

My family and I moved to 725 Slocum Road, Colorado Spring, CO 80930 in 1992. We selected this property to have a little space between homes and be away from businesses. Recently new neighbors have moved onto the property to our south, 625 Slocum Road, and have parked several large dump trucks and semi tractors on the property and are performing maintenance on them. They have also parked several junk vehicles along their south fence. Shortly after they moved in, my neighbor and I observed them unloading heavy five gallon buckets into a pit on the east side of their property. The buckets have been covered with dirt. I have video of them unloading the buckets. We are on well water here and are very concerned as to what is in the buckets and could it leach into the soil. They have erected a five to six foot fabric fence that has since been partially blown over by wind and is starting to come apart. Makes me wonder what they are trying to hide. We have to listen to trucks running hours at a time and also smell their exhaust. There is also a forklift and skid loader running around kicking up more dust than usual. A welder ran almost all day a day last week with loud hammering accompanying. Just today there was loud hammering till almost 7pm. This is definitely not why we moved here. We are not zoned commercial and yet a commercial enterprise is openly operating. I have heard that they have to be totally code compliant to meet a Special Use Permit. Is this Special Use Permit, if granted, going to allow them to continue operating in a noncommercial zoned area? Can they continue to violate code because "it is allowed through the special use process"? Do the residents in the surrounding area, many which have lived for more than 25 years, have any say in this decision? How about property values? Who would want their family to live in a home that is right next door to a truck repair/parking business or facility? I heard today that they put in a permit to erect a large building onsite. I don't know why they bought a piece of property in a non-commercial zoned area and are intentionally violating the zoning? If they are granted a special use permit, what is to stop someone else from moving into the neighborhood and doing the same thing? Our nice neighborhood would quickly turn into an industrial area.

We specifically moved here for the peace and quiet of country living and as of late, it is gone because someone is violating zoning. Please don't allow this. Thank you for your attention on this matter.