

Joe Letke

From: Joe Letke
Sent: Thursday, December 12, 2024 7:10 AM
To: Kim Weyer
Subject: RE: Apposition to Buccees

Hello,

Buc-ee's has formally requested to be annexed into the Town of Palmer Lake. 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. This request will not be heard before the El Paso County Planning Commission.

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,

Joseph Letke
Planner
Planning & Community Development
El Paso County Colorado
719.520.7964 (Office)
Hours: Monday-Thursday 7:00 am - 5:30 pm <https://planningdevelopment.elpasoco.com/>

-----Original Message-----

From: Kim Weyer <kmweldon@gmail.com>
Sent: Wednesday, December 11, 2024 8:42 PM
To: PLNWEB <PLNWEB@elpasoco.com>; Joe Letke <JoeLetke@elpasoco.com>
Subject: Apposition to Buccees

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To El Paso County Planning Commission:

With the upcoming meeting scheduled tomorrow, December 12, at Palmer Lake, I would like to express my concern for this project. I have been a citizen of Monument for over 20 years and worry about the negative consequences this will bring to our area.

The Buc-ee's representatives were unable to address many of the citizens concerns and answer basic questions at the previous meeting.

I have visited two of their other locations and can say with certainty that this circus of a gas station does not fit in with Palmer Lake, nor the rest of the tri-lakes plan.

As stated by another online-Please consider the impacts of new development, both in Town and on the outskirts of Town, on the integrity and carrying capacity of the roadway system. Developers continually assume that the Tri-Lakes area is a suburb of Colorado Springs. THINK AGAIN. It isn't. The Palmer Lake Fire Department is a VOLUNTEER department. County Line Road is a two-lane road. There is no way it can handle the amount of traffic a Buc-ee's would bring.

Sincerely,

Kim Weyer
Resident of Monument, Colorado for over 20 years