

Miranda Benson2

From: Chris Bailey <chriscat@msn.com>
Sent: Saturday, September 2, 2023 4:40 PM
To: Ryan Howser; PCD Hearings
Subject: Pumpkin Patch LLC permit hearing

CAUTION: This email originated from outside the El Paso County technology network. Do not click links or open attachments unless you recognize the sender and know the content is safe. Please call IT Customer Support at 520-6355 if you are unsure of the integrity of this message.

Hello there,

I am a resident of Canterbury and have lived here for more than 20 years. I am writing in opposition to granting the special use permit to the Pumpkin Patch. The Pumpkin Patch is not part of Canterbury, but it is bordered on 3 sides by my neighborhood. The only access to the property is from Canterbury drive, which is paved, or Shahara to Saddlewood, which are dirt roads. None of these roads are adequate to tolerate the large amount of traffic that the Pumpkin Patch generates. My property overlooks the Pumpkin Patch and I can see all the cars coming and going. Although by county regulations they are only supposed to allow 50 cars on the property, we have seen as many as 300 there on a busy day (one of my neighbors counted the cars one day). This creates lots of dust, not to mention the noise from the crowds and traffic. Also, my neighbors bordering the property have had people in cars drive through their property to try to access the Pumpkin Patch, and in at least one instance did so when children were playing outside on their land. Originally, the owners had only the fall festival, but then added a tulip festival and watermelon festival so that the neighborhood is inundated with the crowds, noise and dust nearly year around. They call their business "agritainment" but it is really just an amusement park, which does NOT belong in a quiet neighborhood. Also, if the owners were already such scofflaws, how can we be sure they will follow the rules of the new permit? Please do not allow them to make such a huge impact on our formerly peaceful area.

Thank you for your consideration,

Chris Bailey

18160 Appaloosa Road, Monument