



Development Services Department
2880 International Circle
Colorado Springs, Colorado 80910

NOTICE OF VIOLATION

Phone: 719.520.6300
Fax: 719.520.6695
Website www.elpasoco.com



NOTICE OF VIOLATION

DSD File No. CRW-15-105 **Date of Inspection:** 5/20/15 **Date of Notice of Violation:** 5/21/15

Subject Property:
Dublin Blvd.

Assessor's Parcel #(s):
63172-00-007

Owner Information (From Assessor's Records)

Owner of Record 6473 Vincent Drive LLC
Mailing Address: P.O. Box 825; Colorado Springs, CO 80901-0825

Alleged Violator Information (If different from owner)

Alleged Violator: OWNER
Mailing Address:

County Ordinances(s) or Land Development Code Provision(s) Violation:

- | | |
|---|---|
| <input type="checkbox"/> Ordinance No. 06-02 Rubbish | <input checked="" type="checkbox"/> Land Development Code, Zoning Regulations |
| <input checked="" type="checkbox"/> Ordinance No. 06-03 Weeds and Brush | <input type="checkbox"/> Land Development Code, Subdivision Regulations |
| <input type="checkbox"/> Ordinance No. 96-3 Graffiti | <input type="checkbox"/> Development Permit or Land Use Approval |
| <input type="checkbox"/> Ordinance No. 08-01 Unsafe Buildings | |

Description of Violation: WEEDS, LIMBS AND BRUSH AND THE STORAGE OF A SEMI TRACTOR TRIALER.

(References for violations are to the El Paso County Land Development Code (LDC), County Ordinances, or permit conditions. Full text of LDC and Ordinances available at www.elpasoco.com.)

Violation References:

Code Enforcement Officer: Gayle Jackson

Tel: (719) 520-6748

You are hereby notified that the subject property appears to be in violation of County Ordinance(s) or Land Development Code Provision(s) described above.

You must bring the property into compliance OR contact the Code Enforcement Officer listed above within ten (10) calendar days of the date of this notice. Failure to do so will result in enforcement action to include referral of the matter to the El Paso County Board of Commissioners, who may authorize the County Attorney to pursue legal action in the El Paso County District Court.

If you contact the Code Enforcement Officer within ten (10) calendar days of the date of this notice, the Code Enforcement Officer may arrange a meeting with you and appropriate Development Services Department staff to identify all steps needed to correct the violation.



EL PASO COUNTY



OFFICE OF THE COUNTY ATTORNEY
CIVIL DIVISION

Assistant County Attorneys

M. Cole Emmons
Lori L. Seago
Diana K. May
Kenneth R. Hodges
Lisa A. Kirkman
Steven A. Klaffky

Amy R. Folsom, County Attorney

July 31, 2015

6473 Vincent Drive, LLC
P.O. Box 825
Colorado Springs, CO 80901-0825

Re: Property located at Dublin Boulevard – Schedule #6317200007

To Whom It May Concern:

The El Paso County Code Enforcement Division has notified you about ordinance and land development code violations on your property. These violations relate to the accumulation of weeds and brush on the above-noted property in violation of Ordinance No. 06-03 (Removal of Weeds and Brush), and the storage of a semi-tractor trailer on your property which is in violation of the El Paso County Land Development Code. Code Officer Gayle Jackson has submitted your violations to me for review.

I am writing to you to request that you rectify the ordinance and Land Development Code violations on your property within the **next 10 days**. If you fail to remedy these violations, I will recommend filing a civil lawsuit against you to the Board of County Commissioners.

If you have any questions on what steps you need to take to address these issues, please contact Gayle Jackson, Code Enforcement Office, at 520-6748.

Sincerely,

Steven A. Klaffky
Assistant County Attorney

cc: Gayle Jackson, Code Officer



05.20.2015

NEW DOC



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