

PLANNING AND COMMUNITY DEVELOPMENT DEPARTMENT
CRAIG DOSSEY, EXECUTIVE DIRECTOR

August 15, 2019

Virgil L. and Susana M. Brown
1145 East Highway 105
Monument, CO 80132

RE: Brown Extended Family Guest Home, AL-19-015
Parcel No.: 61170-00-007

This is to inform you that the above referenced request for a special use approval for extended family housing within the RR-5 (Rural Residential) zoning district, located at 1145 East Highway 105, Monument, Colorado has been **approved** by the Planning and Community Development Director as of August 15, 2019. This approval is subject to the following conditions and notations:

CONDITIONS OF APPROVAL

1. Approval is limited to the extended family housing, as discussed and depicted in the applicants' letter of intent and site plan drawings.
2. Prior to authorization of a building permit, a residential site plan shall be applied for and approved by the El Paso County Planning and Community Development Department.
3. Prior to building permit authorization, the extended family dwelling affidavit must be completed, notarized and submitted to the El Paso County Planning and Community Development Department for recording with the Clerk and Recorder.

NOTATIONS

1. The extended family housing shall be removed within 3 months after the need no longer exists or 3 months after the date of the expiration of the permit, if one is specified, unless an application for unless an application to legalize this use is submitted or an application to subdivide the property is submitted.

2. Special use approval includes conditions of approval and the accompanying site plan. 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.
3. 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.
4. 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) 520-6330.

Sincerely,

A handwritten signature in cursive script, appearing to read "Craig Dossey".

Craig Dossey, Executive Director
El Paso County Planning and Community Development Department
File: AL-19-015