



**T-Bone Construction, Inc.**  
1310 Ford St.  
Colorado Springs, CO 80915  
(719) 570-1456 Fax (719) 591-5217  
19 June 2020

1. This letter is being sent to you because T-Bone Construction, Inc. is proposing a land use project in El Paso County at the referenced location (see item #3). This information is being provided to you prior to a submittal with the County. Please direct any questions on the proposal to the referenced contact(s) in item #2. 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.
2. For questions specific to this project, please contact:  
Darin Weiss, AIA  
T-Bone Construction  
1310 Ford St.  
Colorado Springs, CO 80915  
719-623-3314
3. 8615 McLaughlin Road, Falcon, CO 80831; located on the southeast corner of McLaughlin Road and Greenough Road.; 1.64 acres; zoned CR.
4. Request for replat the current property into two separate parcels. Proposing to construct a +/-4,000 s.f., single story office building on the new western parcel. The project is an approved use for the zoning classification and will be designed utilizing the El Paso County Land Development Code standards.
5. The property is currently undeveloped. No change to existing facilities required for replat.
6. No waivers are requested in this submittal.
7. Vicinity Map and Adjacent property owners:



Adjacent Property Owners:

1. Mr. & Mrs. Ortiz  
7503 Greenough Road  
Peyton, CO. 80831-6080
2. Mr. & Mrs. Leon  
7507 Greenough Road  
Peyton, CO. 80831-6080
3. Adia Paysinger  
7511 Greenough Road  
Peyton, CO. 80831-6080
4. Mr. & Mrs. Samora  
7515 Greenough Road  
Peyton, CO. 80831-6080
5. Stephanie Michael  
7519 Greenough Road  
Peyton, CO. 80831-6081
6. IDGAS LLC  
4231 S Natches Ct Ste A  
Englewood CO, 80110-8612 (7653 McLaughlin Road)
7. Ent Federal Credit Union  
7250 Campus Dr.  
Colorado Springs CO 80920-6517 (7585 McLaughlin Road)

8. Sri Real Estate Properties LLC  
300 Johnny Bench Dr.  
Oklahoma City, OK. 73104-2471 (7610 McLaughlin Road)
9. Andrews McIlwain  
7619 Bierstadt Hts  
Peyton, CO. 80831-6114
10. Rowland Family Trust  
8289 Del Rio Road  
Peyton, CO. 80831-8041 (7629 Bierstadt Hts)
11. Jessica Sandoval  
7639 Bierstadt Hts  
Peyton, CO. 80831-6114
12. Genara Rammes  
7649 Bierstadt Hts  
Peyton, CO. 80831-6114
13. William Hovanec  
7669 Bierstadt Hts  
Peyton, CO. 80831-6114
14. Trica Curtis  
7679 Bierstadt Hts  
Peyton, CO. 80831-6114



