

MEGGAN HERINGTON, AICP, EXECUTIVE DIRECTOR

PLANNING AND COMMUNITY DEVELOPMENT

## NOTICE OF PUBLIC HEARING

This notice provides options to access the Board of Adjustment public hearing on the following Quasi-Judicial land-use matter. **The following item is scheduled for the Board of Adjustment (BOA) Public Hearing on Thursday, June 25<sup>th</sup>, 2026, beginning at 9:00 A.M.** The BOA hearing will be held in the Centennial Hall Hearing Room located at 200 S. Cascade Avenue, Colorado Springs, CO 80903. You may attend the public hearing in-person or watch virtually by following the procedures below.

**FILE NUMBER: BOA264**

**UHLER**

### DIMENSIONAL VARIANCE

#### 4082 PINEHURST CIRCLE SETBACK VARIANCE

A request by Pagosa Revocable Living Trust for approval of a Dimensional Variance to allow an accessory structure to be constructed 10 feet from the rear property line, where an accessory structure would normally be 25 feet from the rear property line. The Walden Preserve 2 – Filings 4, 5, 6 & 7 Amended PUD Development Plan requires a minimum rear setback of 25 feet for all structures in the PUD. The 1.01-acre property is located at 4082 Pinehurst Circle, approximately 0.50 miles southeast of the intersection of Pinehurst Circle and State Highway 83 in Colorado Springs, Colorado. An Administrative Plat Note Waiver (file no. WV261) is being processed concurrently. (Parcel No. 6115010017) (Commissioner District No. 1)

**Type Of Hearing: Quasi-Judicial**

**Planner: JenUhlen@elpasoco.com**

### Watch the Hearing Virtually

To watch the hearing live, visit: <https://cloud.castus.tv/vod/elpasoco/video> at the scheduled time.

### Submit Public Comments

Members of the public may provide comments in person at the hearing or may submit written comments in advance through the EDARP project page.

To submit written comments through EDARP and view the Staff Report and all related documents for this item, please visit: <https://epcdevplanreview.com/Public/ProjectDetails/214057>.


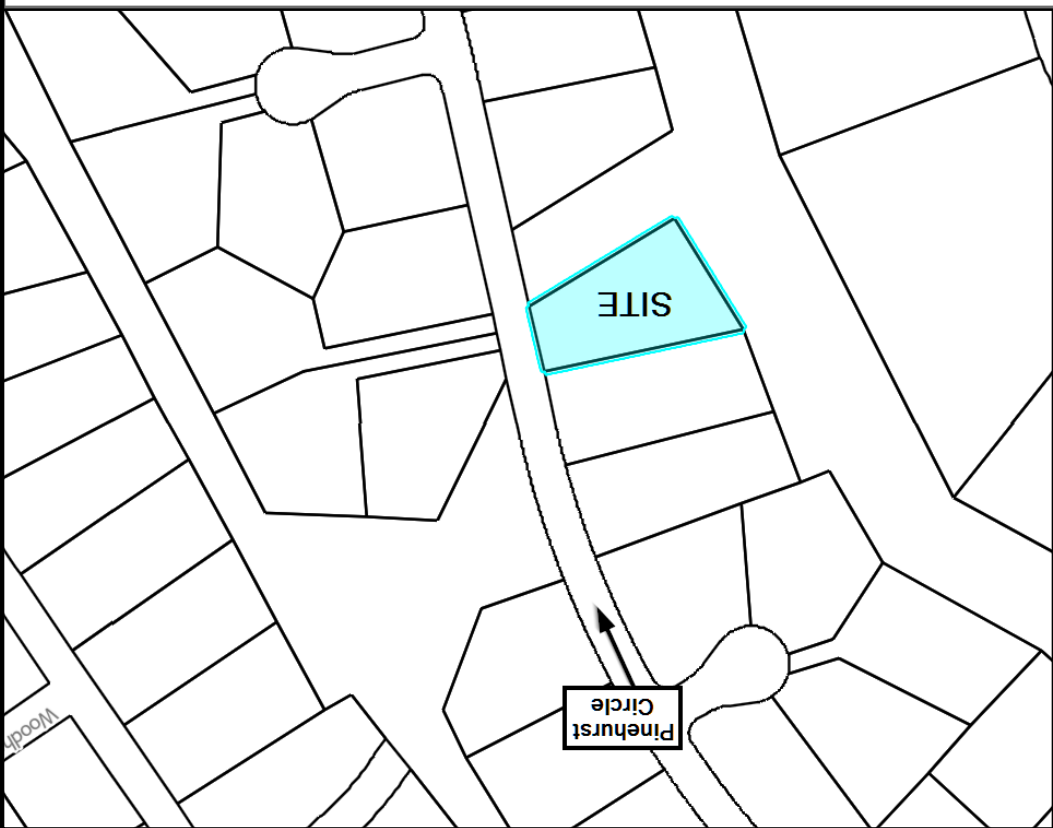
Written comments submitted through EDARP must be uploaded no later than one (1) day prior to the hearing in order to be included in the official record and provided to the Board of Adjustment. Written comments will not be accepted the day of the hearing. In-person public comments are limited to three (3) minutes.

If you are unable to use EDARP, written comments may alternatively be submitted by email to [PCDhearings@elpasoco.com](mailto:PCDhearings@elpasoco.com) no later than one (1) day prior to the hearing. Documents emailed the day of the hearing will not be accepted.

This notice was mailed on: 06/08/2026.

Planning and Community Development  
 2880 International Cir. Suite 110  
 Colorado Springs, CO 80910

**NOTICE OF PUBLIC HEARING**

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	<p><b>EL PASO COUNTY</b>  <b>PARCEL INFORMATION</b></p> <p><b>FILE NAME:</b> BOA264</p> <p><b>PARCEL:</b> 6115010017</p> <p><b>OWNER NAME:</b> Pagosa Revocable Living Trust</p> <p><b>ADDRESS:</b> Pinehurst Circle and State Highway 83</p>