

EL PASO



COUNTY

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DEVELOPMENT SERVICES DEPARTMENT
CRAIG DOSSEY, EXECUTIVE DIRECTOR

September 7, 2017

RE: Special Use – Sunset Dream Homes – Mother-in-Law Apartment

File AL-17--17
Parcel ID 62230-00-103

To Whom It May Concern:

This letter is to inform property owners adjacent to the property located at 11280 Forest Edge Drive, that the request by the owners, Greg and Michele Baird, for a Special Use to allow a Mother-in-Law Apartment in the RR-5 (Residential Rural) zoning district has been approved by the Planning and Community Development Director on September 6, 2017. Approval of the special use is subject to the following conditions and notations:

CONDITIONS OF APPROVAL

1. Approval is limited to the Mother-in-Law Apartment attached to the garage, as discussed and depicted in the applicant's letter of intent and site plan drawings.
2. Prior to building permit authorization a Mother-in-Law Compliance Affidavit will need to be completed, signed, and recorded with the County Clerk and Recorder stating that the Mother-in-Law Apartment will not be leased or rented.

NOTATIONS

1. Special use approval includes conditions of approval and the accompanying site plan and elevation 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.

Administrative approval by the Planning and Community Development Director is subject to the appeal provisions of the Land Development Code.

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