

NOTICE OF PUBLIC HEARING(S)

*Copy/mailed 2/12/2021*

This notice provides options to access to the Planning Commission and Board of County Commissioners' hearings on the following Quasi-Judicial land use matter. **The items are scheduled for the Thursday, March 4, 2021 Planning Commission beginning at 1:00 p.m. and the Tuesday, March 23, 2021 Board of County Commissioners' hearing beginning at 9:00 a.m. located in the Centennial Hall Hearing Room located at 200 S. Cascade Avenue, Colorado Springs.**

SP-19-003

PARSONS

**PRELIMINARY PLAN  
WINDERMERE**

A request by James Todd Stevens, Eagle Development Company, and Yes Antelope Ridge, LLC, for approval of a preliminary plan to create 203 single-family residential lots, public rights-of-way, and seven (7) tracts for open space, park, drainage, and utilities. The three parcels, totaling 55.58 acres, are zoned RS-5000 (Residential Suburban) and are located at the northwest corner of the Marksheffel Road and North Carefree Circle intersection and is within Section 29, Township 13 South, Range 65 West of the 6th P.M. (Parcel Nos. 53291-11-002, 53291-00-004 and 53294-00-016) (Commissioner District No. 2)

**Type of Hearing: Quasi-Judicial**

**Planner: Kari Parsons (kariparsons@elpasoco.com)**

El Paso County is committed to full access and transparency while the community works through the COVID-19 crisis. That also means balancing public safety and keeping essential parts of County government open for business. Here are the ways you can participate in quasi-judicial land-use items coming up before the Board of County Commissioners:

**Watch the Live Hearings Remotely**

If you are interested in watching the Planning Commission or Board of County Commissioner hearing live, please go to <https://www.elpasoco.com/news-information-channel/> or visit El Paso County's Facebook page at <https://www.facebook.com/EIPasoCountyCO/> at the scheduled time of the hearing. Staff will be monitoring the County's Facebook Live feed, so please feel free to ask questions or provide any comments you might have; however, any testimony you wish to provide must be done by following the "Participate Remotely" procedures listed below.

**Participate Remotely**

Due to COVID-19, we are recommending that you participate in the hearing remotely. If you would like to provide testimony on an item being heard by the Planning Commission or Board of County Commissioners, please email Tracey Garcia at [TraceyGarcia@elpasoco.com](mailto:TraceyGarcia@elpasoco.com) with your name and the best phone number to be reached at and include any documents you would like provided to the hearing body as part of the official record. **NOTE: New exhibits are not permitted via email the day of hearing. All exhibits must be emailed to Ms. Garcia no later than one day prior to each of the above listed hearings.**

A list of individuals wishing to testify will be provided to the Chair in advance of the meeting. When it's time for public testimony on the item you'd like to testify on will receive a phone call at the number you provided and will be brought into the meeting remotely so you can address the hearing body.

**Arrive in person (the address is 200 S. Cascade Ave, Colorado Springs, CO 80903)**

- In-person attendance at Planning Commission and Board of County Commissioner hearings is permitted, but it is highly discouraged.
- Strict social/physical distancing must be maintained if you arrive to present or testify in person.
- Please pay special attention to any communication you receive regarding the time your item will be heard.

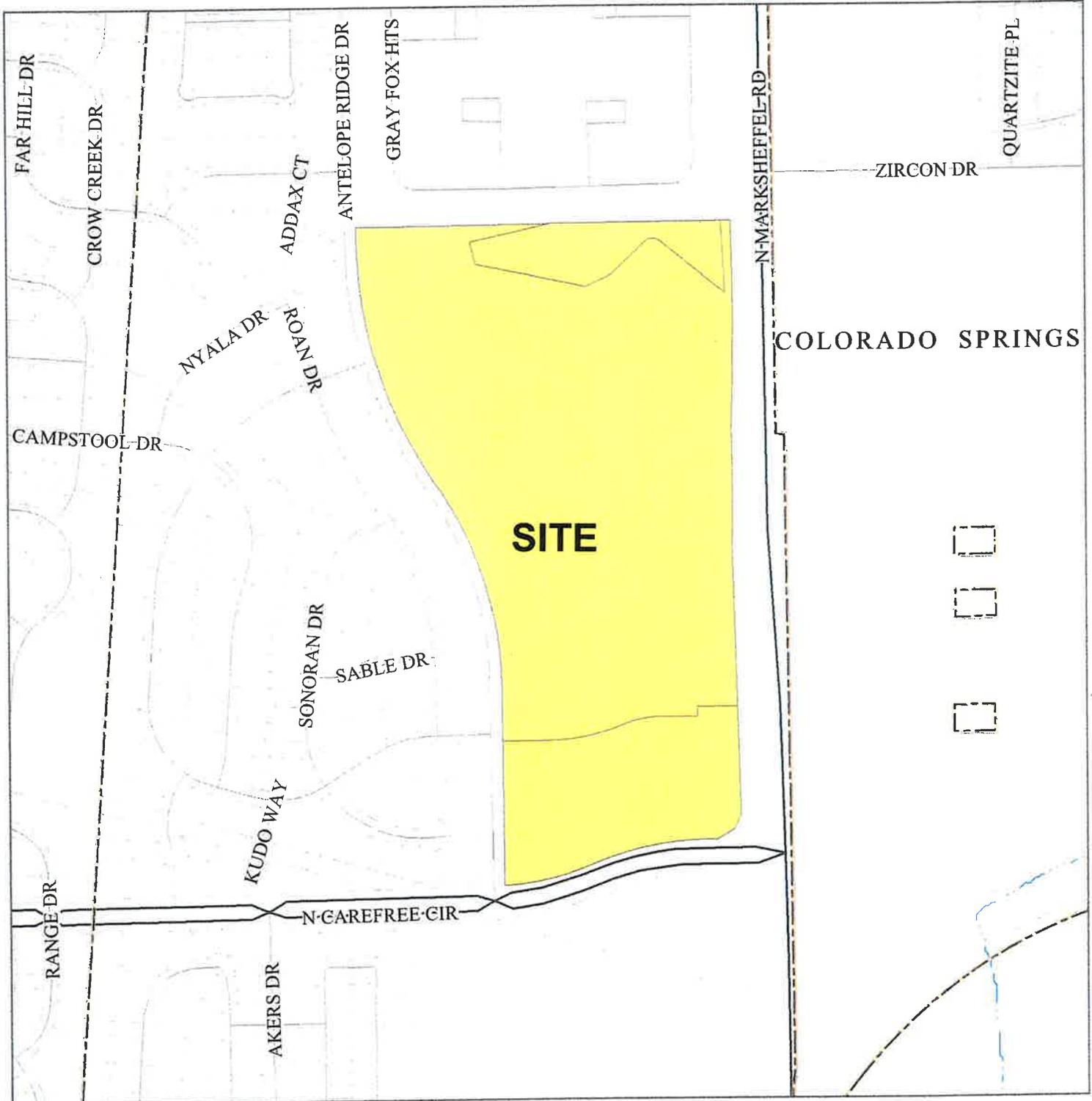
# El Paso County Parcel Information

File Name:

Zone Map No.

Date:

PARCEL	NAME
5329100004	EAGLE DEVELOPMENT COMPANY
5329111002	YES ANTELOPE RIDGE LLC
5329400016	STEPHENS JAMES TODD



Please report any parcel discrepancies to:  
 El Paso County Assessor  
 1675 W. Garden of the Gods Rd.  
 Colorado Springs, CO 80907  
 (719) 520-6600



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5329111002  
YES ANTELOPE RIDGE LLC  
5050 S. SYRACUSE ST STE 1200  
DENVER, CO 80237

5329106050  
WITTER COLLEEN L  
4291 ADDAX CT  
COLORADO SPRINGS, CO 80922

5329108014  
VIGIL GREGORY  
3863 ROAN DR  
COLORADO SPRINGS, CO 80922

5329401054  
THOMPSON GEORGE  
3712 SONORAN DR  
COLORADO SPRINGS, CO 80922

5329108006  
SISK MAXWELL  
3911 ROAN DR  
COLORADO SPRINGS, CO 80922

5329108010  
RANDASH MARK A  
3887 ROAN DR  
COLORADO SPRINGS, CO 80922

5329106016  
MIRACLE ANGELA  
4198 NYALA DR  
COLORADO SPRINGS, CO 80922

5329401058  
LASCUOLA MICHAEL P  
3721 SONORAN DR  
COLORADO SPRINGS, CO 80922

5329407003  
JONES KEVIN F  
3815 ROAN DR  
COLORADO SPRINGS, CO 80922

5329407004  
HANS DANIEL S  
3809 ROAN DR  
COLORADO SPRINGS, CO 80922

5320405003  
YES ANTELOPE RIDGE LLC  
5050 S. SYRACUSE ST STE 1200  
DENVER, CO 80237

5329108004  
WITHROW EVAN C  
3923 ROAN DR  
COLORADO SPRINGS, CO 80922

5329106051  
TRAN THAI  
6780 SUNNY ALP ST  
COLORADO SPRINGS, CO 80923

5329407001  
TAYLOR CRYSTAL B  
3827 ROAN DR  
COLORADO SPRINGS, CO 80922

5329407009  
SCHMIDT KEVIN M  
3833 ROAN DR  
COLORADO SPRINGS, CO 80922

5329108012  
PANETTI JASON  
3875 ROAN DR  
COLORADO SPRINGS, CO 80922

5329108007  
MEIER MELISSA A  
3905 ROAN DR  
COLORADO SPRINGS, CO 80922

5329106049  
KIM WUNG  
4283 ADDAX CT  
COLORADO SPRINGS, CO 80922

5329401055  
HUSON VONITA E  
3702 SONORAN DR  
COLORADO SPRINGS, CO 80922

5329108008  
GRIMSHAW BROOKE J  
3899 ROAN DR  
COLORADO SPRINGS, CO 80922

5320405002  
YES ANTELOPE RIDGE LLC  
5050 S. SYRACUSE ST STE 1200  
DENVER, CO 80237

5329108002  
WILLIAMSON HEATHER K  
6475 TIMBER BLUFF PT #107  
COLORADO SPRINGS, CO 80918

5329401057  
TORRI-HIATT TAURA A  
3711 SONORAN DR  
COLORADO SPRINGS, CO 80922

5329400016  
STEPHENS JAMES TODD  
4164 AUSTIN BLUFFS PKWY # 361  
COLORADO SPRINGS, CO 80918

5329108005  
RENTERIA CHERYL LYNN  
3917 ROAN DR  
COLORADO SPRINGS, CO 80922

5329407002  
MO STEVEN D  
3821 ROAN DR  
COLORADO SPRINGS, CO 80922

5329108011  
LOUROS RONNIE  
3881 ROAN DR  
COLORADO SPRINGS, CO 80922

5329108003  
KEEN DANIEL J  
3929 ROAN DR  
COLORADO SPRINGS, CO 80922

5329108015  
HELTON KEVIN  
3857 ROAN DR  
COLORADO SPRINGS, CO 80922

5329401069  
GRIES ELIZABETH M  
3606 PRONGHORN MEADOWS CIR  
COLORADO SPRINGS, CO 80922

5329106052  
GARCIA ROY  
4307 ADDAX CT  
COLORADO SPRINGS, CO 80922

5329407006  
FITZPATRICK KRISTEN J  
3851 ROAN DR  
COLORADO SPRINGS, CO 80922

5329106015  
ESPINOZA SONNY S  
4190 NYALA DR  
COLORADO SPRINGS, CO 80922

5329401053  
EL PASO COUNTY  
200 S CASCADE AVE STE 150  
COLORADO SPRINGS, CO 80903

5329100004  
EAGLE DEVELOPMENT COMPANY  
212 N WAHSATCH AVE STE 301  
COLORADO SPRINGS, CO 80903

5329407005  
DETTREY JOHN P  
3803 ROAN DR  
COLORADO SPRINGS, CO 80922

5329400005  
COLORADO SPRINGS CITY OF  
PO BOX 1575  
COLORADO SPRINGS, CO 80901

5329400015  
COLORADO SPRINGS CITY OF  
PO BOX 1575 MAIL CODE 455  
COLORADO SPRINGS, CO 80901

5329108009  
COITO JOSEPH G  
3893 ROAN DR  
COLORADO SPRINGS, CO 80922

5329401068  
BOLLINGER ERIC WILHELM  
3618 PRONGHORN MEADOWS CIR  
COLORADO SPRINGS, CO 80922

5300000634  
BLH NO 2 LLC  
111 S TEJON ST STE 222  
COLORADO SPRINGS, CO 80903

5329108013  
BENCZE STEPHEN G  
3869 ROAN DR  
COLORADO SPRINGS, CO 80922

5329106020  
BEAVER LAUREN  
6715 MONTEREY PINE LOOP  
COLORADO SPRINGS, CO 80927

5329401056  
BAZEMORE JOHN R  
3701 SONORAN DR  
COLORADO SPRINGS, CO 80922

5329108001  
BABB MICHAEL D  
CMR 480 BOX 1566  
APO, AE 09128

5329407008  
AUGUST DANIEL P  
3839 ROAN DR  
COLORADO SPRINGS, CO 80922

5329407007  
AGANON GARY T  
3845 ROAN DR  
COLORADO SPRINGS, CO 80922