



April 15, 2021

Mercedes Rivas
El Paso County Development Services Department
2880 International Circle, Suite 110
Colorado Springs, CO 80910

SUBJECT: Engineering Review Comment
Mountain View Electric Association Inc. (The Association)

To El Paso County:

The Association has these comments about the following:

Project Name: Ponderosa at Lorson Ranch 3A – Vacation/Replat

Project Number: VR215

Description: Request lot line adjustments for lots 88, 89, and 90 and Tracts G & P in Ponderosa at Lorson Ranch Filing 3 to accommodate a 10-foot public utility easement in Township 15, Range 65, Section 14.

This area is within Mountain View Electric Association, Inc. certificated area. The Association currently serves this parcel according to our Line Extension Policy. Information concerning connection requirements, fees, and upgrades under the Association's Line Extension Policy can be obtained by contacting the Association's Engineering Department.

The Association requests a ten (10) foot front lot utility easement, a five (5) foot side lot utility easement, and a ten (10) foot rear lot utility easement along with a twenty (20) foot exterior utility easement on the plat and all tracts include easements. The Association also requests the platting of the Association's existing facilities with easement on the plat. Additional easements may be required.

The Association has existing facilities within this parcel of land. Any removal or relocation of facilities will be at the expense of the applicant, and a review of easements will be required.

If additional information is required, please contact me at (719) 494-2636.

Sincerely,

Gina Perry
Engineering Coordinator II

This Association is an equal opportunity provider and employer.