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El Paso County, CO

221157993

FILE NO. AG_____

AGRICULTURAL STRUCTURE EXEMPTION FROM THE BUILDING CODE

AFFIDAVIT

I, Ixchel Drury, have applied for approval of an agricultural structure exemption from the Building Code for the purposes stated under the file number listed above (hereinafter referred to as the "Application"). Under the application and being duly sworn on oath deposes and says:

I, as applicant, owner and hold title to the following described real property:

885 Ranchette Pl Ellicott, CO, 80808 Street Address

Parcel 3410003010 Lot 10 Block 2 Antelope Park Ranchettes Legal Description

_____Assessor Tax Schedule Number

El Paso County, Colorado

I hereby acknowledge and agree to the following:

- The information provided on my application is accurate and demonstrates an agricultural use on the property described above.
- An agricultural structure shall not be exempt from obtaining a building permit unless an application for an agricultural structure exemption from the Building Code and a site plan have been approved by the El Paso County Planning and Community Development Department and this affidavit is signed and recorded with the El Paso County Clerk and Recorder's Office.
- The structure shall not be converted to a use other than an agricultural use without first obtaining all applicable permits and approvals from the Pikes Peak Regional Building Department and the El Paso County Planning and Community Development Department.

By signing this affidavit, I authorize inspections pursuant to the El Paso County Land Development Code by the Planning and Community Development Department for the purpose of verifying compliance with the approved application. I understand that if I refuse inspection of the structure or if an inspection reveals noncompliance with the approved application or with the El Paso County Land Development Code; the Planning and Community Development Department may schedule a hearing before the Board of County Commissioners and request that the Board revoke or rescind approval of this application and a building permit will therefore be required.

This affidavit shall be recorded with the El Paso County Clerk and Recorder's Office and shall be binding for the PROPERTY on all successors' heirs and assigns.

The enclosed affidavit is required as part of the Agricultural Structure Exemption from the Building Code application. You will need the file number, legal description and assessor tax schedule number in order to complete the affidavit. Notarized signatures for all individuals having ownership of the property is required. Individuals signing on behalf of a business, trust, or other entity, must provide proof that they are able to sign the affidavit on behalf of the business, trust, or other entity.

The file number can be found by logging in to your Edarp project at: https://epcdevplanreview.com/. To locate the legal description and assessor tax schedule number for the property, visit https://property.spatialest.com/co/elpaso/#/ and follow the steps below:

- Enter the property address and hit enter
- Click on the correct listing for your property
- The assessor tax schedule number can be found on the upper, left-hand side of the screen above the property address
- The legal description can be found under the Overview section

The completed affidavit and the approved site plan must be recorded with the El Paso County Clerk and Recorder's Office. Please contact the Office of the Clerk and Recorder to determine costs of recording documents. A copy of the recorded affidavit must be uploaded into your Edarp project.

The Clerk and Recorder's Office has five (5) locations throughout the county:

- Citizens Service Center
  1675 W. Garden of the Gods Road (West of Centennial)
- Southeast-Powers Branch
  5650 Industrial Place (Powers Blvd and Airport Road)
- North-Union Town Center Branch
  8830 N. Union Blvd (Research Pkwy and Union Blvd)
- Downtown- Centennial Hall Branch
  200 S. Cascade (Cascade Ave and Vermijo)
- Fort Carson Branch
  6351 Wetzel Ave, Building 1525 (Hwy 115 and Gate 1)

FILE NO. AG_____

I, Donald Robert Drury, being duly sworn, state that the foregoing facts and contents of this application for an agricultural structure exemption from the Building Code are true and correct to the best of my knowledge, information, and belief.

Donald Robert Drury
Signature

State of Colorado
County of El Paso

Signed before me on August 19th, 2021
by Donald Robert Drury (name(s) of individual(s) making statement).

(Notary's official signature)
Notary Public
(Title of office)
07/14/2024
(Commission Expiration)

LEOBARDO GONZALEZ CRISTERNA
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20204024185
MY COMMISSION EXPIRES JULY 14, 2024

I, Ixchel J Drury, being duly sworn, state that the foregoing facts and contents of this application for an agricultural structure exemption from the Building Code are true and correct to the best of my knowledge, information, and belief.

Ixchel J Drury
Signature

State of Colorado
County of El Paso

Signed before me on August 19th, 2021
by Ixchel Joy Drury (name(s) of individual(s) making statement).

(Notary's official signature)
Notary Public
(Title of office)
07/14/2024
(Commission Expiration)

LEOBARDO GONZALEZ CRISTERNA
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20204024185
MY COMMISSION EXPIRES JULY 14, 2024

Proposed building

115' from West prop line, 100' from North prop line, 315' from East prop line, 265' from South prop line. Existing: 24' x 48' modular home, 24x24' 2 car garage, 12x8' Shed, 16'x8' lean-to. Access by existing driveway + 12'x12' roll door on South side of building.

AG2131 - 2000 SQ FT BARN

PLAT 4133 RR-5

APPROVED
Plan Review
EPC Planning & Community Development Department

Not Required
DESIGN

393.42'

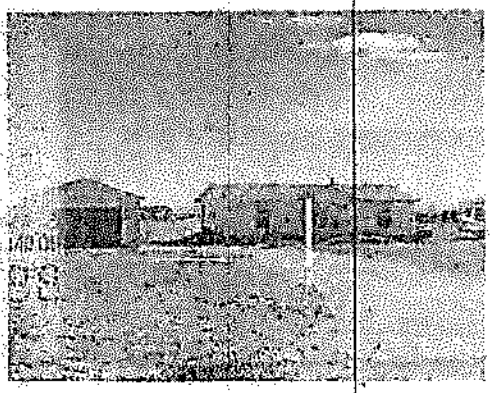
Parcel 3A1000010 5.07ac

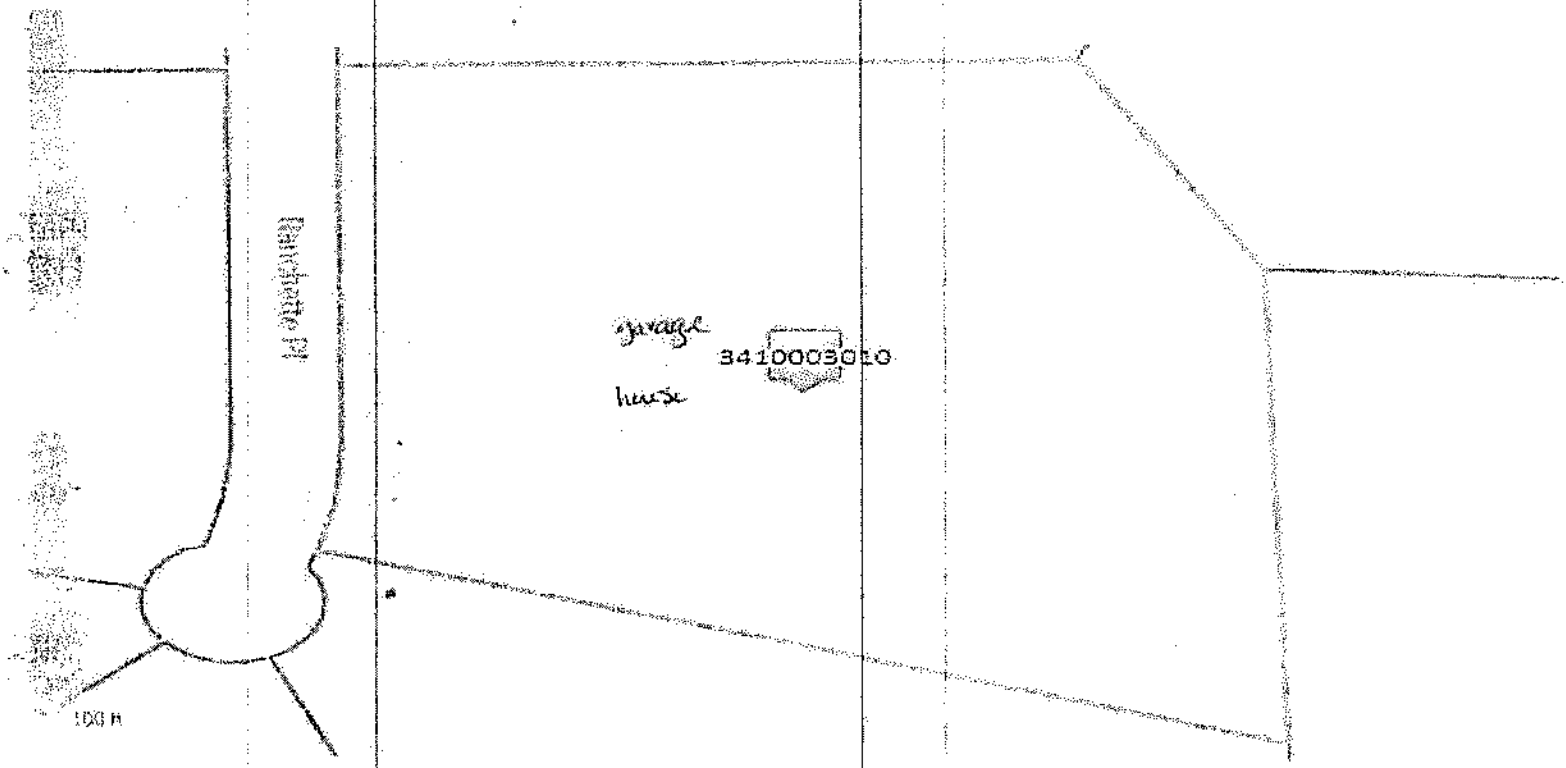
Lot 10 Block 2 Antelope Park Ranchettes

S

3410003010

885 RANCHETTE PL





)VERVIEW

Owner:	DRURY DONALD R JR
Mailing Address:	885 RANCHETTE PL CALHAN CO, 80808-7833
Location:	885 RANCHETTE PL
Tax Status:	Taxable
Zoning:	RR-5
Plat No:	4133
Legal Description:	LOT 10 BLK 2 ANTELOPE PARK RANCHETTES

MARKET & ASSESSMENT DETAILS ?

	Market Value	Assessed Value
Land	$71,700	$5,130
Improvement	$185,828	$13,290
Total	$257,528	$18,420

AND DETAILS

SEQUENCE NUMBER	LAND USE	ASSESSMENT RATE	AREA	MARKET VALUE
1	SINGLE FAMILY RES.	7.150	5.07 Acres	$66,700
2	WELL AND SEPTIC	7.150	0	$5,000

:UILDINGS DETAILS

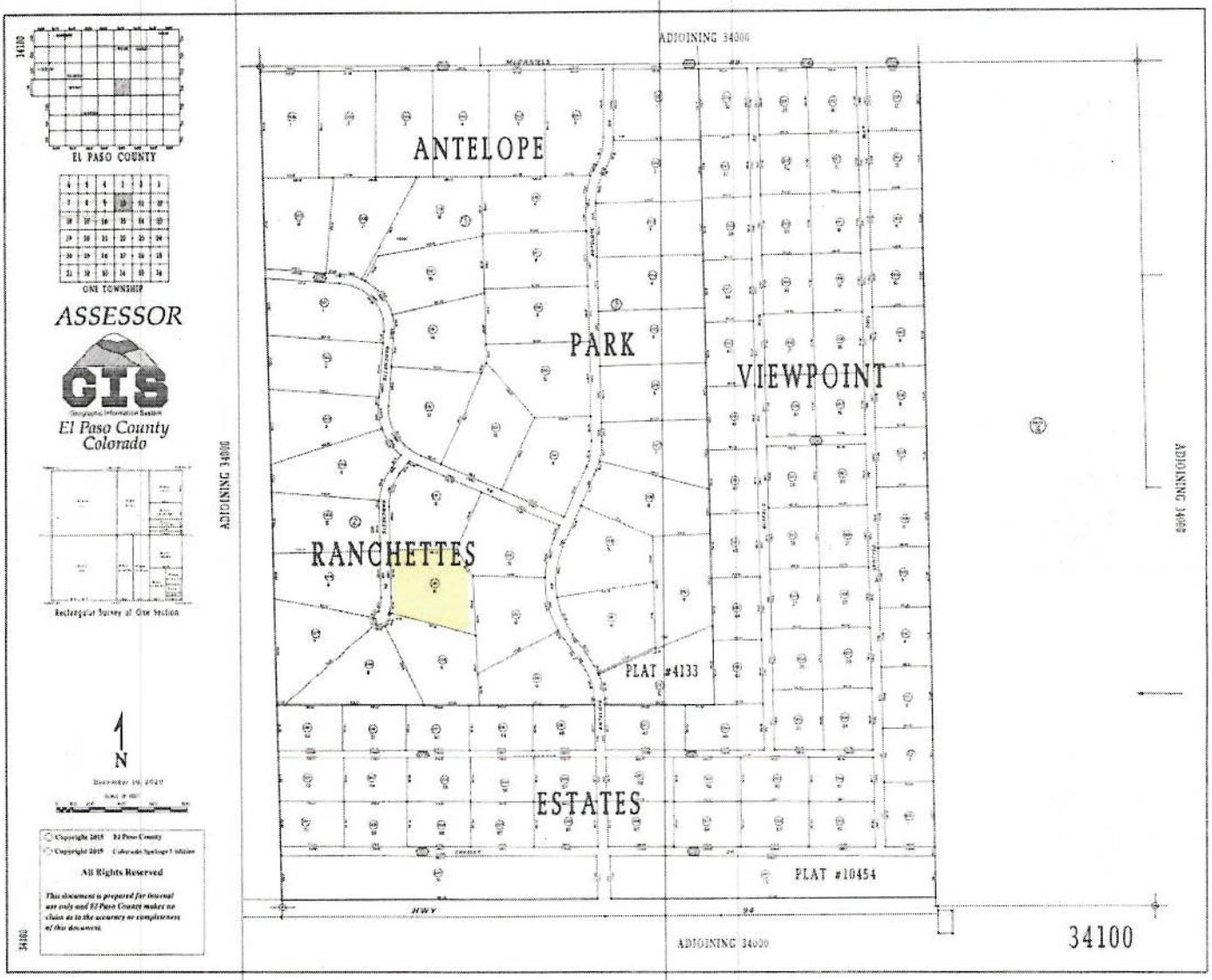
Residential - MODULAR (1)

Market Value $185,82

Assessment Rate	7.15	Above Grade Area	1,344
Bldg #	1	First Floor Area	1,344
Style Description	MODULAR	Above First Floor Area	0
Property Description	FRAME AVERAGE QUALITY	Lower Level Living Area	0
Year Built	1998	Total Basement Area	-
Dwelling Units	1	Finished Basement Area	
Number of Rooms	5	Garage Description	Detached
Number of Bedrooms	3	Garage Area	576
Number of Baths	2.00	Carport Area	-

ALES HISTORY

SALE DATE	SALE PRICE	SALE TYPE	RECEPTION


ADJOINING 34000
ANTELOPE
PARK
VIEWPOINT
RANCHETTES
PLAT #4133
ESTATES
PLAT #10454
ADJOINING 34000
ADJOINING 34000
ADJOINING 34000
34100
EL PASO COUNTY
ONE TOWNSHIP
ASSESSOR
GIS
El Paso County
Colorado
Rectangular Survey of One Section
N
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