

LODESTAR
ENGINEERING, LLC
 FORENSICS CIVIL DRAINAGE LAND DEVELOPMENT

COLORADO SPRING CO 80908
 info@lodestar.design 719.352.8886
 www.lodestar.design

Mineral Rights Certification:

I, Shay Miles, researched the records of the El Paso County Clerk and Recorder and established that there was was not a mineral estate owner(s) on the real property known as Fox Creek Estates. An initial public hearing on TBD, which was the subject of the hearing, is scheduled for _____, 2020.

Pursuant to §24-65.5-103(4), C. R. S., I certify that a notice of an initial public hearing was mailed to the mineral state owner(s) (if established above) and a copy was mailed to the El Paso County planning Department on _____, 2020.

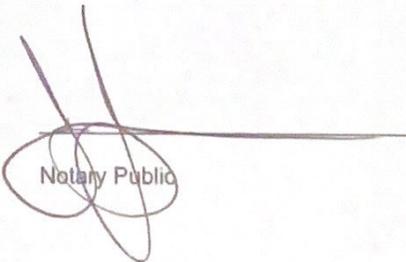
Dated this blank day of blank, 2020

STATE OF COLORADO)
) s.s.
 COUNTY OF EL PASO)

The foregoing certification was acknowledged before me this 11 day of November 2020, by Shay Miles

Witness my hand and official seal.

My Commission Expires: 10/10/2022


 Notary Public

JASON JORGENSEN
 NOTARY PUBLIC
 STATE OF COLORADO
 NOTARY ID 20184039530
 MY COMMISSION EXPIRES OCTOBER 10, 2022



August 26, 2020

NOTICE TO MINERAL RIGHTS OWNER

Dear Mineral Rights Owner:

This letter is being sent to you as Lodestar Engineering, LLC, on behalf of Phillip and Jennifer Miles, is proposing a land use project in El Paso County on 39.72 +/- acres, currently zoned RR-5, is bounded by Ridgeview Acres to the north, Whispering Hills Estates to the west Wildwood Village to the east, and Terra Ridge Estates to the south. This information is being provided prior to you prior to a submittal with the County. Please direct any questions on the proposal to the referenced contact below. Prior to any public hearing on this proposal, a notification of the time and place of the public hearing will be sent to the adjacent property owners by the El Paso County Development Services Department. At that time, you will be given the El Paso County contact information, the file number and the opportunity to respond.

The proposal is for the approval of a Preliminary Plan and a Final Plat of the Fox Creek Estates. The proposed development intends to establish 7 single family lots with a minimum acreage of 5 acres and a public street right-of-way. The subdivision is planned with adequate provisions for site access, drainage, and utilities and is consistent with development proposed in the El Paso County Policy Plan.

For questions specific to this project, please contact:

Shay Miles,
Lodestar Engineering, LLC
PO Box 88461
Colorado Springs, CO 80908
(719) 352-8886
shay@lodestar-design.com

Respectfully submitted,
Shay Miles, P.E.
President, Lodestar Engineering, LLC

7019 2280 0000 0822 6102 2490 9092 7600 0842

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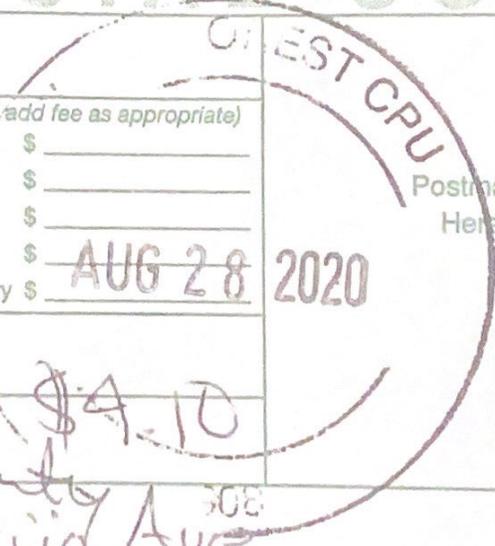
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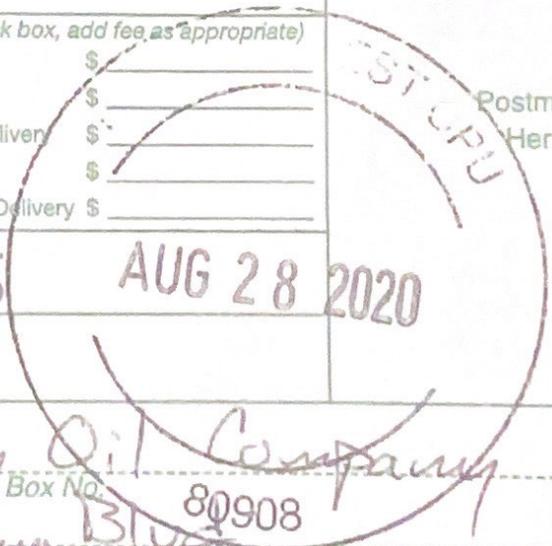
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PS Form 3800, April 2015 PSN 7530-02-000-9047

See Reverse for Instructions