

Y O W A R C H I T E C T S P C

115 SOUTH WEBER STREET SUITE 200 COLORADO SPRINGS, COLORADO 80903
(719) 475-8133 www.yowarch.com

September 14, 2016

Lonna Thelen
Principal Planner
Land Use Review Division
30 S. Nevada Avenue, Ste 105
Colorado Springs, CO 80901

RE: 856 Arcturus Dr.
Conditional Use

This submittal is for approval of a Conditional Use to allow for a dog kennel in 4,900 square feet of the existing building located at 856 Arcturus Dr. The 2.60 acre site TSN #7425203006 is zoned C-5.

The conditional use would allow indoor boarding of dogs for Canine Design Salon which is expanding to 4,900 square feet. The services provided include daycare, boarding and, grooming of pets.

This conditional use would not be detrimental to the surrounding commercial center or the neighborhood because all of the pet services are conducted indoors. This conditional use promotes the public health of the community. Pets are a very important part of most people's family. This is a safe and important service for this neighborhood, and is located in an appropriate commercial corridor in southwest Colorado Springs.

Should you require any additional information, please contact me at 719.475.8133.

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Respectfully yours,



Brad Nichols, Planning Associate
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