

John & Bengetta Chapman
18065 Saddlewood Rd.
Monument, CO 80132
719-487-1078

June 29th, 2018

Letter of Notice to Adjacent Property Owners,

This letter is being sent to you because John and Bengetta Chapman are proposing a land use project in El Paso County at the referenced location below. This information is being provided to you prior to a submittal with the County. Please direct any questions on the proposal to the referenced contact John Chapman. Prior to any public hearing on this proposal a notification of the time and place will be sent to the adjacent property owners by the El Paso County Planning Dept. At that time, you will be given the El Paso County contact information, the file number and an opportunity to respond either for, against or expressing no opinion in writing or in person at the public hearing for this proposal.

For questions specific to this project, Please contact: John Chapman at home phone of 719-487-1078

Site Address: 18065 Saddlewood Rd. Monument, CO 80132

I, John and Bengetta Chapman are the new owners of 18065 Saddlewood Road Monument Colorado 80132 (the blue farm). The property is an RR5 property on 41 acres. We are pursuing a Commercial Stable approval for the property. We are currently surrounded by an Equestrian community and would like to board horses for the extended community as part of our property income.

The property currently has on it a home built in 1914, a barn built in 1940, an outdoor arena built in 1980 and a couple out buildings including a garage and shed. No other proposed facilities are planned for the commercial stables. We currently have room for 12 stalls with outdoor arenas and corrals. Driveway access is provided to the barn. We have 25 acres available for grazing. There is no external lighting on the Indoor Arena or parking area.

For Public Health we will be providing a porta potty and a trash bin for guests. Well water is provided at the barn via a frost-free faucet.

Our goal will be to provide a quality location for people interested in equestrian hobbies. Vicinity Map included.

Thank you for your consideration,

John & Bengetta Chapman



