

November 14, 2017

Dear Adjacent Property Owner:

This letter is being sent to you because SR Land LLC is proposing a land use project in El Paso County at the referenced location below. This information is being provided to you prior to submittal with El Paso County. Please direct any questions on the proposal to the referenced contact(s). Prior to any public hearing on this proposal a notification of the time and place of the public hearing will be sent to the adjacent property owners by the El Paso County Planning Department. At that time you will be given the El Paso County contact information, the file number and an opportunity to respond either for, against, or expressing no opinion in writing or in person at the public hearing for this proposal.

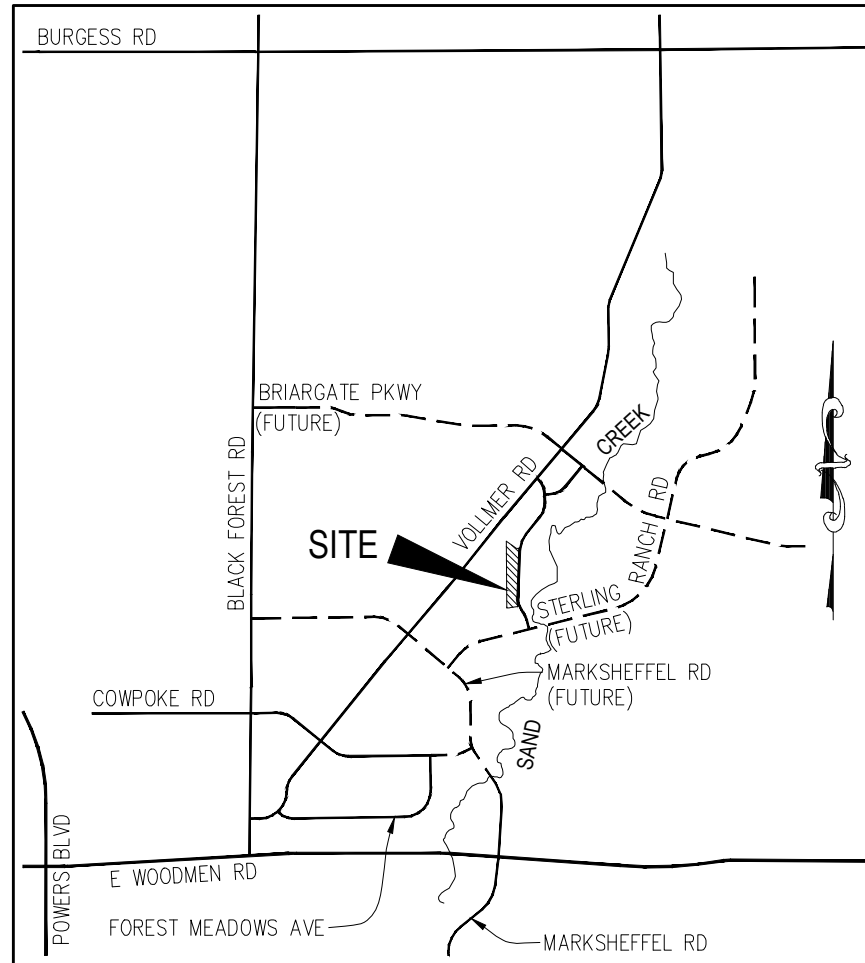
For questions specific to the project, please contact:

Andrea Barlow
N.E.S. Inc.
619 North Cascade Avenue, Suite 200
Colorado Springs, CO 80903
719-471-0073

Request/Justification: The request to the County is for the following:

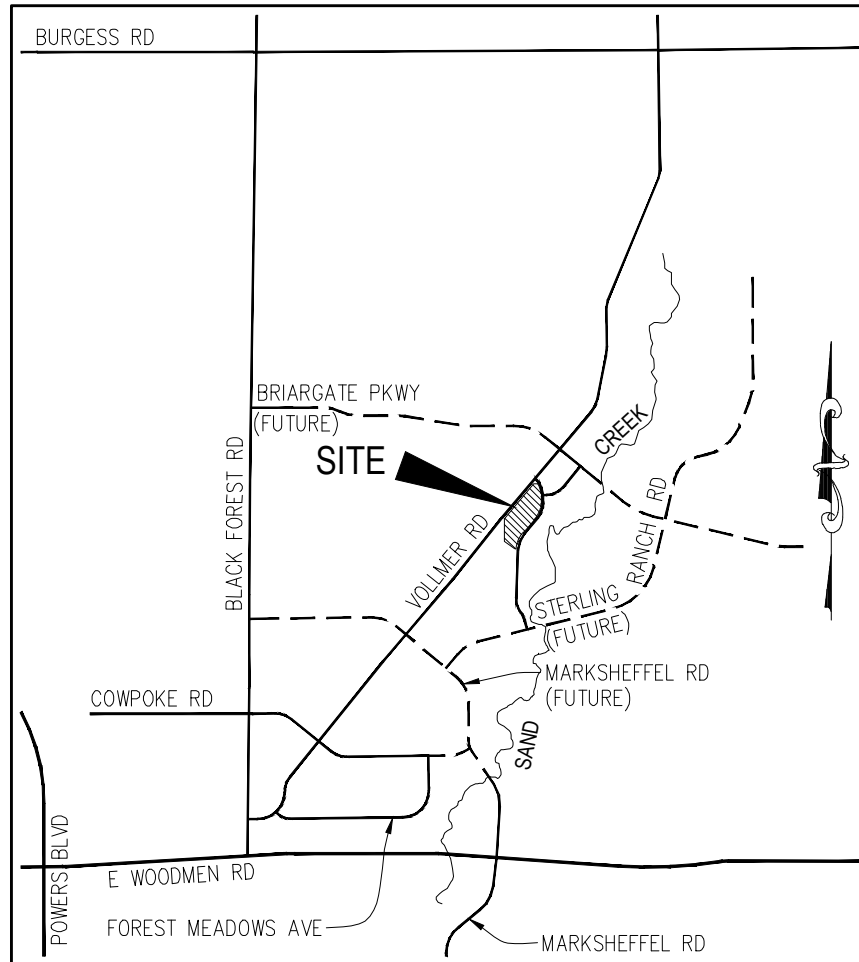
1. A Final Plat for Branding Iron at Sterling Ranch Filing No. 1 comprising 51 single-family lots on 10.54 acres.
2. A Final Plat for Homestead at Sterling Ranch Filing No. 1 comprising 72 single-family lots on 19.57 acres.

| | |
|---|---|
| Location | East of Vollmer Road |
| Existing Zoning | RS-5000 |
| Proposed Facilities, Structures, Roads, etc. | 123 single-family lots, public streets, landscape and drainage tracts |
| Vicinity Map | Attached |
| | |



VICINITY MAP

N.T.S.



VICINITY MAP

N.T.S.

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City 3693 NW OLEANDER PL
CORVALLIS OR 97330-3338

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City 8765 VOLLMER RD
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PEYTON CO 80831-7843

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COLORADO SPRINGS CO 80905-1608

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City, St: 20 BOULDER CRESCENT ST
COLORADO SPRINGS CO 80903

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Sent To
Street: MORLEY-BENTLEY INVESTMENTS LLC TRADER VICS
City, St: INVESTMENTS LP 20 BOULDER CRESCENT ST
STE 100
COLORADO SPRINGS, CO 80903-3300

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Sent To
Street: CHALLENGER COMMUNITIES LLC 8605 EXPLORER DR
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8605 EXPLORER DR
COLORADO SPRINGS CO 80920

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Sent To
Street: 8335 VOLLMER ROAD LLC C/O PIONEER SAND CO
City, St: 5000 NORTH PARK DR
COLORADO SPRINGS, CO 80918

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COLORADO SPRINGS CO 80905

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