO 80903-2239

ROTH KYLE W
9826 SILVER STIRRUP DR
COLORADO SPRINGS CO 80925-1395

SANDERSON ELEANOR J
6302 BEARCAT LOOP
COLORADO SPRINGS CO 80925-1372

SAINT AUBYN HOMES LLC
212 N WAHSATCH AVE STE 305
COLORADO SPRINGS CO 80903-3476

FLICK DAVID
6308 BEARCAT LOOP
COLORADO SPRINGS CO 80925-1372

WHICHARD YVONNE
6374 BEARCAT LOOP
COLORADO SPRINGS CO 80925-1373

TREJO JOLENE R
6356 BEARCAT LOOP
COLORADO SPRINGS CO 80925-1372

BURNETT ZACHARY CLINTON
9694 SILVER STIRRUP DR
COLORADO SPRINGS CO 80925-1398

KREBSBACH JOSEPH E
6386 BEARCAT LOOP
COLORADO SPRINGS CO 80925-1373

STICE SHAWN R
9682 SILVER STIRRUP DR
COLORADO SPRINGS CO 80925-1398

GALE STEVEN
6362 BEARCAT LP
COLORADO SPRINGS CO 80925-1373

PEREZ ERIC ARMANDO
9658 SILVER STIRRUP DR
COLORADO SPRINGS CO 80925-1398

MELVIN ROY D
6368 BEARCAT LOOP
COLORADO SPRINGS CO 80925-1373

LORSON RANCH
212 N WAHSATCH AVE SUITE 301
COLORADO SPRINGS CO 80903-None

BIEHL MICHAEL
6380 BEARCAT LOOP
COLORADO SPRINGS CO 80925-1373

YARMER SCOTT J
19089 E ITHACA DR
AURORA CO 80013-5413

LORSON RANCH
212 N WAHSATCH AVE SUITE 301
COLORADO SPRINGS CO 80903-None

LORSON LLC NOMINEE FOR
212 N WAHSATCH AVE STE 301
COLORADO SPRINGS CO 80903-3476

LORSON RANCH
212 N WAHSATCH AVE SUITE 301
COLORADO SPRINGS CO 80903-None



LORSON LLC NOMINEE FOR
212 N WAHSATCH AVE STE 301
COLORADO SPRINGS CO 80903-3476

FOUNTAIN VALLEY INVESTMENT
3 WIDEFIELD BLVD
COLORADO SPRINGS CO 80911-2126

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3 WIDEFIELD BLVD
COLORADO SPRINGS CO 80911-2126

FOUNTAIN VALLEY INVESTMENT
3 WIDEFIELD BLVD
COLORADO SPRINGS CO 80911-2126

WIDIC FRANKLIN D
9467 SUMMER MEADOWS DR
COLORADO SPRINGS CO 80925-1319

YERGER WILLIAM
9451 SUMMER MEADOWS DR
COLORADO SPRINGS CO 80925-1319

SAWYER NELSON A
9459 SUMMER MEADOWS DR
COLORADO SPRINGS CO 80925-1319

PLEINIS JEFFERY W
9443 SUMMER MEADOWS DR
COLORADO SPRINGS CO 80925-1319

FOUNTAIN VALLEY INVESTMENT
3 WIDEFIELD BLVD
COLORADO SPRINGS CO 80911-2126

FOUNTAIN VALLEY INVESTMENT
3 WIDEFIELD BLVD
COLORADO SPRINGS CO 80911-2126

KANE ROBERT E
9419 SUMMER MEADOWS DR
COLORADO SPRINGS CO 80925-1318

FOUNTAIN VALLEY INVESTMENT
3 WIDEFIELD BLVD
COLORADO SPRINGS CO 80911-2126

COTTONWOOD MEADOWS
4325 N NEVADA AVE #100
MONUMENT CO 80132-None

FOUNTAIN VALLEY INVESTMENT
3 WIDEFIELD BLVD
COLORADO SPRINGS CO 80911-2126

WHITE TERESA
9435 SUMMER MEADOWS DR
COLORADO SPRINGS CO 80925-1319

FOUNTAIN VALLEY INVESTMENT
3 WIDEFIELD BLVD
COLORADO SPRINGS CO 80911-2126

FOUNTAIN MUTUAL METROPOLITAN DIST
PO BOX 1834
COLORADO SPRINGS CO 80901-None

GO BEYOND LLC
1685 W UINTAH ST STE 213
COLORADO SPRINGS CO 80904-None

None
None
None None None-None

BUTLER GREG A
9660 DUTCH ELM DR
COLORADO SPRINGS CO 80925-1315

LORSON RANCH
212 N WAHSATCH AVE SUITE 301
COLORADO SPRINGS CO 80903-None

LORSON RANCH METRO DISTRICT
1700 LINCOLN ST STE 2000
DENVER CO 80203-None

LORSON LLC NOMINEE FOR
212 N WAHSATCH AVE STE 301
COLORADO SPRINGS CO 80903-3476

LORSON LLC NOMINEE FOR
212 N WAHSATCH AVE STE 301
COLORADO SPRINGS CO 80903-3476