

**Colorado Springs Airport Advisory Commission Meeting
To Be Heard May 26, 2021
Land Use Review Item #13**

EL PASO COUNTY BUCKSLIP NUMBER(S)/FILE NUMBER(S): ADR213 <i>COMMERCIAL ADMINISTRATIVE RELIEF</i>	PARCEL #(S): 5407202035
DESCRIPTION: <p>Request by YOW Architects, PC on behalf of Blazer Electric Supply Company for approval of an administrative relief for the number of parking spaces. Due to a 6,500 square foot addition, 75 parking spaces are available instead of the required 80 spaces. The property is zoned I-2/CAD-O (Limited Industrial with Commercial Airport Overlay District) and consists of 4.16 acres. The property is located east of Powers Boulevard and south of Omaha Boulevard.</p>	
CONSTRUCTION/ALTERATION OF MORE THAN 1 200 FEET ABOVE GROUND LEVEL? No	DISTANCE/DIRECTION FROM COS: 2 miles north of Rwy 17R
TOTAL STRUCTURE HEIGHT AT THE ESTIMATED HIGHEST POINT: 45 feet above ground level; 6,355 feet above mean sea level	COMMERCIAL AIRPORT OVERLAY SUBZONES PENETRATED: Accident Potential Zone 2 (APZ-2)
ATTACHMENTS: https://epcdevplanreview.com/Public/ProjectDetails/171561 CLICK ON VIEW SITE PLAN DRAWING UNDER DOCUMENTS LIST	

STAFF RECOMMENDATION/CONDITIONS OF APPROVAL

Subject to Airport Advisory Commission Action

*Airport staff recommends **no objection** with the following conditions:*

- **Avigation Easement:** An avigation easement was filed in 1973 in Book 2580 at Page 371; easement not shown on submittal document.
- **APZ-2:** The proposed development is within the Accident Potential Zone 2 (APZ-2) subzone of the Commercial Airport Overlay District, as adopted by El Paso County. The proposed use associated with this development appears to be permissible in the APZ-2 subzone.
- **FAA Form 7460-1:** Based on elevation data and distance to runway, the applicant will need to file Federal Aviation Administration (FAA) Form 7460-1 "Notice of Proposed Construction or Alteration" for any new vertical development at this site, including temporary construction equipment, and provide FAA documentation to the Airport before the commencement of construction activities; FAA's website (<https://oeaaa.faa.gov/oeaaa/external/portal.jsp>).

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Project location exhibit:

