

See additional comments for comments regarding letter of intent.

Please indicate whether an access road has been built. The easement provided indicates that if a permanent road/street has not been built in 24 months then the easement will revert to the Grantor. The easement may need to be updated.

Letter of Intent

Good Old Boy's LLC/Ryan L. Clark is proposing a land use project in El Paso County at the referenced location: 137 Lotus St. Colorado Springs, Colorado 80917. Lot 8 Block 6 Park Vista Addition. 7200 sqft lot zoned RM-30.

I am requesting a variance of use on my property; specifically, I would like to use this property for storage. I initially intended to build on the property, but because of drainage ditch, lack of roads, and flood plain issues, building on this property is not realistic. I have built a wooden privacy fence on the property, which I plan to move a portion out of the flood plain as requested by floodplain administrator. I have previously obtained an easement so that I can access the property. I would like to be a good neighbor and work with the people within the neighborhood. However, I would also like to be able to use my property. Seeing as I cannot build on my RM-30 zoned property, I would like to put it to good use by storing personal property, equipment and vehicles on there.

Please address traffic in the letter of intent indicating the average daily trips that the use will generate.

Thank you for considering my request.

Please state whether or not any land disturbance is proposed.

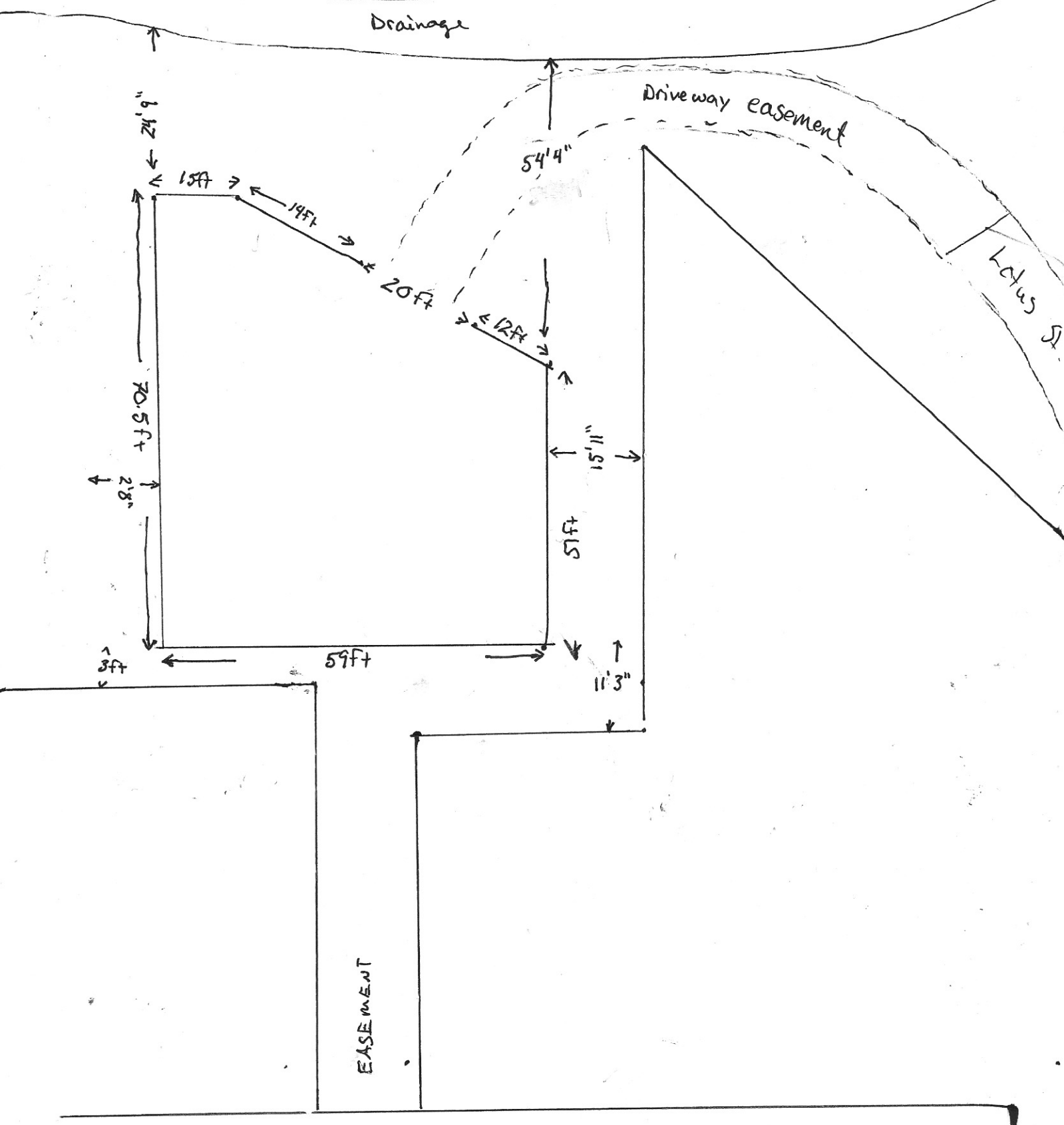
Ryan L Clark
1715 Querida Dr.
Colorado Springs, CO 80909
719-217-4354

my attorney

Ryan Robertson
1975 Research Parkway, Suit #100
Colorado Springs, CO 80920
720-758-6469

137 Lotus St. CO 80917
- Lot 44 Bk 8 Park Vista Addition
- Plot No # 1447
- Parcel # 6326211002

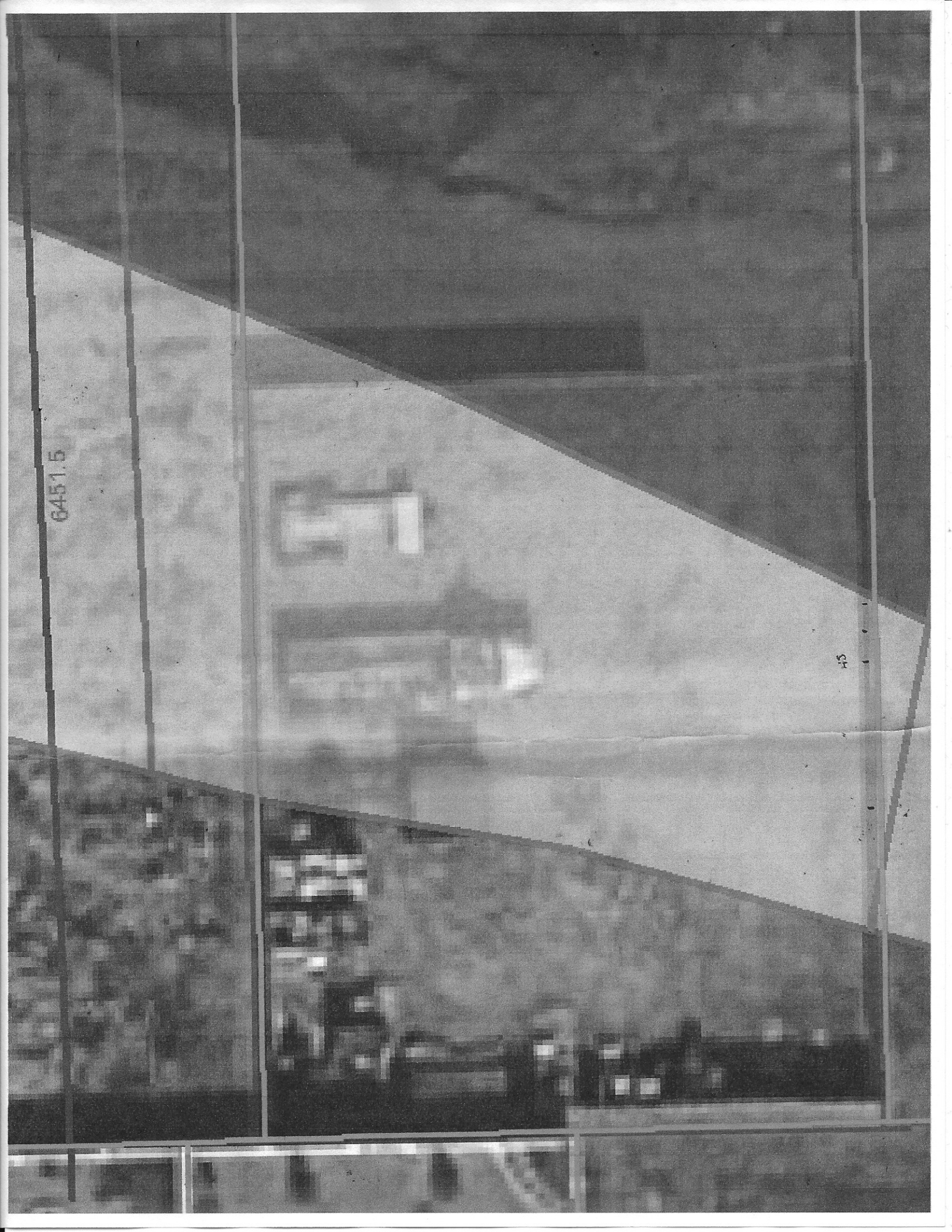
lot 60' x 120'
7200 sqft



SIFERD BLVD

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Siferd Blvd

Hamlet Rd