

EL PASO  **COUNTY**
COLORADO

Meggan Herington, AICP, Executive Director
El Paso County Planning & Community Development
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Colorado Springs, CO 80910

Board of County Commissioners
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1/27/2025

To Whom It May Concern:

This letter is to inform you that an application for a proposed land-use project occurring in your area has been received by Planning & Community Development (PCD). Please note that PCD will send additional notification prior to any future decision regarding this proposal. Details for the project are listed below.

PCD File No.: P2413, 3405 Hay Creek Rezone

Project Description: Rezone northeastern-most portion of parcel from RR-5 to RR-2.5. For more information, see the applicant's Letter of Intent within the EDARP project file (link below).

Property Owner(s):

3405 Hay Creek, LLC c/o James Hull
3405 Hay Creek Road
Colorado Springs, CO 80921
james@goldwest.net
(719) 331-6121

Applicant/Representative:

Vertex Consulting Services, LLC c/o Nina Ruiz
455 E Pikes Peak Avenue, Suite 101
Colorado Springs, CO 80903
nina.ruiz@vertexc.com
(719) 433-2018

Tax ID/Parcel No.: 7133007025

Location of Project: South of Hay Creek Road and West of Snow Mountain Heights

Zoning District: RR-5 (Residential Rural)

Land Size: 3.54 Acres

View project documents online (EDARP): <https://epcdevplanreview.com/Public/ProjectDetails/200637>

If you have questions/concerns regarding the proposal, please contact me using the information below.

Respectfully,

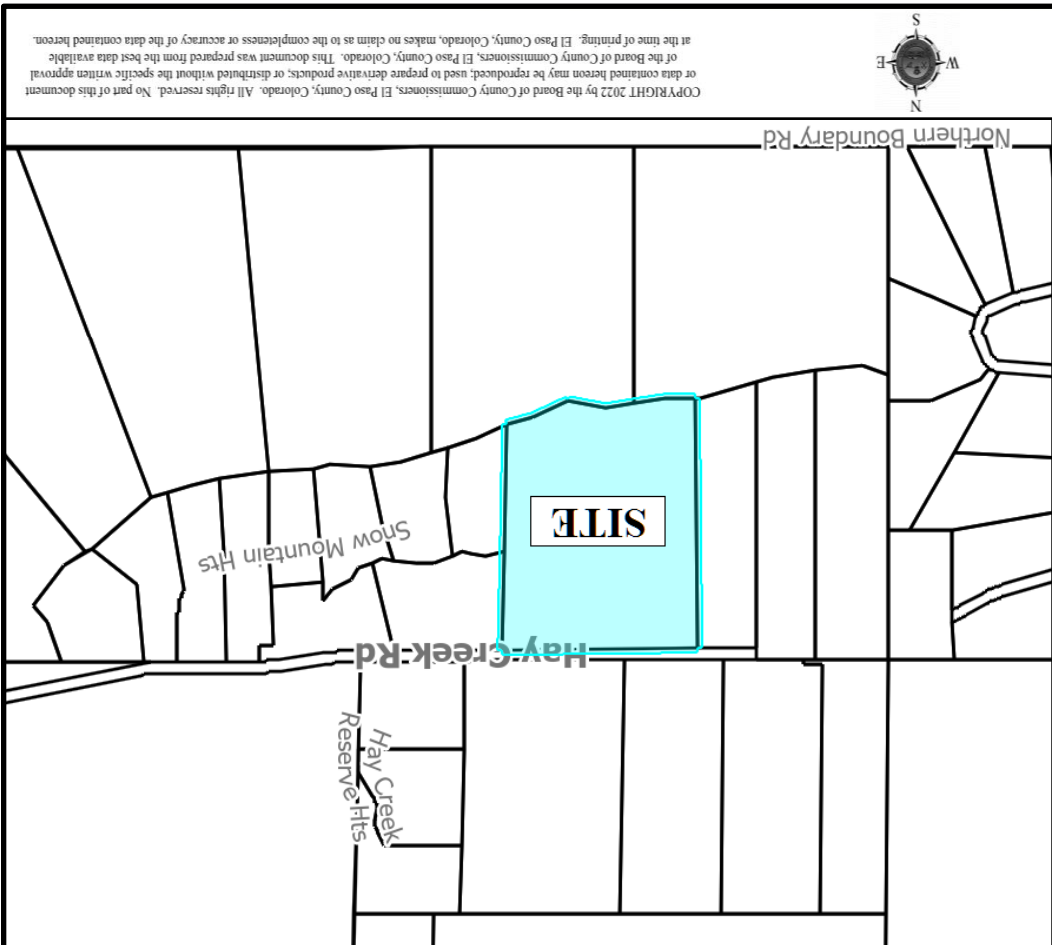


Joe Letke - Planner

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Planning and Community Development
 2880 International Cir. Suite 110
 Colorado Springs, CO 80910

NOTICE OF LAND-USE APPLICATION

	<p>EL PASO COUNTY PARCEL INFORMATION</p> <p>FILE NO.: P2413</p> <p>PARCEL NO.: 7133007025</p> <p>OWNER: 3405 Hay Creek, LLC</p> <p>ADDRESS: South of Hay Creek Road & West of Snow Mountain Heights</p> <p>Please report any parcel discrepancies to: El Paso County Assessor 1675 W. Garden of the Gods Rd. Colorado Springs, CO 80907 (719) 520-6600</p>
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