



Colorado Springs Utilities

*It's how we're all connected*

September 24, 2018

Kari Parsons  
Stormwater Division  
El Paso County Public Works  
3275 Akers Drive  
Colorado Springs, CO, 80922

**RE: Letter of Intent – Clear Springs Ranch Internal Road Expansion**

Dear Kari Parsons,

This letter details the purpose of the road expansion project at Colorado Springs Utilities' (CSU's) Clear Spring Ranch property and gives an overview of the sequence of major construction activities.

**Background**

During early summer of 2018 El Paso County Fire Department identified easy access to the southern portion of Clear Springs Ranch (CSR) as critical for multi-jurisdictional fire and emergency response south of the City of Colorado Springs. The county has historically had problems with fires around Fort Carson and the Pikes Peak Racetrack areas, which CSR sits east and north of, respectively. The summer of 2018 saw wild fires develop in several areas south of Colorado Springs, providing further evidence of the need for quick access to all areas. Currently, a two track dirt road exists through the southern area of CSR. However, it is not adequate for large vehicles to travel on and may become inaccessible even for smaller vehicles in severe weather. Therefore, CSU agreed to regrade and widen this road in the interest of regional safety.

**Overview of Construction**

Construction will consist of widening the existing road and installing an access gate in the property fence at each end of the road. Approximately 11,500 linear feet of existing two track dirt road will be regraded to a 17-foot wide unpaved crown road. One access gate will be installed at the southern edge of the property facing the Pikes Peak Racetrack and the other will be installed on the west edge bordering Fort Carson.

All construction will take place during October, 2018 and will be carried out by CSU's internal crews. A Stormwater Management Plan has been created for this project and is included in the application. The plan describes the best engineering and management practices will be employed to safeguard stormwater from the impacts of construction.

If you need any additional information or have any questions regarding this submittal, please contact me at 719-668-8426.

Sincerely,

Richard Sebastian-Coleman  
Environmental Project Engineer  
Colorado Springs Utilities

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