



Date: May 8, 2018

Notice to Adjacent Property Owners

Mark J Kneis, II
1625 North Yoder Road
Yoder, CO 80864-9815

Dear Mr. Kneis;

This letter is being sent to you because Mountain View Electric Association, Inc. ("MVEA") is proposing a land use project in El Paso County at 1625 N Yoder Road, to be more fully described in item #3. Please direct questions on the proposal to the referenced contact, in item #2. Prior to any public hearing on this proposal a notification of the time and place of the public hearing will be sent to the adjacent property owners by the El Paso County Planning Department. At that time you will be given the El Paso County contact information, the file number and an opportunity to respond either for, against or expressing no opinion in writing or in person at the public hearing for this proposal.

#2: For questions specific to this project, please contact:

Dave Waldner
Mountain View Electric Association, Inc.
11140 E. Woodmen Rd.
Falcon, CO 80831
719-495-2283
Waldner-d@mvea.org

#3: Site Address, location, size and zoning

1625 N Yoder Road
Yoder CO 80864

Tract of land located in the Southwest $\frac{1}{4}$ of Sec 3, T 14, R 61S, containing 35.98 acres land. Zoned for agricultural use. There is one residence on site, built in 2007.

#4: Request and justification

All of southeastern El Paso County that is currently served by Mountain View Electric is served with electricity from either Mountain View's Ellicott Substation or its Rush Substation. The long distribution lines connecting these substations to the distant consumers are becoming loaded, and it is increasingly difficult to maintain proper electrical voltage levels at the point of use of the electricity. The area is continuing to be subdivided, including into 35 acre parcels, so the electrical needs of the area will continue to grow in the future as these parcels are developed. Mountain View has determined that the best plan to assure sufficient electrical service to the area is the development of an additional substation east of Ellicott.

This association is an equal opportunity provider and employer.

Limon 719-775-2861 • Falcon 719-495-2283 • 1-800-388-9881 • www.mvea.coop

P.O. Box 1600 • Limon, Colorado 80828-1600 • 11140 E. Woodmen Road • Falcon, Colorado 80831

Mountain View proposes to purchase a five acre substation site from Mark Kneis II in the southeast corner of his 35.98 acre parcel located at 1625 North Yoder Road.

#5: Existing and proposed parcel and tracts, etc
Please see MVEA Exemption Survey Plat attached hereto

#6: Waiver requests (if applicable) and justification.
None

#7: Vicinity Map showing the adjacent property owners.
Please see El Paso Cty Assessor's Map attached hereto

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

Sincerely,

David Waldner
Engineering Manager
Mountain View Electric Association, Inc.
11140 East Woodmen Road
Falcon, CO 80831