



FALCON HIGHLANDS Metropolitan District

111 South Tejon, Suite 705
Colorado Springs, CO 80903
Phone: 719-635-0330 Fax: 719-473-3630
Email: Josh.Miller@CLACconnect.com

Street Lights
Contact: Mountain View Electric, 719-495-2283
(ask for Customer Service)

August 7, 2020

Sent Via E-Mail

Tim McConnell, P.E.: tmccconnell@drexelbarrell.com
Drexel, Barrell & Co.
3 S. 7th Street
Colorado Springs, CO 80905

**Re: Retention Pond "MN" - A portion of Tract A, Falcon Highlands Market Place,
Filing 1 / Falcon Highlands Metro District – Consent for Repairs**

Dear Mr. McConnell:

The retention pond known as "Pond MN" lies within Tract A, Falcon Highlands Marketplace, Filing 1. Per the El Paso County Assessor Records, Falcon Highlands Metropolitan District ("District") is the owner of this parcel. Per the Falcon Highlands Market Place Filing 1 Plat (Reception No. 205204360), this Tract A is dedicated to the County for ownership and maintenance, for drainage, utilities and trail purposes. It is our understanding that Pond MN is anticipated to serve as a regional retention pond for the area.

The District understands that you will be providing repairs to the Pond's outlet structure to conform to original specifications, in accordance with El Paso County requirements.

The District consents to the performance of this work on Pond MN. It is expected that the work will be performed timely, with minimum disruption to the adjacent property owners and residents of the District, and in conformance with all applicable requirements imposed by the County.

Please provide the District with notice prior to and upon completion of the Pond repair work. Should you have any questions please feel free to give me a call. Thank you.

Sincerely,

Falcon Highlands Metropolitan District

Josh Miller, District Manager

Cc: Barbara Vander Wall, District Counsel

Kate Varnum

From: Tim McConnell [tmccConnell@drexelbarrell.com]
Sent: Tuesday, July 28, 2020 6:57 AM
To: kvarnum@drexelbarrell.com
Subject: FW: Falcon Marketplace - Meridian Road - Lot 15 Falcon Ranchettes

For the driveway on Meridian north of Eastonville.



Drexel, Barrell & Co.

Engineers • Surveyors

Tim D. McConnell, P.E.

Principal / Regional Manager

Boulder • Colorado Springs • Greeley

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3 S 7th Street, Colorado Springs, CO 80905

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tmccConnell@drexelbarrell.com

From: MARY HAGAN [<mailto:mlhagan1@comcast.net>]
Sent: Monday, July 27, 2020 4:46 PM
To: Tim McConnell
Subject: Re: Falcon Marketplace - Meridian Road - Lot 15 Falcon Ranchettes

I have read your request concerning the driveway, etc.. Yes, I agrees to the proposal. Please contact if you need further confirmation.

James E. Hagan

On 07/23/2020 12:50 PM Tim McConnell <tmccConnell@drexelbarrell.com> wrote:

Jim,

Thanks for talking with me about this item yesterday.

As part of our work for the Falcon Marketplace project we are adding a turn lane and taper on southbound Meridian approaching Eastonville for the new access to the shopping center. See the attached plan. The proposed improvements are within the existing Meridian ROW, so there would be no need for an easement or right-of-way from you.

Below is the County request of us:

16. Provide documentation of agreement with the property owner to the north that work on their driveway is agreeable and a new driveway permit will be obtained.

So, with that said we are asking if this work is okay with you?

For the driveway application, the County wants to document the location of the existing driveway and give it formal approval as they do not appear to have an access permit on file for your driveway to Meridian on this property. They have indicated the required fee would be waived since it is existing.

Please review and call me to discuss if you have questions.

Thank you,



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