

**EL PASO COUNTY**  
  
**COLORADO**

COMMISSIONERS:  
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PLANNING AND COMMUNITY DEVELOPMENT DEPARTMENT  
CRAIG DOSSEY, EXECUTIVE DIRECTOR

August 4, 2020

RE: Roy Montelongo

File: AL-20-012  
Parcel ID No.:5407112001

*Completed  
8-11-20  
JD*

This is to inform you that the above referenced request for approval of a special use application for a detached accessory living quarters for permanent occupancy located at 1164 Hathaway Drive was **approved** by the Planning and Community Development Director on August 4, 2020. It is the determination and finding of the Planning and Community Development Department (PCD) Director that the application meets the review criteria for approval of a Special Use included in Section 5.3.2 of the El Paso County Land Development Code (2019).

This approval is subject to the following conditions and notations:

**CONDITIONS OF APPROVAL**

1. Approval is limited to the Accessory Living Quarters located at 1164 Hathaway, as discussed and depicted in the applicant's letter of intent and site plan drawings.
2. Prior to building permit authorization, a residential site plan shall be applied for and approved by the El Paso County Planning and Community Development Department.
3. Prior to building permit authorization, the accessory living quarters affidavit must be completed, notarized and submitted to the El Paso County Planning and Community Development Department for recording with the El Paso County Clerk and Recorder.
4. The detached accessory living quarters for permanent occupancy shall be removed within three (3) months after the need no longer exists unless an application to legalize the use is submitted.

**NOTATIONS**

1. Special use approval includes conditions of approval and the accompanying site plan and elevation drawings. 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.

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



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

[www.ELPASOCO.COM](http://www.ELPASOCO.COM)

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 Rad Dickson at (719) 520-6447.

Sincerely,

A handwritten signature in black ink, appearing to read "Craig Dossey". The signature is written in a cursive, flowing style.

Craig Dossey, Executive Director  
El Paso County Planning and Community Development Department  
File: AL-20-012



5407112001  
MONTELONGO  
ROY,  
MONTELONGO  
JANIE



Disclaimer

We have made a good-faith effort to provide you with the most recent and most accurate information available. However, if you need to use this information in any legal or official venue, you will need to obtain official copies from the Assessor's Office. Do be aware that this data is subject to change on a daily basis. If you believe that any of this information is incorrect, please call us at (719) 520-6600.

MATTES FAMILY SECURITY TRUST  
1575 WAURIKA CIR  
COLORADO SPRINGS CO 80915-3135

DANIEL JOSE D G  
6736 SENECA RD  
COLORADO SPRINGS CO 80915-3034

CRYER JUSTIN PAUL  
1196 HATHAWAY DR  
COLORADO SPRINGS CO 80915-3021

ESPARZA JENNIFER ANGULO  
1185 HATHAWAY DR  
COLORADO SPRINGS CO 80915-3023

MARSHALL SHAWN A  
804 SHOSHONI TRL  
PATRICK AFB FL 32925-3156

NUNEZ ADRIANA  
1151 HATHAWAY DR  
COLORADO SPRINGS CO 80915-3022

LANCASTER ERIC A  
1137 HATHAWAY DR  
COLORADO SPRINGS CO 80915-3022

MONTELONGO ROY  
1164 HATHAWAY DR  
COLORADO SPRINGS CO 80915-3020

MORSE BRIAN M  
15620 APEX RANCH RD  
PEYTON CO 80831-9711

SUNRISE ENTERPRISES OF  
4742 VISTA VIEW LN  
COLORADO SPRINGS CO 80915-1040

TUREK TAMA S  
1148 HATHAWAY DR  
COLORADO SPRINGS CO 80915-3020