



December 10, 2020

Kari Parsons, Project Manager
El Paso County Dev Services Department
2880 International Circle
Colorado Springs, CO 80910-6107

Dear Ms. Parsons:

Mountain View Electric Association, Inc. (MVEA) has these comments about the following:

Project Name: Bent Grass East Commercial Filing #3

Project Number: SP 2010

Description: Approval is being requested for Bent Grass East Commercial, Filing #3 with six (6) commercial lots and one tract on an approximately 5 acre commercial parcel. The development is located west of Meridian Road and north of Woodmen Road in Section 01, Township 13 South, Range 65 West.

This area is within MVEA certificated service area. MVEA will serve this area according to our extension policy. Connection requirements may include provisions for necessary line extensions and or other system improvements, and payment of all fees under MVEA line extension policy. Information concerning these requirements can be obtained by contacting the Engineering Department of MVEA.

MVEA requests a ten (10) foot common side lot line utility easement along with a twenty (20) foot exterior easement on plat. MVEA also requests platting of existing MVEA facilities with easement on the plat. If drainage and tracts are designed in this subdivision MVEA requests these areas be listed to include utilities.

MVEA will work with the developer to acquire any additional utility easements to best design this commercial property. As construction moves forward additional easements may be required once a review of civil drawings with grading and erosion plan is provided to MVEA.

MVEA has existing facilities near and within this parcel of land. If there is any removal or relocation of facilities it will be at the expense of the applicant.

If additional information is required, please contact our office at (719) 495-2283.

Sincerely,

Cathy Hansen-Lee
Engineering Administrative Assistant

This Association is an equal opportunity provider and employer.