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Colorado Springs, CO 80903
(719) 955-5485

May 20, 2019

Jeff Rice
El Paso County
Planning and Community Development
2880 International Circle, Suite 110
Colorado Springs, CO 80910

**RE: Homestead at Sterling Ranch Filing No.2 & Branding Iron at Sterling Ranch Filing No.2 -
Early Grading & Utility Plan Submittal
Floodplain Development Permit**

Dear Mr. Rice;

No grading is allowed within the 100-year floodplain until a Floodplain Development Permit is granted by the Floodplain Administrator. M&S Civil Consultants, Inc. is currently working on an analysis to issue a "no rise" letter to the Floodplain Administrator. Since the current submittal is for early grading and utility construction, there is reason to work within the floodplain anyway. It is sought to obtain a Floodplain Development Permit within the next 3 to 4 weeks.

Respectfully submitted,

Virgil A. Sanchez

Virgil A. Sanchez, P.E.
M&S Civil Consultants, Inc.