



May 20, 2021

Dear Adjacent Property Owner:

This letter is being sent to you because CS Mayberry Inc., is proposing to PUD Amendment on a property in El Paso County at the referenced location below. This information is being provided to you prior to submittal with El Paso County. Please direct any questions on the proposal to the referenced contact(s). Prior to any public hearing on this proposal a notification of the time and place of the public hearing will be sent to the adjacent property owners by the El Paso County Planning Department. 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.

Information on this project can be found on El Paso County’s Electronic Development Application Review Portal at [EDARP \(epcdevplanreview.com\)](http://EDARP.epcdevplanreview.com).

For questions specific to the project, please contact:

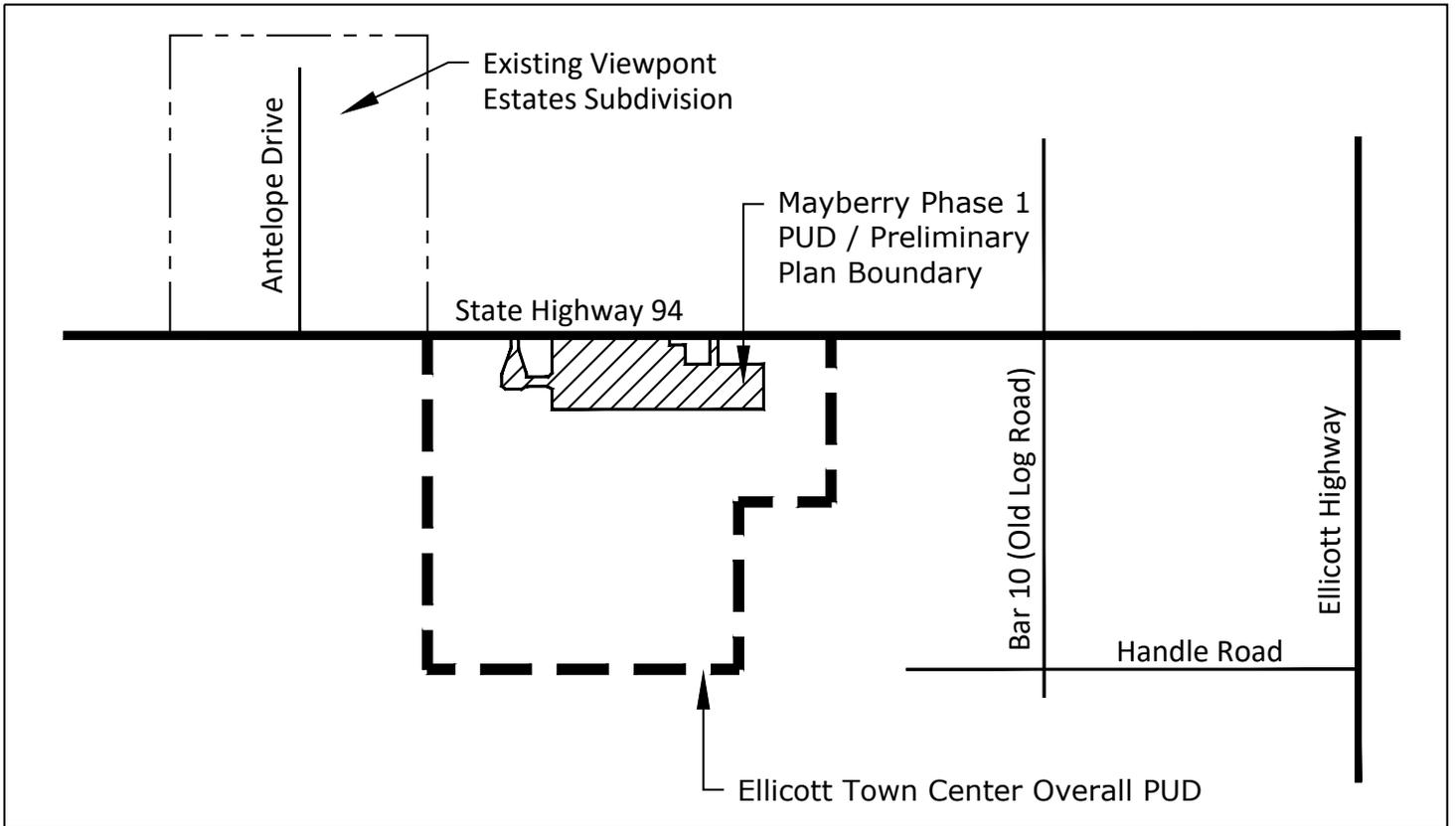
Jon Romero
 N.E.S. Inc.
jromero@nescolorado.com
 719-471-0073
 Or
 Ryan Howser
 El Paso County Planning and Community Development
RyanHowser@elpasoco.com
 719-520-6300

Request/Justification: The request to the County is for the following:

1. A Phase 1 PUD Amendment for Ellicott Town Center (Mayberry)

Location	Located southwest of the intersection of Highway 94 and S. Log Road
Existing Zoning	PUD (for 240 lots)
Proposed Zoning	PUD
Vicinity Map	Attached

VICINITY MAP



NORTH

N.T.S.

BI
MBP1

Count: 86

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Postage	\$.51
Total Postage and Sent To	\$ 6.96

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PS Form 3800, April 2010 PSN 7530-02-000-9017

LORAIN ANDERSON &
GAIL J HEILMANN
5242 FOSSIL CREEK DR
FORT COLLINS, CO 80526-4313

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COLORADO SPRINGS MAYBERRY LLC
32823 TEMECULA PKWY
TEMECULA, CA 92592-8348

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JUDY FREEMAN
PO BOX 364
ROUND ROCK, TX 78680-0364

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WAYNE & KATHY GILLESPIE
22775 STATE HIGHWAY 94
CALHAN, CO 80808-8534

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VIRGIL & STEPHANIE DIGGS
624 PHELPS AVE
CANON CITY, CO 81212

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CHEROKEE WATER &
SANITATION DIST.
1335 VALLEY ST
COLORADO SPRINGS, CO 80915

1/1