

EL PASO



COUNTY

COMMISSIONERS:
DARRYL GLENN (PRESIDENT)
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STAN VANDERWERF
LONGINOS GONZALEZ
PEGGY LITTLETON

PLANNING AND COMMUNITY DEVELOPMENT DEPARTMENT
CRAIG DOSSEY, EXECUTIVE DIRECTOR

December 14, 2017

This letter is to inform you of the following petition which has been submitted to El Paso County:

SF-17-016

PARSONS

FINAL PLAT
JACKSON RANCH FILING NO. 4

A request by Four Gates Land Development, LLC, for approval of a final plat to create eight (8) single-family residential lots. The 31.18 acre property is zoned RR-2.5 (Residential Rural) and is located east of Roller Coaster Road, north of Higby Road and west of Sahara Road. (Parcel Nos. 61210-00-020, 61210-00-022 and 61210-00-023) (Commissioner District No. 1) (Kari Parsons)

Type of Hearing: Quasi-Judicial

_____ For _____

_____ Against _____

_____ No Opinion _____

Comments: _____

(FOR ADDITIONAL COMMENTS, PLEASE ATTACH ANOTHER SHEET.)

- This item is scheduled to be heard by the El Paso County Planning Commission on January 2, 2018. The meeting begins at 9:00 a.m. and will be conducted in the Second Floor Hearing Room of the Pikes Peak Regional Development Center, 2880 International Circle, Colorado Springs.
- The item will also be heard by the El Paso County Board of County Commissioners on January 23, 2018. The meeting begins at 9:00 a.m. and will be conducted in the Centennial Hall Auditorium, 200 South Cascade Avenue, Colorado Springs.
- The date and order when this item will be considered can be obtained by calling the Planning and Community Development Department or through El Paso County's Web site (www.elpasoco.com). Actions taken by the El Paso County Board of County Commissioners are posted on the internet following the meeting.
- The Staff Report for this Agenda item can be found at:
<http://adm.elpasoco.com/Development%20Services/Pages/PlanningCommission2018.aspx>

Your response will be a matter of public record and available to the applicant prior to the hearing. You are welcome to appear in person at the hearing to further express your opinion on this petition. If we can be of any assistance, please call 719-520-6300.

Sincerely,

Kari Parsons, Project Manager/Planner II

-copy mailed 12/14/17

Your Name: _____ (printed) _____ (signature)

Address: _____

Property Location: _____ Phone: _____

2880 INTERNATIONAL CIRCLE, SUITE 110
PHONE: (719) 520-6300



COLORADO SPRINGS, CO 80910-3127
FAX: (719) 520-6695

El Paso County Parcel Information

File Name: SF-17-016

PARCEL	NAME
6121000022	FOUR GATES LAND DEVELOPMENT LLC
6121000023	FOUR GATES LAND DEVELOPMENT LLC
6121000020	FOUR GATES LAND DEVELOPMENT LLC

Zone Map No: --

ADDRESS	CITY	STATE
17435 ROLLER COASTER RD	MONUMENT	CO
17435 ROLLER COASTER RD	MONUMENT	CO
17435 ROLLER COASTER RD	MONUMENT	CO

ZIP	ZIPLUS
80132	8312
80132	8312
80132	8312

Date: December 14, 2017



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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6121006008
ROMNEY SUSAN ANN
17611 NE 130TH CT
REDMOND, WA 98052

6116007020
PAGE BEVEN
17615 CANTERBURY DR
MONUMENT, CO 80132

6116007005
MAHR THOMAS A & JILL B
17530 SHAHARA RD
MONUMENT, CO 80132

6121003001
BARTGES CINDY J
17490 SHAHARA RD
MONUMENT, CO 80132

6121004001
BROWN MORGAN R
17455 ROLLER COASTER RD
MONUMENT, CO 80132

6121006017
JACKSON RANCH LLC
17435 ROLLER COASTER RD
MONUMENT, CO 80132

6121003002
DELOACH MICHAEL W & CATHERINE L
17430 SHAHARA RD
MONUMENT, CO 80132

6121003003
DIETRICH DONALD J
17360 SHAHARA RD
MONUMENT, CO 80132

6121003004
PHILIPPOU MARIOS & LINDA P
17240 SHAHARA RD
MONUMENT, CO 80132

6121006013
MOREY JEFFREY D
4330 SETTLERS RANCH RD
COLORADO SPRINGS, CO 80908

6121006003
TRYTHALL FRANK V
1795 JET STREAM #102
COLORADO SPRINGS, CO 80921

6121006012
HELLWIG DUSTAN C
1420 BURGURDY CT
MONUMENT, CO 80132

6121006004
HOUSLEY TAYLOR KENNETH
1324 DIAMOND RIM DR
COLORADO SPRINGS, CO 80921

6121003005
TRI-STATE GENERATION & TRANSMISSI
1100 W 116TH AVE
DENVER, CO 80234