

Miranda Benson

From: PCD Hearings
Sent: Wednesday, December 11, 2024 12:24 PM
To: Cheryl hawkins
Subject: RE: Proposed Palmer Lake CO Buc-ees

Hello,

Buc-ee's has formally requested to be annexed into the Town of Palmer Lake. The Town of Palmer Lake has not yet held a formal hearing to consider the annexation request. If the Town of Palmer Lake approves the annexation request, then the property will become part of the Town's jurisdiction and all future development proposals for this property will be considered by the Town.

El Paso County has no authority over properties that are located within the municipal jurisdiction of the Town of Palmer Lake and has no statutory authority to approve or deny a request for annexation.

Once the Town of Palmer Lake has a determined date for final consideration of the annexation request, El Paso County Planning staff will present the request to the Board of County Commissioners as an informational item; as such, there will be no formal hearing or decision-making process involving the County on this matter.

Pursuant to State Statute, the Board of County Commissioners does not approve or deny an annexation request, nor does the Board of County Commissioners support or oppose annexation requests. Any questions or concerns regarding the annexation request should be directed to the Town of Palmer Lake.

Thank you,



Miranda Benson

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From: Cheryl hawkins <cherylhawkins797@gmail.com>
Sent: Wednesday, December 11, 2024 12:15 PM
To: PCD Hearings <pcdhearings@elpasoco.com>
Subject: Proposed Palmer Lake CO Buc-ees

You don't often get email from cherylhawkins797@gmail.com. [Learn why this is important](#)

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I reside two miles from the proposed site of a new Buc-ees at I 25 and County Line. This development would cause acres of massive light pollution, noise pollution, air pollution and ground water contamination. It would cause extreme traffic. It would escalate the risk of human and drug traffic in an area not a mile from our public high school. The overall risk to public safety and health is a very real

threat to our community. Please do not approve this development. I realize the site is zoned as a commercial site. But it needs to be developed more responsibly. Thank you.

Sincerely,
Cheryl Hawkins