Planning and Community Development Department

Craig Dossey, Executive Director

January 8, 2021

County File: OAR-20-66

Re: Shiloh Mesa Commercial Filing No. 1 - AR FP 20-00847

To: Katelynn Wintz (Katelynn.Wintz@coloradosprings.gov)

**Planning Division**

Review 1 comments:

1. Planning has no comments at this time.

**Engineering Division**

Review 1 comments:

PCD-Engineering has the following comments:

Traffic/Transportation:

1. It appears that the Shiloh Mesa at Woodmen Heights development’s traffic (on Woodmen Valley View) will impact Mustang Road, currently a rural County road. A traffic impact study and construction drawings identifying the improvements necessary to connect Woodmen Valley View to Mustang Road are required to be approved by EPC prior to any construction on that connection. An access permit will also be required.

2. Unless an agreement between the City and County is in place prior to construction, EPC work-in-the-right-of-way permits are required for any construction in the County right-of-way.

Drainage:

1. This project does not appear to directly impact any County drainage infrastructure.

-- Jeff Rice - 719-520-7877

Additional comments may be provided by the County Engineer.

**County Engineer (Public Works)**

Additional comments may be provided by the County Engineer.

Sophie Kiepe, Planner I

El Paso County Development Services

2880 International Circle, Colorado Springs, CO, 80910

(719) 520-7943