

Linda and Andrew Marcus
1645 Moveen Heights
Monument, CO 80132
July 17, 2020

Board of El Paso County Commissions
Centennial Hall
200 South Cascade Avenue, Suite 100
Colorado Springs, CO 80903

CC: Craig Dossey and Kari Parsons
Planning and Community Development
2880 International Circle, Suite 110
Colorado Springs, CO 80910

Subject: Brookmoor PUD Amendment, Project #18-007, Rev:7-20-18 11-15-19

Dear Board Members,

We are writing to you for your help for a simple situation, which has turned out to be extremely complex and maybe it has even become politicized.

Our original plat provided for Brookmoor homeowners to use the back gate, but this was inconsistent with the original PUD which provided for EMS use. We are currently seeking to amend our PUD , so it complies with the original plat, in conformance with Resolution no 14-301 which stated that the emergency gate may only be used for emergency access, unless the HOA amends the PUD plan through the County's public and use process. We have been Trying to do that for two years.

Brookmoor Estates is a community that is comprised of mostly senior citizens like ourselves. Our home was built in 1999 but we moved here in 2013 after being evacuated due to the Black Forest fire where we lived. This community has almost no children and current homeowners are current or retired business academic professionals and retired senior military officers. The proposed plan would only allow our residents to use an electric gate access to South Park Drive so therefore traffic volume would be low. Since Brookmoor is a gated community, there is no public traffic that would go through Brookmoor Estates to South Park Drive. Since we are comprised of older adults we are careful and courteous drivers.

In 2019, the Brookmoor HOA Retained LSA Transportation Consultants to conduct a comprehensive traffic study regarding the proposed PUD amendment. The study included collecting a significant amount of actual traffic data. An important result showed that it would add 31 vehicles per day to South Park Drive. As concluded in their report, the anticipated total traffic volume with the additional use of Brookmoor residents would remain within a range that can be handled by South Park Drive.

We ask for your help in expediting our request. We understand that the owners of South Park Drive would like their road to be a private road, but that is not the reality, it is a public road.

Thank you for your time. We look forward to hearing from you all in a timely manner so we can get this issue resolved.

Sincerely,

Handwritten signatures of Andy and Linda Marcus. The signature for Andy is on the left and for Linda is on the right.

Andy and Linda Marcus

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Ms. Linda Marcus
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Monument, CO 80132

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