

**PUBLIC NOTICE
NOTICE OF A PUBLIC HEARING DATE
BEFORE THE BOARD OF ADJUSTMENT
FOR THE CITY OF SALIDA CONCERNING
A VARIANCE APPLICATION**

**TO ALL MEMBERS OF THE PUBLIC AND
INTERESTED PERSONS: PLEASE TAKE**

NOTICE: that on January 24, 2022 at or about the hour of 6:00 p.m., a public hearing will be conducted by the City of Salida Board of Adjustment at City Council Chambers, 448 East First Street, Suite 190, Salida, Colorado and online at the following link: <https://attendee.gotowebinar.com/rt/1909092342220683277>

The applicant, Rocco Capozza, is requesting approval for a variance on the property located at 343 Teller Street, legally known as Lots 1 and 2, Block 9, Blake and Westerfields Addition, City of Salida, Chaffee County, Colorado.

The purpose of the request is to receive a variance from the minimum rear lot line setback to build a second story addition on the existing nonconforming accessory structure. In the Medium Density Residential (R-2) zone district the required minimum rear lot line setback is 5' for accessory structures. The accessory structure was built in 1985 at the current rear setback of 2.19' and the applicant is requesting the variance to construct a second story ADU to match the footprint of the existing accessory structure.

Interested persons are encouraged to attend the public hearing. Further information on the application may be obtained from the Community Development Department at (719) 530-2626. To review the City's social distancing policy and other regulations, please visit: <https://cityofsalida.com/administration/page/covid-19-information>

*Please note that it is inappropriate to personally contact individual City Councilors or Planning Commissioners, outside of the public hearing, while an application is pending. Such contact is considered ex parte communication and will have to be disclosed as part of the public hearings on the matter. If you have any questions/comments, you should email or write a letter to staff, or present your concerns at the public meeting via the above GoToWebinar link so your comments can be made part of the record.

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