

ALESSI
AND ASSOCIATES, INC.



April 2, 2019

Gabe Sevigny
El Paso County Planning

RE: 5945 Vessey Road
Request Letter

Dear Gabe:

Boundary Line Adjustment between Unplatted Parcels

Criteria for Approval

1. The parcels subject to the boundary line adjustment were legally created prior to SB-35 1972.
Attached please find the deeds issued prior to 1972.
2. No additional parcels will result from the action
3. The boundary line adjustment will not adversely affect access, drainage or utility easements or right of ways serving the property or other properties in the area.
4. The boundary line adjustment will not result in creating nonconformity.
5. The boundary line adjustment will not result in a change in the water supply for either lot.
6. The resultant parcels will meet the required minimum lot width standards of the applicable zoning
7. The deeds to be recorded will serve the purpose of both transfer of title and recombination of land to result in a legal parcel.

Note: C-1 And D-1 property to be owned by Bartlett Matthew will remain less than a five acre site Zoned RR-5

Furthermore, D-1 parcel was created prior to County Subdivision and Zoning requirements.

Sincerely,

A handwritten signature in blue ink, appearing to read 'Joseph Alessi', is written over the word 'Sincerely,'.

Joseph Alessi PLS
Alessi and Associates, Inc.