

From: Christie Williams <Coloradochristie@outlook.com>
Sent: Thursday, September 9, 2021 3:45 PM
To: Hiben, Carli B <Carli.Hiben@coloradosprings.gov>
Subject: 1046 E. Monroe Street Short Term Rental

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This property should not become a short-term rental. There are enough rentals already in this neighborhood. We do not a short-term rental. We also don't need to start a trend of short-term rentals in this established, quiet neighborhood. Two doors down from this very house is a very old man living his quiet life. The people on the street and area do not need to contend with strangers coming and going. Also, now that Colorado is pot friendly, many of these short-term rentals become pot smoking party houses. We don't need that either. This neighborhood is a highly sought-after area where price per square foot exceeds many parts of Colorado Springs. Let's keep it that way.

Thank you for this consideration.

From: suzanne mirs <suzy727@hotmail.com>
Sent: Tuesday, September 14, 2021 6:00 AM
To: Hiben, Carli B <Carli.Hiben@coloradosprings.gov>
Subject: File number: CPC AP 21-00124 comments

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Ms. Hiben,

Thank you for providing the opportunity to appeal the short term rental appeal for the property at 1046 E. Monroe Street 80907. I am against this project and do not want it to move forward. This home is at an intersection with limited street parking. A short term rental of this size will ultimately cause congestion at this intersection. Short term rentals degrade neighborhoods by not allowing friendships and community to develop due to the transient nature of the occupants. Two years ago on July 4th, there was a car jacking that ended in a crash into cars parked at that location. The occupants of the home called police and enlisted other neighbors to track down this criminal who was ultimately apprehended unharmed by Colorado Springs Police.

I do not approve of a short term rental for this location.

Thank you for your time.

Suzanne Mirs

Sent from [Mail](#) for Windows

PUBLIC COMMENT

From: Vito Carmalitano <vito.carmalitano@gmail.com>
Sent: Wednesday, September 15, 2021 8:18 AM
To: Hiben, Carli B <Carli.Hiben@coloradosprings.gov>
Subject: Re: File number: CPC AP 21-00124 comments

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Hello,

Thank you again for your prompt reply, and for clarifying what their focus will be on. I support the denial of the application for the referenced property. I also support the the exclusion of non-owner occupied short term rentals from single-family zoning districts. I believe short term rentals, especially non-owner occupied, located in these districts have the potential to degrade the quality of life there, and they may also exacerbate the shortage of housing available to potential long term residents. Additionally, I feel Colorado Springs has an ample supply of commercial venues to support visitors, tourists, and others needing transient lodging, as evidenced by a recently reported 85% occupancy rate (<https://www.visitcos.com/media/press-releases/colorado-springs-summer-2021-tourism-exceeds-expectations/>). Thus, I do not believe there is any offsetting benefit to these potential negative effects for the neighborhoods, or the greater community.

Thank you for your time and consideration.

Best regards,

Vito Carmalitano

PUBLIC COMMENT

Dear STAFF:

We are next door neighbors
to 1046 E. Monroe, at 2304 Paseo Rd.

We enjoyed each & everyone of
the short term rental neighbors.

We met a lot of good people.

P.S. Some of our local neighbors,
could learn from these short
term rental clients.

Yours truly
Roger + Colleen Langendoerfer