

Lekishia Bellamy

From: Michael Bullock <michael@neotreks.com>
Sent: Wednesday, March 01, 2023 2:23 PM
To: Justin Kilgore; Kari Parsons; Ryan Howser; Kylie Bagley; Ashlyn Mathy; Christian Haas; Lekishia Bellamy; Cristel Madden2
Subject: Zoning Change Request - 1825 Summit Drive. Public Hearing 3/16/23

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Dear Planning Committee Members:

We have been advised of a rezone request by Steven and Jennifer Liebowitz for 1825 Summit Drive, Colorado Springs, CO 80921. The request is scheduled for the Planning Commission Hearing on Thursday March 16th, 2023. This is a request to subdivide the existing 5.23 acres into two approximately 2.5 acres lots to allow for the construction of a new single-family residence. The Board of County Commissioners hearing on this matter is scheduled for Tuesday April 18th, 2023.

As residents in this area, Catherine and I are very opposed to this request. This area consists of lots of at least 5 acres, which is what makes it unique and a special place to live. Permitting a subdivision into 2.5 acre lots would set an unwanted precedent. This would open the door for investors and developers to buy up other homes in our community, with the sole purpose of subdividing for their financial gain without the consideration of the impact to other residents.

Owners of property in this area knew all along that these lots were developed with a lot size of at least 5 acres, making it unique. If they wish to build homes on 2.5 acre lots, there are plenty of other options in the County. They should not seek to change existing zoning that has been in place for many years.

As El Paso County residents of this area of town, specifically the Sun Hills subdivision, we urge you to deny this rezoning request.

Best regards,

Michael & Catherine Bullock
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