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8-1-26

Home Owner:

Christopher Leach

11005 Huntsman Rd, Colorado Springs, CO

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719-659-7990

To whom it may concern,

I am writing to request approval of a modification, amendment, or variance to the existing Planned Unit Development (PUD) requirements for 11005 Huntsman Rd, Parcel Number 5221302006.

The requested modification would allow the construction of a 40-foot-by-40-foot accessory outbuilding, totaling 1,600 square feet. The building would be used for personal storage, vehicles, equipment, workshop activities, or other intended use and would remain accessory to the primary residence. It would not be used as a separate dwelling unit or for commercial operations unless specifically permitted by the County.

The proposed outbuilding will be positioned to comply with all applicable property-line setbacks, easements, height restrictions, drainage requirements, fire-access requirements, and other County development standards. Its design, exterior materials, colors, and roof style will be selected to complement the existing residence and surrounding properties.

Approval of this request should not negatively affect neighboring properties or alter the residential character of the area. The property provides adequate space for the building, and the proposed location will minimize its visibility and impact on adjacent property owners. The building will also provide enclosed storage, helping keep vehicles, equipment, and other belongings protected and organized.

I respectfully request that the County review the applicable PUD standards and approve the necessary modification or allowance for the proposed 40-foot-by-40-foot outbuilding. I am prepared to provide a site plan, building elevations, construction plans, photographs, or any other materials required for the review process.

Thank you for your time and consideration. Please let me know the appropriate application process, required supporting documents, and any hearings or review meetings that may be necessary.

Sincerely,

Doug Svitavsky

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