

Jennifer Mencl

From: Brett Louk
Sent: Monday, September 11, 2023 10:22 AM
To: Jennifer Mencl
Subject: FW: Guntzelman Porcelain Pines Subdivision
Attachments: letter of coverage-commitment updated.docx

Brett Louk, P.E.

SMH Consultants

P: 719.465.2145



Please note that our office has moved to 620 N. Tejon St.

From: KAREN Bodine <karen_bodine@msn.com>
Sent: Wednesday, December 28, 2022 1:11 PM
To: Brett Louk <blouk@smhconsultants.com>
Subject: Re: Guntzelman Porcelain Pines Subdivision

Hello Brett,

Attached is an updated letter for you.

Also, there are no set requirements provided by CVFD, however we implement requirements from El Paso County Regional Building/Planning department. Please make sure to adhere to the county requirements for your driveways. Please also keep in mind, being in the mountain setting, steep driveways and narrow driveways tend to hinder response capabilities for emergency responders. If the truck cannot make the angled approach, it could make the driveway inaccessible for fire engines. There are set requirements through NFPA for gates and additional accesses, if this should become part of the development, this will also need to be guided through the county requirements and building/planning. If there are any additional details sent to me, I will pass them along to you quickly. Please let me know if you need anything else from me currently.

Karen Bodine



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