



received
3-28-22

42 Valley Crescent
PO Box 208
Palmer Lake CO 80133
719-481-2953 – office

Office Use Only	
Case Number:	5/18 PC
Date:	3-28-22
Fees:	\$250.00
Check #:	2934
Rec'd By:	[Signature]
Application Complete:	

Conditional Use Application Form

* emailed this & receipt to Emilie 3/28/22
* emailed to Dawn (alt)

Name of Applicant/Property Owner: Emilie Hacker

Address: 703 Platt Ln, Box 498 Phone#: 801-708-4342

Email: dustinandemilie@hotmail.com

Name of Proposal: 2 unit short term rental

Legal Description or Address: 703 Platt Ln, Palmer Lake, CO 80133

Note: If the applicant is someone other than the property owner, the applicant must provide a notarized letter from the property owner giving permission to be represented in this action.

This is a Conditional Use – A request for a use not permitted under certain zoning categories subject to review by the Planning Commission and consideration by the Board of Trustees.

Criteria for approval of a conditional use – Include a “site plan” or building design where a structure is involved to address the following criteria in which the Planning Commission and the Board of Trustees must find evidence, both factual and supportive, provided by the applicant.

- The site for the proposed use is adequate in size and shape to accommodate said use and all yards, spaces, walls and fences, parking, loading, landscaping, and other features required by this ordinance.
- The site for the proposed use relates to streets and highways adequate in width and degree of improvement to handle the quantity and kind of vehicular traffic that would be generated by the proposed use.
- Any negative impacts of the proposed use on adjacent properties and on the public can be mitigated through application of other ordinance standards or other reasonable conditions of approval.
- If of benefit to the community, any proposed structures will be of a design complimentary to the surrounding area.



By signing this application, parties agree to the following:

- Town of Palmer Lake staff or its consultants may enter the property to inspect the property and evaluate the proposal.
- The applicant/petitioner is liable for all non-refundable fees and costs associated with the Town's review of this application. Fees may include, but are not limited, to engineering and consultant fees, public notice costs, publication/recording fees, and any other fees paid by the Town in connection with, or related to, review of this application.
- Payment of fees as described is due within 10 days of the date of filing and, if not received within 30 days will be considered past due. Payment of the above fees shall not relieve the payment of any other fees imposed by the Town.

As owner/applicant, I affirm the information contained in this application is accurate, and I agree to the above conditions.

Applicant Signature: Emilie M. [Signature] Date: 3/28/2022

If the applicant is not the owner:

As owner of the above property, I agree to the application.

Owner – Print: _____

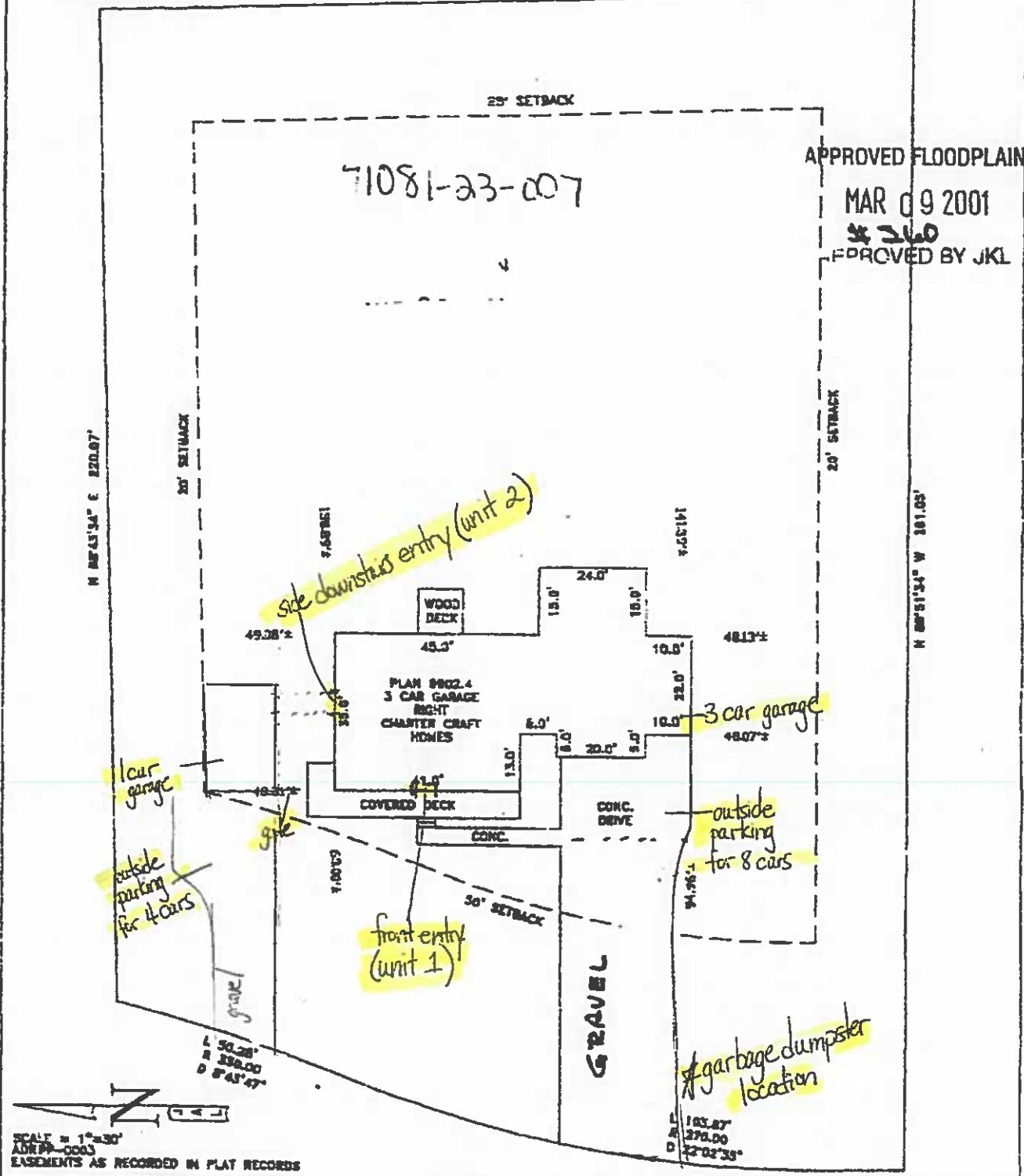
Owner – Signature: _____ Date: _____

PLOT PLAN

(THIS IS NOT A PROPERTY SURVEY)

703 PLATT LANE

N 01°48'47" W 178.72'



SCALE = 1" = 30'
 ADRP-0003
 EASEMENTS AS RECORDED IN PLAT RECORDS

SETBACKS:
 FRONT = 25'
 SIDES = 20'
 REAR = 25'
 ZONED RR-1
 DATE: 2/2/01

ADDRESS:
 703 PLATT LANE
 COLORADO SPRINGS, COLORADO
 LEGAL DESCRIPTION:
 LOT 1, PLATT SUBDIVISION
 EL PASO COUNTY, COLORADO.

LOT AREA:
 43967 s.f.
 HOUSE FOOT PRINT:
 2731 s.f.
 COVERAGE:
 6.2%

A.D.R. AND ASSOCIATES
 1048 Norwood Avenue
 Colorado Springs, CO 80906
 (719) 576-5712 Fax (719) 576-3364

E00271

141340

STR
Platt

AFFIDAVIT OF PUBLICATION

STATE OF COLORADO
COUNTY OF EL PASO

NOTICE OF PUBLIC HEARING
TOWN OF PALMER LAKE

Notice is hereby given that Palmer Lake Planning Commission shall hold a public hearing on May 18, 2022, at 9 PM at the Town Hall, 39 Valley Creek, Palmer Lake, to consider a Conditional Use application for short term rental of more than one unit of residential space, located at 782 Platt Lane. A recommendation will be made to the Board of Trustees on the same matter scheduled for June 8, 2022, at 8 PM. A copy of the complete application is on file at the Town Clerk office at 719-661-2953.

/s/ Dawn A. Collins, Town Clerk
Published in The Gazette April 27, 2022

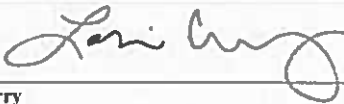
I, Lorre Cosgrove, being first duly sworn, deposes and says that she is the Legal Sales Representative of The Colorado Springs Gazette, LLC., a corporation, the publishers of a daily/weekly public newspapers, which is printed and published daily/weekly in whole in the County of El Paso, and the State of Colorado, and which is called Colorado Springs Gazette; that a notice of which the annexed is an exact copy, cut from said newspaper, was published in the regular and entire editions of said newspaper 1 time(s) to wit 04/27/2022

That said newspaper has been published continuously and uninterruptedly in said County of El Paso for a period of at least six consecutive months next prior to the first issue thereof containing this notice; that said newspaper has a general circulation and that it has been admitted to the United States mails as second-class matter under the provisions of the Act of March 3, 1879 and any amendment thereof, and is a newspaper duly qualified for the printing of legal notices and advertisement within the meaning of the laws of the State of Colorado.



Lorre Cosgrove
Sales Center Agent

Subscribed and sworn to me this 04/27/2022, at said City of Colorado Springs, El Paso County, Colorado.
My commission expires December 15, 2025.



Lori Curry
Notary Public
The Gazette

Lori Curry
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20184040549
MY COMMISSION EXPIRES December 15, 2025

Document Authentication Number
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