

May 18, 2026

To Whom It May Concern:

This letter is to inform you that an application for a proposed land-use project occurring in your area has been received by Planning & Community Development (PCD). Please note that PCD will send additional notification prior to any future decision regarding this proposal. To submit public comments, please go to the project directly using the EDARP link below.

**PCD File No.:** BOA264 & WV261, 4082 Pinehurst Circle Setbacks and Plat Note Variance

**Project Description:** Request for a plat note waiver and dimensional variance to allow for an RV garage to be located 10 feet from the rear property line. For more information, see the applicant's Letter of Intent within the EDARP project file (link below).

**Property Owner(s):**

Pagosa Revocable Living Trust  
4082 Pinehurst Circle  
Colorado Springs, CO 80908

**Applicant/Representative:**

Vertex Consulting Services, LLC  
5825 Delmonico Dr., Suite 320  
Colorado Springs, CO 80919  
nina.dossey@vertexc.com  
(719) 433-2018

**Tax ID/Parcel No.:** 6115010017

**Location of Project:** 4082 Pinehurst Circle

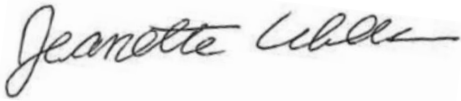
**Zoning District:** PUD (Planned Unit  
Development)

**Land Size:** 1.01 Acres

**View project documents online (EDARP):** <https://epcdevplanreview.com/Public/ProjectDetails/214057>

If you have questions/concerns regarding the proposal, please contact me using the information below.

Respectfully,

A handwritten signature in black ink, appearing to read "Jen Uhler", is written over a light gray rectangular background.


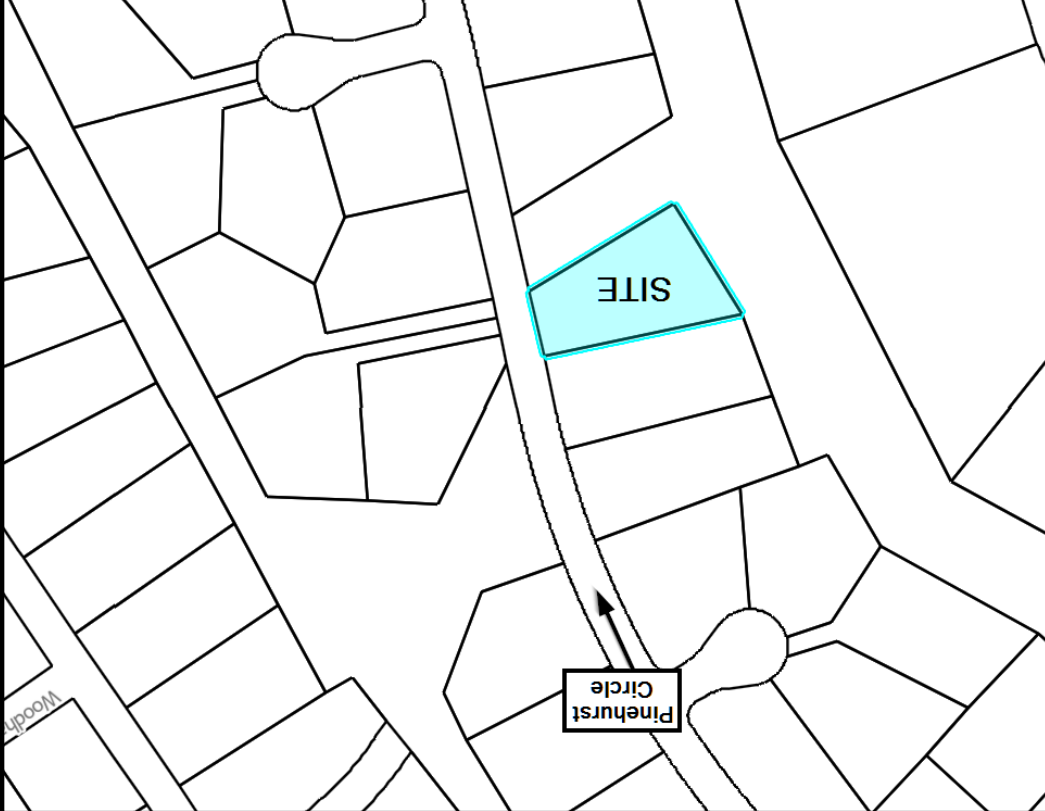
Jen Uhler- Planner

El Paso County Planning & Community Development

(719) 520-7952    JenUhler@elpasoco.com

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

**NOTICE OF LAND-USE APPLICATION**

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		<p><b>EL PASO COUNTY</b>  <b>PARCEL INFORMATION</b></p> <p><b>FILE NO.:</b> BOA264 &amp; W261</p> <p><b>PARCEL NO.:</b> 6115010017</p> <p><b>OWNER:</b> Pagosa Revocable Living Trust</p> <p><b>ADDRESS:</b> 4082 Pinehurst Circle</p>