



October 3, 2022

NOTICE TO PROPERTY OWNERS

Dear Property Owner:

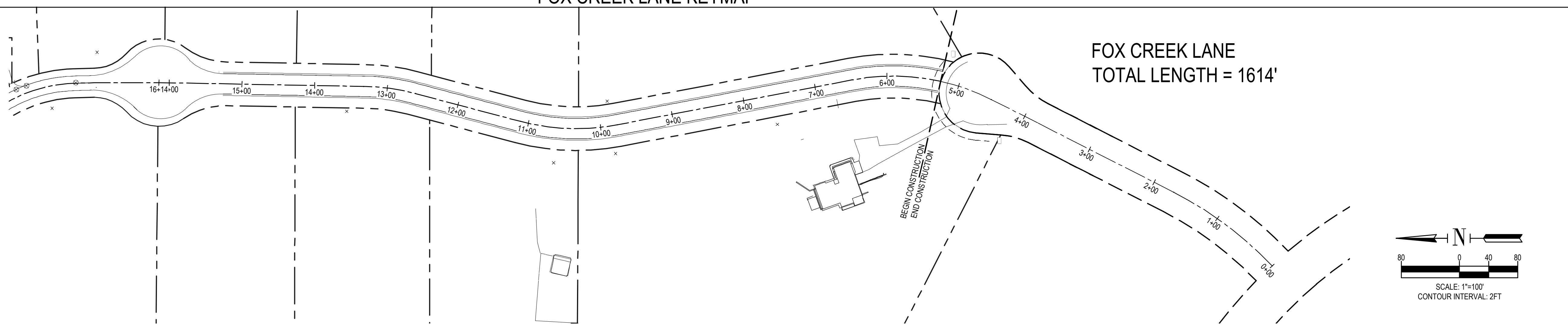
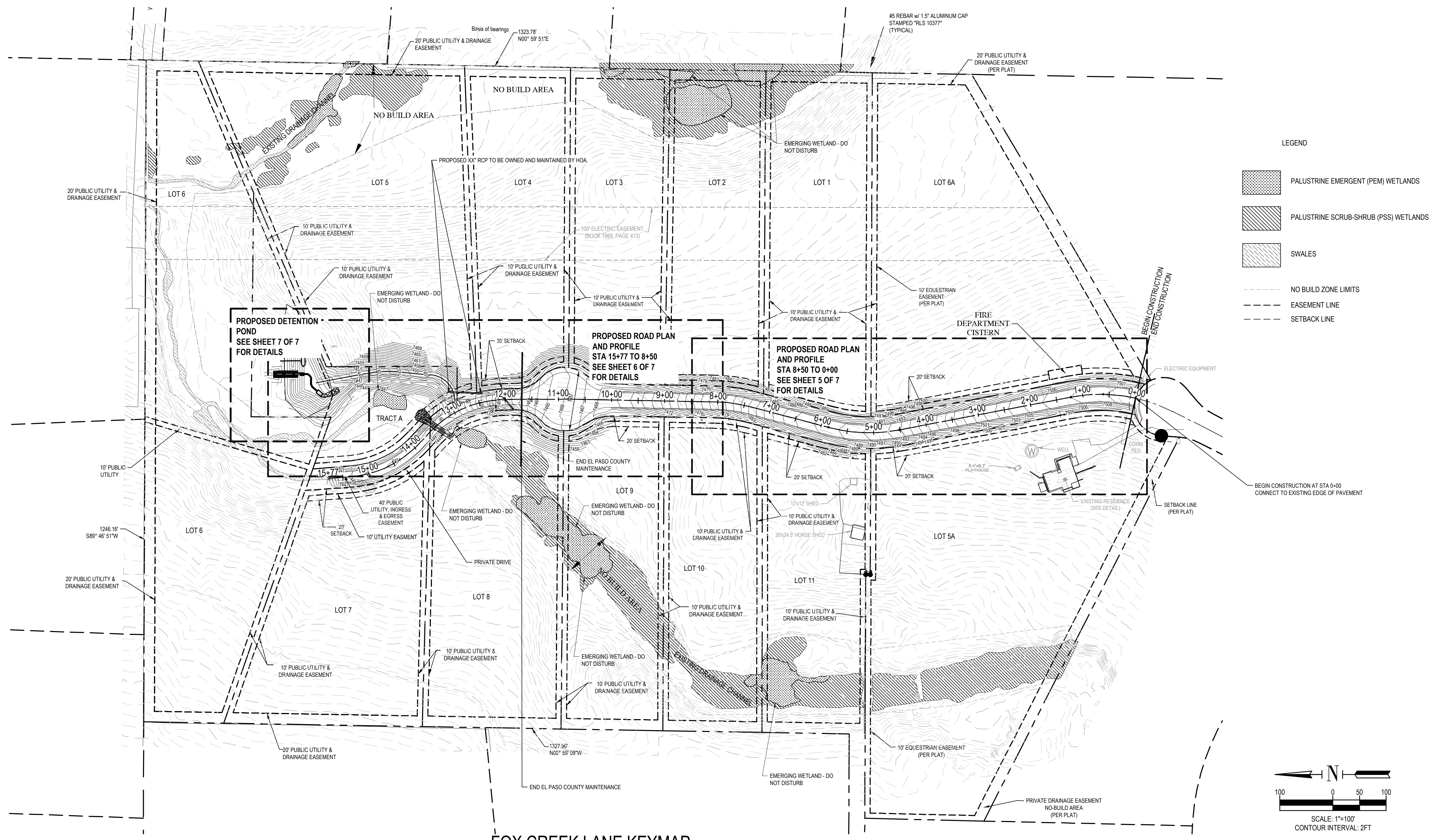
This letter is being sent to you as Lodestar Engineering, LLC, on behalf of Phillip and Jennifer Miles, is proposing a land use project in El Paso County on 39.72 +/- acres, currently zoned RR-2.5, is bounded by Ridgeview Acres to the north, Whispering Hills Estates to the west Wildwood Village to the east, and Terra Ridge Estates to the south. This information is being provided prior to you prior to a submittal with the County. Please direct any questions on the proposal to the referenced contact below. 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 Development Services Department. At that time, you will be given the El Paso County contact information, the file number and the opportunity to respond.

The proposal is for the approval of the Final Plat of the Terra Ridge North. The proposed development intends to establish 11 single family lots with a minimum acreage of 2.5 acres and a public street right-of-way. The subdivision is planned with adequate provisions for site access, drainage, and utilities and is consistent with development proposed in the El Paso County Policy Plan.

For questions specific to this project, please contact:

Shay Miles,
Lodestar Engineering, LLC
PO Box 88461
Colorado Springs, CO 80908
(719) 352-8886
shay@lodestar.design

Respectfully submitted,
Shay Miles, P.E.
President, Lodestar Engineering, LLC



ISSUED	
REVISIONS	

TERRA RIDGE NORTH
15630 FOX CREEK LANE
COLORADO SPRINGS, COLORADO

EL PASO COUNTY DEVELOPMENT
REPLAT TERRA RIDGE LOTS 5 & 6 W/ 11 LOTS IN
TERRA RIDGE NORTH
KEY MAP

C4
SHEET NO.

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