

PLANNING AND COMMUNITY DEVELOPMENT DEPARTMENT
CRAIG DOSSEY, EXECUTIVE DIRECTOR

December 30, 2019

RE: Administrative Special Use Request for 1285 Ford Street Equipment Yard
File: AL-19-009
Parcel No.: 54072-01-009

This is to inform you that the above referenced request for a special use approval for a contractor's equipment yard located at 1285 Ford Street has been **approved** by the Planning and Community Development Director as of December 30, 2019. This approval is subject to the following conditions and notations:

CONDITIONS OF APPROVAL

1. Approval is limited to the contractor's equipment yard, as discussed and depicted in the applicant's letter of intent and site plan drawings.
2. Within 60 days from the date of approval, the applicant shall submit a site development plan for review and approval by the Planning and Community Development Department. The site development plan shall provide a detailed depiction of existing and proposed structures associated with the approved special use permit.

NOTATIONS

1. Special use approval includes conditions of approval and the accompanying site plan and letter of intent. No substantial expansion, enlargement, intensification or modification shall be allowed except upon reevaluation and public hearing as specified in the El Paso County Land Development Code.
2. The Board of County Commissioners may consider revocation and/or suspension if zoning regulations and/or special use conditions/standards are being violated, preceded by notice and public hearing.
3. If the special use is discontinued or abandoned for two (2) years or longer, the special use shall be deemed abandoned and of no further force and effect.

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. Should you have any questions, please contact Gabe Sevigny at (719) 520-7943.

Sincerely,



Craig Dossey, Executive Director
El Paso County Planning and Community Development Department