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PLANNING AND COMMUNITY DEVELOPMENT DEPARTMENT  
CRAIG DOSSEY, EXECUTIVE DIRECTOR

May 22, 2019

Black Diamond Cable  
15430 Spiritwood Loop  
Elbert, CO 80106

**RE: 7315 Cole View; AL-18-017**  
**Parcel No.: 54081-02-035**

This is to inform you that the above referenced request for a special use approval for a contractor's equipment yard located at 7315 Cole View has been **approved** by the Planning and Community Development Director as of May 22, 2019. This approval is subject to the following conditions and notations:

**CONDITIONS OF APPROVAL**

1. Approval is limited to the contractor's equipment yard, as discussed and depicted in the applicant's letter of intent and site plan drawings.
2. Property owner must apply for and receive approval of a site development plan within 90 days of approval of this special use unless otherwise extended by the PCD Director upon a determination that the applicant is making a good faith effort to seek such approval.

**NOTATIONS**

1. Special use approval includes conditions of approval and the accompanying site plan drawings. No substantial expansion, enlargement, intensification or modification shall be allowed except upon reevaluation and public hearing as specified in the El Paso County Land Development Code.
2. The Board of County Commissioners may consider revocation and/or suspension if zoning regulations and/or special use conditions/standards are being violated, preceded by notice and public hearing.
3. If the special use is discontinued or abandoned for two (2) years or longer, the special use shall be deemed abandoned and of no further force and effect.

Should you have any questions, please contact the planner at (719) 520-6447.

Sincerely,

Craig Dossey, Executive Director  
El Paso County Planning and Community Development Department  
File: AL-18-017

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