

Notification of Adjacent Property Owners

Name and Address of Petitioner(s): Gary Sparrow
Innovative Building Solutions
6572 Bull Hill Ct
Colorado Springs, CO 80919

Telephone #'s: 719-210-6177

Description of Proposal:

14' 6" x 16' 0" room addition to 2875 Hunters Glen Road to expand the size of their master bathroom and add walk-in closets

| DATE | OWNER (Yes or No) | NAME (Signature) and ADDRESS | COMMENT |
|---------|-------------------|--|---|
| 8/28/17 | Yes | David & Nancy Akin 2880 HUNTERS GLEN RD MONUMENT CO 80132-9704 | North of subject property - sent letter by certified mail |
| 8/28/17 | Yes | Arnold and Lydia Harju 2870 HUNTERS GLEN RD MONUMENT CO 80132-9704 | East of subject property - sent letter by certified mail |
| 8/28/17 | Yes | Michael Bartmess 2865 HUNTERS GLEN RD MONUMENT CO 80132-9704 | South of subject property - sent letter by certified mail |
| 8/28/17 | Yes | Kane & Christina Cotton 15764 PAIUTE CIR MONUMENT CO 80132-6092 | West of subject property - sent letter by certified mail |

Above are the signatures of the adjacent property owners who own the property described after their names or who are located as indicated (e.g. north of the subject property). I hereby acknowledge that the information provided within this notification is correct.



(Signature of Petitioner or Owner)

Date 9/1/17



September 1, 2017

TO:

NEIGHBORS ADJOINING THE PROPERTY OF MARK A. WYLIE

REFERENCE:

ADMINISTRATIVE RELIEF, 2875 HUNTERS GLEN RD, MONUMENT, CO 80132
SETBACK VARIANCE FOR A ROOM ADDITION

OWNER(S):

MARK A. WYLIE

LEGAL DESCRIPTION:

SCHEDULE NO. 7110004085
TRACT 124 WAKONDA HILLS SUB NO 3

The owner would like to add a 14' 6" x 16' 0" room addition to the home to expand the size of their master bathroom and add walk-in closets. A survey was completed by Hannigan and Associates, Inc in March 2017. The survey shows the Northwest corner of the home at 20.54' from the edge of rear property line. The rear setback is 25'.

That means that the proposed bathroom addition on the the northwest side of the home would also be built in the setback. The home is less than 5' into the setback. The plans for the addition were adjusted so the building will not encroach the setback by more than 5'. El Paso County Planning and Community Development provides a process to review and approve/disapprove a variance of not more than 20% or 5' for a 25' setback.

This information is being provided to inform you that El Paso County Planning and Community Development will consider this matter under a process called, "Administrative Review." For questions specific to this project, please contact:

Gabe Sevigny
Planner I- Reviewer
El Paso Planning & Community Development
2880 International Circle Suite 110, Colorado Springs, Colorado 80910
719-520-6300

A handwritten signature in black ink, appearing to read 'Gary Sparrow', with a large, sweeping flourish at the end.

Gary Sparrow
President/Owner Innovative Building Solutions
General Contractor, ID # 21774

7017 1450 0000 8614 9549

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

OFFICIAL USE

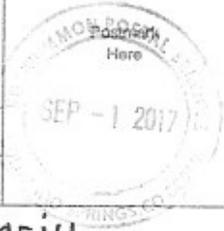
Certified Mail Fee
\$ 3.35
Extra Services & Fees (check box, add fee as appropriate)
 Return Receipt (hardcopy) \$
 Return Receipt (electronic) \$
 Certified Mail Restricted Delivery \$
 Adult Signature Required \$
 Adult Signature Restricted Delivery \$

Postage
\$.49

Total Postage and Fees
\$ 3.84

Sent To Arnold & Lydia Harju
Street and Apt. No., or PO Box No.
2870 Hunters Glen Rd
City, State, ZIP+4®
Monument, CO 80132

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions



7017 1450 0000 8614 9546

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

OFFICIAL USE

Certified Mail Fee
\$ 3.35
Extra Services & Fees (check box, add fee as appropriate)
 Return Receipt (hardcopy) \$
 Return Receipt (electronic) \$
 Certified Mail Restricted Delivery \$
 Adult Signature Required \$
 Adult Signature Restricted Delivery \$

Postage
\$.49

Total Postage and Fees
\$ 3.84

Sent To David & Nancy Akin
Street and Apt. No., or PO Box No.
2880 Hunters Glen Rd
City, State, ZIP+4®
Monument, CO 80132

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions



7017 1450 0000 8614 9539

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

OFFICIAL USE

Certified Mail Fee
\$ 3.35
Extra Services & Fees (check box, add fee as appropriate)
 Return Receipt (hardcopy) \$
 Return Receipt (electronic) \$
 Certified Mail Restricted Delivery \$
 Adult Signature Required \$
 Adult Signature Restricted Delivery \$

Postage
\$.49

Total Postage and Fees
\$ 3.84

Sent To Kane & Christina Cotton
Street and Apt. No., or PO Box No.
15764 Painted Circle
City, State, ZIP+4®
Monument, CO 80132

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions



7017 1450 0000 8614 9522

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

OFFICIAL USE

Certified Mail Fee
\$ 3.35
Extra Services & Fees (check box, add fee as appropriate)
 Return Receipt (hardcopy) \$
 Return Receipt (electronic) \$
 Certified Mail Restricted Delivery \$
 Adult Signature Required \$
 Adult Signature Restricted Delivery \$

Postage
\$.49

Total Postage and Fees
\$ 3.84

Sent To Michael Bartmess
Street and Apt. No., or PO Box No.
2865 Hunters Glen Rd
City, State, ZIP+4®
Monument, CO 80132

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

