

From: [Karen Shepherd](#)
To: [Jones, Jennifer](#)
Subject: Costello arena Appaloosa Blvd. case # 21Z0005
Date: Friday, April 2, 2021 3:14:23 PM

[EXTERNAL EMAIL] DO NOT CLICK links or attachments unless you recognize the sender and know the content is safe.

Hello Jennifer:

I am going to do my best to get you some video to support our reasons for why the Costello property at 2940 Appaloosa should not be permitted to change zoning to Agricultural. If only we had known this was going to happen we could have a more professional presentation to show our sincere concern and what we have been dealing with for the last 3 years. The time and energy to properly let the board know what has been happening would take time and energy I don't have right now as I am dealing with major health concerns. We have photos and videos of activity and noise going on since the arena roof was added, but would have done more if we had known changing their zoning was even a possibility. Our concerns stem from the intentions they have for the intended use of their property in a residential area. It appears that they intend to run businesses to support the dressage community here in Brevard County and most recently a nationally advertised clinic. Naturally we can't prove all of this but activity and supporting evidence leads us to think the activity will only escalate if permitted, and we shall never have the beautiful peaceful setting we built our home on back in 2013. It is so disappointing and makes us heartsick. The changes that have been happening have allowed much rainwater runoff to flow into our yard too, noise and dust from tractors, trainers, incoming trailered in horses with their riders and guests. We hate that neighbors can't settle this on our own, but both parties have expectations of what we think is acceptable and respectful to have and operate in a residential community. I tried to discuss this several times but the advice given back was to just move. It truly does make me sad and ill to think it has come to this. We would not have settled here and built our forever home thinking a boarding and training facility was even remotely a possibility here, especially since the new arena olympic type facility is so very close to our home. We love horses and watching the others in the area roam and graze free.

Here's hoping the few videos and pictures I am forwarding now, will aid in giving you clarity as to our disappointment. Initially, I will forward them and hope audio works and without my explanation, that you even know what is showing. I did not do them to just forward like this and am concerned the impact will not be the same. We would sincerely hope that due to the complicated nature and outcome, we will have more time to impart our concerns as so much needs to be considered. It has been so very stressful as we have been trying to resolve the code issues and zoning violations since last August. Thank you so much for your understanding and please do not hesitate to connect with questions or thoughts if you have time.

PS ~ I am embarrassed, I don't know how to attach the photos!! I worked all day to do ... not much, so I will forward in a separate email ~ sorry!!

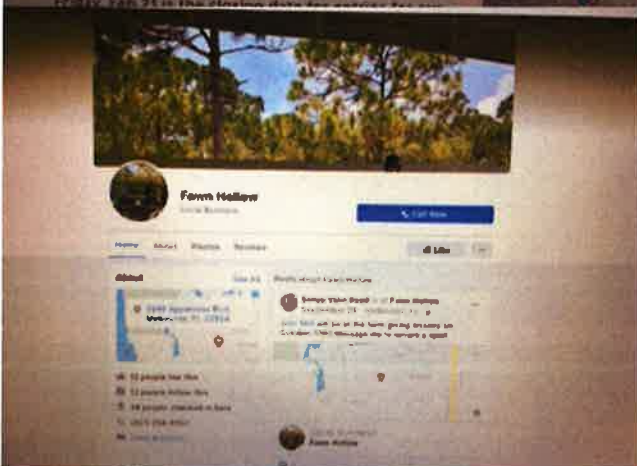
Sincerely,
Karen & Jeff Shepherd

Jones, Jennifer

From: Karen Shepherd <kannshep@gmail.com>
Sent: Friday, April 2, 2021 4:19 PM
To: Jones, Jennifer
Subject: Case 21Z00005 / Appaloosa Blvd arena and zoning

[EXTERNAL EMAIL] DO NOT CLICK links or attachments unless you recognize the sender and know the content is safe.

Since no luck trying to send video ~ forwarding some supportive photos of activity and violations (drainage, shows, business) ... Sorry for my lack of savvy with technology!
Karen Shepherd



From: [Karen Shepherd](#)
To: [Jones, Jennifer](#)
Subject: Re: Costello Staff Comments
Date: Sunday, April 4, 2021 3:40:41 PM

[EXTERNAL EMAIL] DO NOT CLICK links or attachments unless you recognize the sender and know the content is safe.

Good Morning Jennifer !

I am sending this off to you regards not being sure about allowing videos ... we have them only to point out the Fawn Hollow Farm noise we're subject to 24/7 from the tractor, boarders, trainers, guests, shows, clinics, maintenance, suppliers as heard from our house and porch. Just like today ... a gorgeous Easter Sunday, when we would like to gather, celebrate and eat outside with our guests ... we had to listen to 20 mins of the tractor riding around the arena? We ate inside.

Sincere thanks for putting up with my last minute emails...!

See you Monday afternoon.

Karen Shepherd

> On Apr 1, 2021, at 5:02 PM, Jones, Jennifer <jennifer.jones@brevardfl.gov> wrote:

>

> If you have video you'd like to present to the board, please send it to me no later than tomorrow.

>

> Thank you,

> Jennifer

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> -----Original Message-----

> From: Karen Shepherd <kannshep@gmail.com>

> Sent: Thursday, April 1, 2021 4:54 PM

> To: Jones, Jennifer <jennifer.jones@brevardfl.gov>

> Subject: Re: Costello Staff Comments

>

> [EXTERNAL EMAIL] DO NOT CLICK links or attachments unless you recognize the sender and know the content is safe.

>

> Hi Jennifer ~ thank you so much for calling and sending the information so promptly! I am wondering if I include photos and supporting info/documents, how much is too much. We have a lot. For instance, how to include a video? I don't want to overload your inbox, but feel it is very relevant to supporting our disapproval of allowing their zoning change. We love the rural setting and horses, and was a reason we like this area, and built our home here. The property is nothing like it was in 2013. BUT ~ continual additions and changes and activity at their arena, barn and business has totally changed the use and enjoyment of our home and outside area as well. We can't imagine once they "are allowed" to actually have all this activity, the negative impact we will be subject to. The constant activity alters our sleeping, entertaining, gatherings on our porch, keeping windows open and resale of our property, etc. Making sure we have as much supporting documentation is our goal. So what ever we can present, we will do our best to gather before the meeting. Is there going to be time for a decision to be made or is this the only day consideration for the zoning change will be made? Thank you again, Karen Shepherd

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>> On Apr 1, 2021, at 4:22 PM, Jones, Jennifer <jennifer.jones@brevardfl.gov> wrote:

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>> <21Z00005 Staff Comments.pdf>

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