



May 16, 2022

Kari Parsons  
El Paso County Development Services  
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: Falcon Meadows at Bent Grass Filing 3 – Final Plat**

**Project Number: SF2216**

**Description:** Proposed development of 49 residential lots and 2 tracts on approximately 13 acres located off Bent Grass Meadows Dr. and east Woodmen Frontage Rd. in Township 13S, Range 65W, Section 01.

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

The Association requests a ten (10) foot front lot utility easement in addition to any public improvement easement, a five (5) foot side lot utility easement, and a seven and a half (7.5) foot rear lot utility easement per a letter received from the developer in April 2022. The Association also requests the platting of the Association's existing facilities with easements on the plat. Additional easements may be required.

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

If additional information is required, please contact me at (719) 494-2636. Our office hours are 7:00 a.m. to 5:30 p.m., Monday – Thursday.

Sincerely,

*Gina Perry*

Gina Perry, Engineering Coordinator

This Association is an equal opportunity provider and employer.