TOWN OF CASTLE ROCK COLORADO

LAND DEVELOPMENT APPLICATION

NAME OF PROJECT: Kerry Taylor Deck PROJECT NO. 18-2097

PROPERTY ADDRESS / GENERAL LOCATION: 3702 Deer Valley Dr

LEGAL DESCRIPTION: Crystal Valley Ranch Filing Number 2 Lot 14

PLEASE CHECK THE TYPE OF APPLICATION:

- o SKETCH PLAN
- o ANNEXATION
- o ZONING/REZONING
- o PLANNED DEVELOPMENT PLAN
- o PDP AMENDMENT
- o SITE DEVELOPMENT PLAN
- o SDP- USE BY SPECIAL REVIEW
- o SDP-AMENDMENT
- o WIRELESS USE BY SPECIAL REVIEW
- o DOWNTOWN FAÇADE/VARIANCE
- o PLAT
- o CONSTRUCTION DOCUMENTS
- o GESC
- ✓ ZONING/SIGN VARIANCE
- o TEMPORARY USE PERMIT
- o OTHER: _____

SUMMARY DATA:

Present Zoning/Use _____

Proposed Zoning/Use _____

Area in Acres _____

Proposed # of Lots/DUs _____

Proposed Building Sq. Ft. _____

PROPERTY OWNER INFORMATION:

Name Kerry Taylor

Company

Address 3702 Deer Valley Dr
Castle Rock, CO 80104

Fax

Phone (573) 645-0476

Email Kerrybuthod@hotmail.com

Signature of Property Owner

Name (Please Print)

REPRESENTATIVE INFORMATION:

Name Aaron Gray

Company Elevate Construction

Address 9164 B Spruce Mtn Road
Larkspur, CO 80118

Fax 720-638-6681

Phone 720-638-6018

Email aaron@elevateconstruction.build

Signature of Representative

Aaron Gray
Name (Please Print)

Staff Use Only

Date Received: _____

Application Fee Received: _____

Staff Contact:: _____

Achieving the Community Vision through Excellence, Dedication and Service

IMPROVEMENT LOCATION CERTIFICATE

NO. 05-CVR2-14

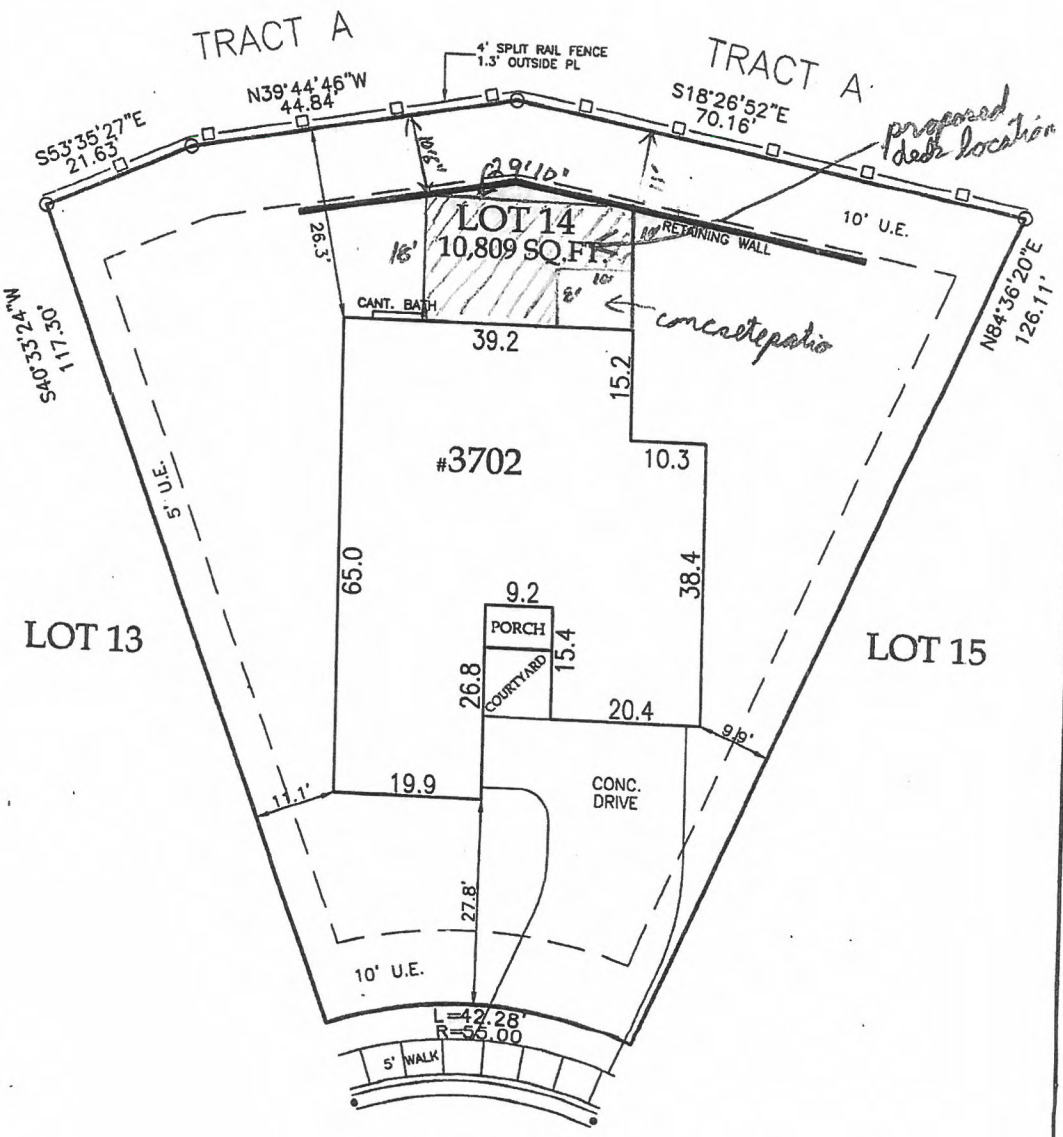
bJ Surveying, inc.
Residential · Boundary · Construction

13790 EAST RICE PLACE
AURORA, CO 80015

DESCRIPTION OF FOUND MONUMENTATION

O – REBAR WITH YELLOW CAP. PLS # 37054 (TYPICAL)

•– DISK IS 12' OFFSET TO LOT CORNER.



Kerry Taylor
3702 Deer Valley Dr.
Castle Rock, Co. 80104

0 20 40
SCALE: 1"=20'

IMPROVEMENT LOCATION CERTIFICATE

FOR MELODY HOMES OF THE PROPERTY DESCRIBED AS:

LOT 14, CRYSTAL VALLEY RANCH FILING NO. 2, TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF COLORADO;
ALSO KNOWN AS: 3702 DEER VALLEY DRIVE

I HEREBY CERTIFY THIS IMPROVEMENT LOCATION CERTIFICATE WAS PREPARED AND THAT IT IS NOT A LAND SURVEY PLAT OR IMPROVEMENT SURVEY PLAT, AND THAT IT IS NOT TO BE RELIED UPON FOR THE ESTABLISHMENT OF FENCE, BUILDING, OR OTHER FUTURE IMPROVEMENT LINES. I FURTHER CERTIFY THAT THE IMPROVEMENTS ON THE ABOVE DESCRIBED PARCEL ON THIS DATE: 04-20-05, EXCEPT UTILITY CONNECTIONS, ARE ENTIRELY WITHIN THE BOUNDARIES OF THE PARCEL, EXCEPT AS SHOWN, THAT THERE ARE NO ENCROACHMENTS UPON THE DESCRIBED PREMISES BY IMPROVEMENTS ON ANY ADJOINING PREMISES, EXCEPT AS INDICATED, AND THAT THERE IS NO APPARENT EVIDENCE OR SIGN OF ANY EASEMENTS CROSSING OR BURDENING ANY PART OF SAID PARCEL. EASEMENTS SHOWN HEREON WERE TAKEN FROM THE RECORDED PLAT DESCRIBED ABOVE, AND NO OTHER RESEARCH OF TITLE WAS PERFORMED IN CONNECTION WITH THIS CERTIFICATE.

BY: Jl E. Kurz

DATE: 04-20-05
UPDATED 06-23-05

EASEMENTS AND RIGHTS-OF-WAY SHOWN HEREON WERE TAKEN FROM THE RECORDED SUBDIVISION PLAT REFERRED TO ABOVE. NO OTHER RESEARCH OF TITLE WAS PERFORMED FOR THIS SURVEY.

NOTICE: ACCORDING TO COLORADO LAW YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS FROM WHEN YOU FIRST DISCOVER SUCH DEFECT. IN NO EVENT MAY ANY ACTION BE COMMENCED MORE THAN TEN YEARS FROM THE DATE OF THE CERTIFICATION HEREON.

P:\CRYSTAL VALLEY RANCH FILING NO. 2\dwg\CRYSTAL VALLEY RANCH FILING NO. 2 PLOT PLAN.dwg, 6/24/2005 8:18:10 AM, DNSERS

June 5, 2018

Town of Castle Rock
Zoning Committee

Re: Steve and Kerry Taylor Deck Variance
3702 Deer Valley Dr
Castle Rock, CO 80104

To Whom it may concern:

We purchased our home in August 2014. At the time of purchase the decks were looking old and needing to be replaced, but we loved the neighborhood and the house. We had no knowledge that the decks prior to our ownership of the home were not permitted, nor did we know the difficulties we would face trying to re-build them. We have been saving for the past four years to replace our decks. As you can see from the included photos the significant grade underneath our deck. This grade would make any outdoor living other than a deck unreasonable and unsafe. One of the main reasons that we purchased the home was the fact that house backed to common space and the view was unobstructed and impeccable off of the decks. We fully intend to sell our home in the next 3-5 years. Keeping the existing decks in place, is not an option as they are beginning to fail and become unsafe. We live in a beautiful neighborhood and not being able to have the same beautiful decks and outdoor living as my neighbors are allowed to have will drastically devalue our property. I believe that this is an unjustifiable hardship on my family that we had no part of creating. Also, by not having a deck with a railing in place there is no safe access from one side of the yard to the other due to the terrain and grade. Allowing us to re-build our decks in the same area will not negatively impact any neighboring properties, nor the view be impeded from any of my neighbors. There is no concern to the public's health nor safety by allowing our decks to be built. We respectfully request that Board see our intent is not to mislead or be difficult, but to better our property and build the decks that we thought the house came with. Thank you all very much for your time and consideration regarding this matter.

Kind Regards,

Kerry Taylor
3702 Deer Valley Dr.,
Castle Rock, CO 80104

Scanned with CamScanner