

Arie VanWingerden
3025 N Hancock
Colorado Springs, CO 80907

May 30, 2017

[NAME]
[STREET ADDRESS]
[CITY, STATE, ZIP]

Site Address: 6425 Connaught Drive, Colorado Springs, CO 80908.

Size: 5 acres

Zoning: RR-5

For questions specific to this project, please contact:

Erik Watts
Oliver E. Watts, Consulting Engineer, Inc.
614 Elkton Drive
Colorado Springs, CO 80907
(719) 593-0173

El Paso County Planning Department
1000 North Tejon Street
Colorado Springs, CO 80903
Phone: (719) 576-3300
Fax: (719) 576-3301
www.el-paso.org/planning

This letter is being sent to you because Arie VanWingerden is proposing a land use project in El Paso County, El Paso County at the referenced location. 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). 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 opportunity to express your opinion, the El Paso County contact information, the file number and an opportunity to respond either for, against or in support of the proposal, or expressing no opinion in writing or in person at the public hearing for this proposal.

This site was subdivided in June of 2005. The address for Lot 16 is 6365 Connaught, Lot 17 is 6425 Connaught; both lots are 5 acres. Tax ID's 5131004007 and 5131004008.

There were two existing house on Lot 17 when the site was platted: Built in 1970 and 1971; An outbuilding and an outbuilding was added at a later date.

The purpose of the Amended Plat is to realign the lot lines so all the improvements and structures, including the driveway, will be on Lot 17A. Both lots will access Connaught Drive; Lot 17A via the existing concrete driveway. Lot 16A will place it's driveway at the time of house permit. All minimum setbacks will be met by the new alignment. All utilities are in place to serve the site. A new well will need to be drilled for Lot 17A.

Sincerely,

Arie VanWingerden

Arie VanWingerden