

# THE PLANNING & DEVELOPMENT DEPARTMENT

LAND USE REVIEW DIVISION



Dear Property Owner,

## WHY YOU RECEIVED THIS LETTER

You have received this letter because we want to let you know about a neighborhood meeting to discuss a potential development project near your property. More information can be found to the right and on the back of this letter. We invite you to take part in the planning process by attending the neighborhood meeting, emailing, or mailing us your thoughts, concerns, support, or ideas in relation to this project. Residents' written comments will be included as part of the public record and forwarded to the applicant for review and consideration as their design process moves forward.

## HOW WE NOTIFY CITIZENS

This notice has been sent to you because the El Paso County Assessor's Office indicated that you own property near the proposed development site. Because of outdated records, vicinity to the project site, or rental situations, some neighbors might not have received this letter. Please talk to your neighbors and/or tenants regarding this potential project and invite them to submit their feedback.

## ADDITIONAL INFORMATION FOR THIS PROJECT

**Additional information, including the application and plans, can be found on our database located at [www.coloradosprings.gov/LDRS](http://www.coloradosprings.gov/LDRS)**

Use the file number(s) on the right of this page to search for this project. You can also review the application and plans in our office at 30 S. Nevada, Suite 105, Colorado Springs, CO 80903. We are open Monday-Friday from 8am to 5pm. If you have any questions, please contact the planner listed on the right. After a decision has been made regarding this project, any person may appeal that decision.

We look forward to hearing from you,

A handwritten signature in black ink, appearing to read "Peter Wysocki".

**Peter Wysocki, AICP - Director of Planning & Development**

**A DECISION HAS NOT BEEN MADE ON THIS DEVELOPMENT. ANY PERSON HAS THE RIGHT TO APPEAL A DECISION** that is made administratively, by the City Planning Commission, the Downtown Review Board, or the Historic Preservation Board. A \$176 fee, an appeal statement, and a completed appeal application must be filed no later than ten days after the decision from which the appeal is taken. Refer to chapter 7 article 5 of the City Code for further information ([www.coloradosprings.gov/citycode](http://www.coloradosprings.gov/citycode)). Questions regarding appeals can be answered through our website, by coming into our office, or by contacting Katie Sunderlin at [sunderka@springsgov.com](mailto:sunderka@springsgov.com) or 719-385-5773.

## DEVELOPMENT PROPOSAL

**Your Storage at Briargate**  
SW of Grand Cordera Pkwy and  
Prominent Point  
Colorado Springs, CO 80924  
Please see the back of this letter for a  
project location map.

## NEIGHBORHOOD MEETING

**Monday, January 14, 2018 at 6:00 PM**  
**Cordera Community Center**  
**Black Canyon Room**  
11897 Grand Lawn Circle  
Colorado Springs, CO 80924

## PROJECT DESCRIPTION

- This project proposes a new self-storage facility
- 12 storage buildings; on site office; climate controlled
- No access from Grand Cordera Parkway
- Building height varies from 35'-6"-17'-0"

## FILE NUMBER(S)

CPC ZC 18-00139  
CPC DP 18-00140  
AR FP 18-00724

## CITY PLANNER

**Katie Carleo**  
[kcarleo@springsgov.com](mailto:kcarleo@springsgov.com)  
(719) 385-5060

## WE NEED YOUR COMMENTS BY

**January 18, 2019**

Please submit your comments in written format, either by email or mail.

# PROJECT MAP FOR: Your Storage at Briargate

CITY PLANNER: Katie Carleo



In accord with the Americans with Disabilities Act of 1990 ("ADA"), the City of Colorado Springs will not discriminate against qualified individuals with disabilities. Anyone requiring an auxiliary aid or service to participate in this process should make the request as soon as possible but no later than 48 hours before the hearing. Citizens who are deaf or hard of hearing may dial 711 or 1-800-659-3656 Relay Colorado (voice) or 1-800-659-2656 (TTY).

NOTIFICATION OF A POTENTIAL DEVELOPMENT PROJECT AND NEIGHBORHOOD MEETING NEAR YOUR PROPERTY

PLANNING & DEVELOPMENT  
LAND USE REVIEW DIVISION  
30 S. Nevada, Suite 603  
PO BOX 1575 MC 155  
Colorado Springs, CO 80901-1575

