



February 15, 2023

Kari Parsons  
El Paso County Development Services  
2880 International Circle, Suite 110  
Colorado Springs, CO 80910

SUBJECT: Engineering Review Comment  
Mountain View Electric Association Inc. (MVEA)

To El Paso County:

MVEA has these comments about the following:

**Project Name: Creekside at Lorson Ranch Filing 2 – Final Plat**

**Project Number: SF233**

**Description:** Proposed development of 38 residential lots and 4 tracts located at Lorson Ranch Blvd. and Trappe Dr. in Township 15S, Range 65W, Section 23.

This area is within the MVEA's certificated service area. MVEA will serve this area according to our Line Extension policy. Connection requirements may include provisions for necessary line extensions and or other system improvements, and payment of all fees under the Line Extension Policy. Information concerning these requirements can be obtained by contacting the Engineering Department.

MVEA requests a ten (10) foot front lot utility easement, in additional to any public improvement easement, a five (5) foot side lot utility easement, and a ten (10) foot rear lot utility easement along with a twenty (20) foot exterior utility easement on the plat and all tracts include easements. MVEA also requests the platting of MVEA's existing facilities with easements on the plat. Additional easements may be required.

MVEA has existing facilities near and within this parcel of land. If there is any damage, removal or relocation of facilities it will be at the expense of the applicant.

If additional information is required, please contact me at (719) 494-2636. Our office hours are 7:00 a.m. to 5:30 p.m., Monday – Thursday.

Sincerely,

*Gina Perry*

Gina Perry  
Engineering Coordinator

This Association is an equal opportunity provider and employer.

