

Chuck Broerman  
12/10/2019 11:39:29 AM  
Doc \$0.00 3  
Rec \$23.00 Pages

El Paso County, CO



219155805

**Recording Requested by and return to:**  
EL PASO COUNTY PLANNING & COMMUNITY  
DEVELOPMENT DEPARTMENT  
2880 INTERNATIONAL CIRCLE  
COLORADO SPRINGS CO 80910  
(719)520-6300

**FOR RECORDER USE ONLY**

**GUEST HOUSE COMPLIANCE AFFIDAVIT**

File No. ADU1966

I, DARYN + MELANIE STROP, applicant or applicant's agent for a

GUEST HOUSE

(description of development proposal)

under development application number ADU1966, being duly sworn on oath, deposes and says:

I, as applicant, own and hold title to the following described real property (hereinafter referred to as "the PROPERTY"), or have been given authority to represent the owner by an Owner's Affidavit of the PROPERTY for purposes of the above referenced application:

19404 HILLTOP PINES PATH B Street Address

LOT 4 HILLTOP PINES FIL No 1 Legal Description

610900301 Assessor Tax Schedule Number

El Paso County, Colorado

**I hereby acknowledge and agree to the following:**

"Pursuant to Section 5.2.29(C) of the El Paso County Land Development Code, I understand that a kitchen is not allowed within a guest house unless an affidavit is signed and recorded in the Office of the El Paso County Clerk and Recorder where by I as Owner acknowledge and agree that the guest house proposed as part of this development application and to be located on the above reference property may not be leased or rented. I, hereby agree that I will not lease or rent the guest house.

IN WITNESS WHEREOF, the parties hereto have hereunder set their hands and seal this 15 day of Oct., 2019.

**OWNER**

STATE OF COLORADO

COUNTY OF EL PASO

DARYN STROP OWN

Owner Signature

17875 MINING WAY, MONUMENT, CO 80132 719.491.6712  
Print Name, Mailing Address and Phone Number

The foregoing instrument was acknowledged before me this 15 day of October, 20 19 by Daryn Strop, COUNTY of EL PASO.

Kristina Pegues  
(Notary Public)

My Commission expires Aug. 27, 2023



OWNER  
STATE OF COLORADO

COUNTY OF EL PASO

MELANIE STROP Melanie Strop  
Owner Signature  
17875 MINING WAY, MONUMENT, CO 80132 719.243.2597  
Print Name, Mailing Address and Phone Number

The foregoing instrument was acknowledged before me this 15 day of October, 2019 by  
Melanie Strop, COUNTY of EL PASO.

Kristina Pegues My Commission expires Aug. 27, 2023  
(Notary Public)



# PLOT PLAN

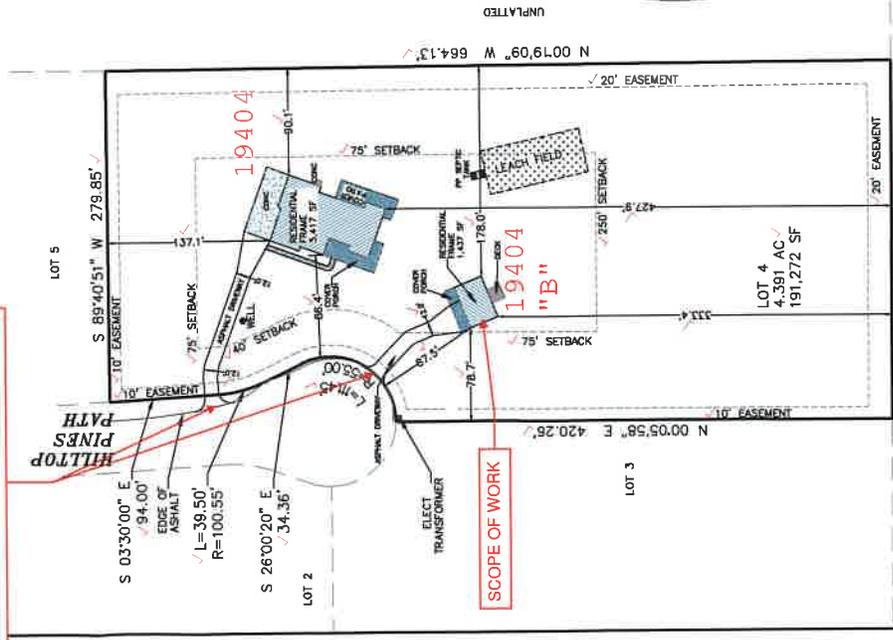
Reference PPRBD Plan R121931, EDARP  
File SFD191524 for primary residence.

**APPROVED**  
Plan Review  
12/09/2019 10:11 AM  
AAR/rlh  
EPC Planning & Community  
Development Department

**APPROVED**  
BESOPC  
12/09/2019 10:11 AM  
AAR/rlh  
EPC Planning & Community  
Development Department



SCALE: 1" = 100'



SCOPE OF WORK

REV DATE: 12/04/19  
REV DATE: 08/03/19  
REV DATE: 07/25/19  
DATE: 05/15/18

19404 HILLTOP PINES PATH B  
MONUMENT, COLORADO  
LEGAL DESCRIPTION: LOT 4  
HILLTOP PINES FILING No. 1  
EL PASO COUNTY, CO  
SCHEDULE NO. 6109003011

LOT AREA:  
HOUSE FOOT  
PRINT: 5,417 SF  
GUEST HOUSE FOOT  
PRINT: 1,437 SF  
COVERAGE: 3.6%

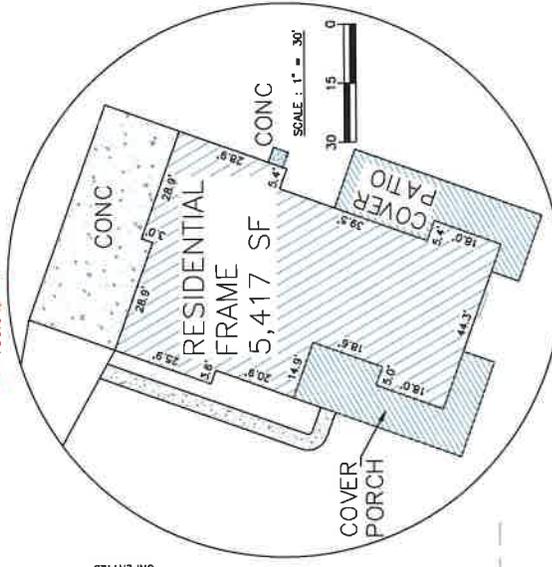
LOT 4  
4,391 AC  
191,272 SF

LOT 5  
4,391 AC  
191,272 SF

STATE HIGHWAY 105  
JOB No. 19-05-02

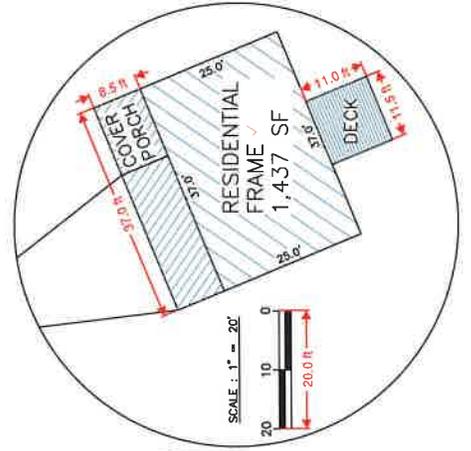
191,272 SF  
4,391 AC  
191,271.96

## HOUSE DETAIL



SCALE: 1" = 30'

## GUEST HOUSE DETAIL



SCALE: 1" = 20'

<p><b>POLARIS SURVEYING, INC.</b> 1903 Labrador Street, Suite 102 COLORADO SPRINGS, CO 80909 (719)448-0844 FAX (719)448-9225</p>	<p><b>DARYN &amp; MELANIE STROP</b> 1725 MARINO WAY MONUMENT, CO</p>
<p>R121930 ADU1966 PLAT 12603 ZONE PUD DIST 1</p>	<p>STROP RESIDENCE</p>