

FRIESEN
ARCHITECTURE_{LLC}

October 17, 2017

Mr. Craig Dossey
Director of Planning and Community Development
El Paso County, Colorado

RE: **Comcast Monument Service Upgrade**
20021 Beacon Lite Road, Monument, Colorado
El Paso County Project # PPR-17-042
LETTER OF INTENT REGARDING LANDSCAPING

Dear Mr. Dossey:

This letter is to request allowance of the existing native vegetation on the site as meeting the intent of the landscape requirements for this project named above.

The background for the project is that there is an existing concrete building and an exterior generator on the site, constructed many years ago. The generator has run its life expectancy and needs to be replaced. As part of the review it was found that there was not approved site plan for the site and we have been working with Nina Ruiz to get that in place with this permit submittal.

Attached is an aerial view of the site, with property dimensions, showing the large number of mature trees on the site. While we think we probably meet the interior landscaping requirement, it is very hard, given the site size, to quantify this well. Thus, we are sending this letter of request to you.

A few items of note:

1. There is no water service to the site, so any new planting is not likely to live.
2. The work that we are doing replacing the generator essentially does not affect the site compared to what has been in place for years.
3. At the time of the original construction the current landscape requirements we not yet in affect.

Thank you for your review. Feel free to call me with any questions.

Very Truly,
Friesen Architecture, LLC

Randal C. Friesen, Architect



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Century Electric Company

COMCAST

MONUMENT
 SERVICE UPGRADE
 20021 BEACON LITE ROAD
 MONUMENT, COLORADO

DATE	DESCRIPTION	BY
08-15-17	ISSUED FOR REVIEW	KCF
08-21-17	ISSUED FOR REVIEW	KCF
09-21-17	ISSUED FOR PERMIT	KCF
10-17-17	ZONING SUBMITTAL	RVA
10-17-17	ZONING SUBMITTAL	RVA

L10

SHEET NO.

PROJECT NO.: EOP17148.00

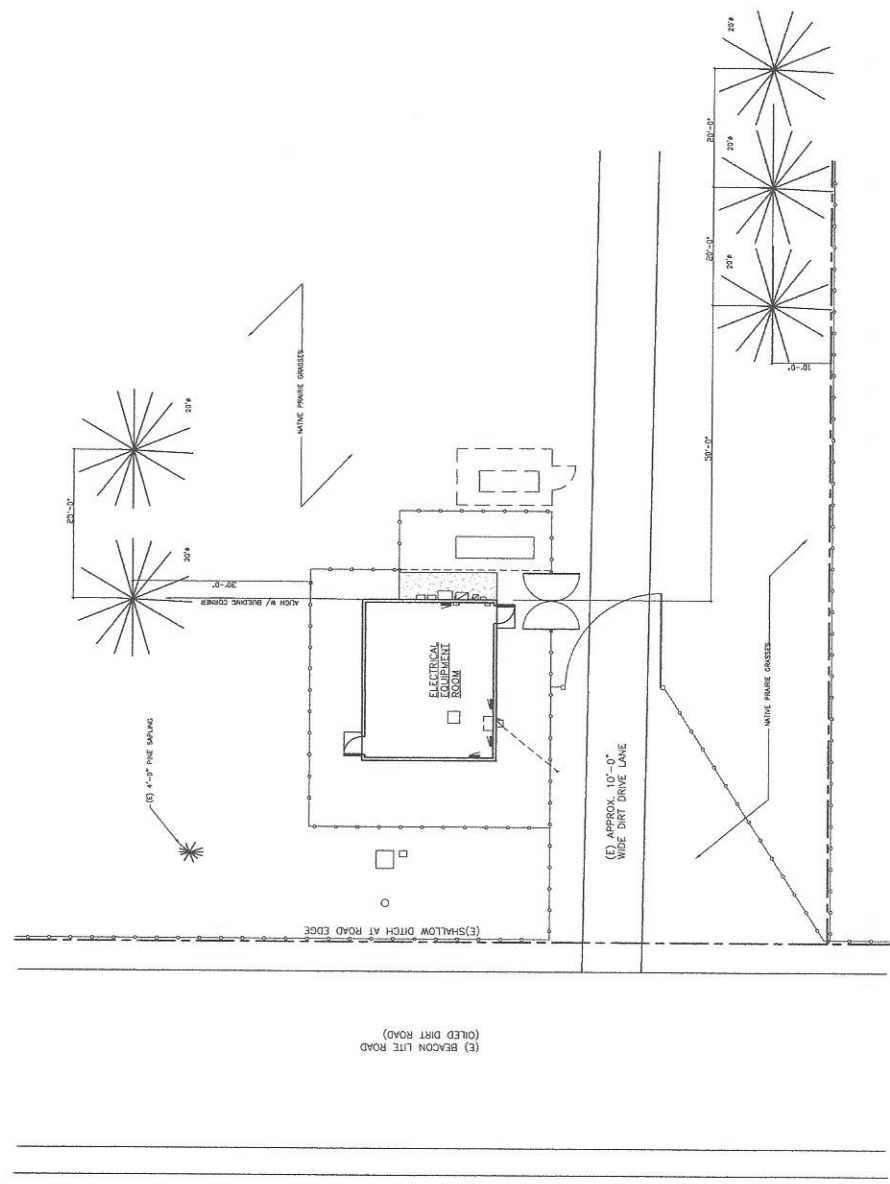
DATE: 08-15-17

PROJECT TITLE:
 FLOOR PLAN -
 POWER



FRIESEN ARCHITECTURE

3373 S. SYCAMORE STREET, SUITE 114
 LITTLETON, COLORADO 80120
 (303) 962-0241



LANDSCAPE PLAN

1 11.0 SCALE: 1" = 10'-0"

- NOTE
- 1) LANDSCAPE IS INTENT TO BE SUBMITTED TO THE DIRECTOR OF PLANNING AND DEVELOPMENT FOR REVIEW AND APPROVAL.
 - 2) CLIENT SUPPLY AND MAINTAIN ALL PLANTING.
 - 3) CLIENT SUPPLY AND MAINTAIN ALL PLANTING.
 - 4) SEE SITE PLAN FOR AERIAL VIEW OF EXISTING NATIVE LANDSCAPING ON THE COVER SHEET.