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October 11, 2017

Gabe Sevigny
Project Manager
El Paso County Development Services Department
2880 International Circle
Colorado Springs, CO 80910

Subject: Kum & Go Site Development Plan and Preliminary Plan (SP-17-009)

Hello Gabe,

The Planning Division of the Community Services Department has reviewed the Kum & Go Site Development Plan and Preliminary Plan application and has the following comments of behalf of El Paso County Parks.

The El Paso County Parks Master Plan (2013) shows no open space, park facilities, or trails intersected by or within the project area. The project site is located on the south side of Highway 24 East, at the intersection of Peterson Road and Space Village Avenue. The proposed Highway 94 Secondary Regional Trail and Highway 94 Bicycle Route are located approximately 0.50 mile northeast of the site, commencing at the intersection of East Highway 24 and Highway 94 before heading eastward.

The City of Colorado Springs' proposed East Fork Sand Creek Trail is located immediately north and adjacent to the property. Parks recommends that the applicant consult the City of Colorado Springs Parks staff, since the City is actively working on proposed trail connections in this area. Dave Dietemeyer would be a good contact there.

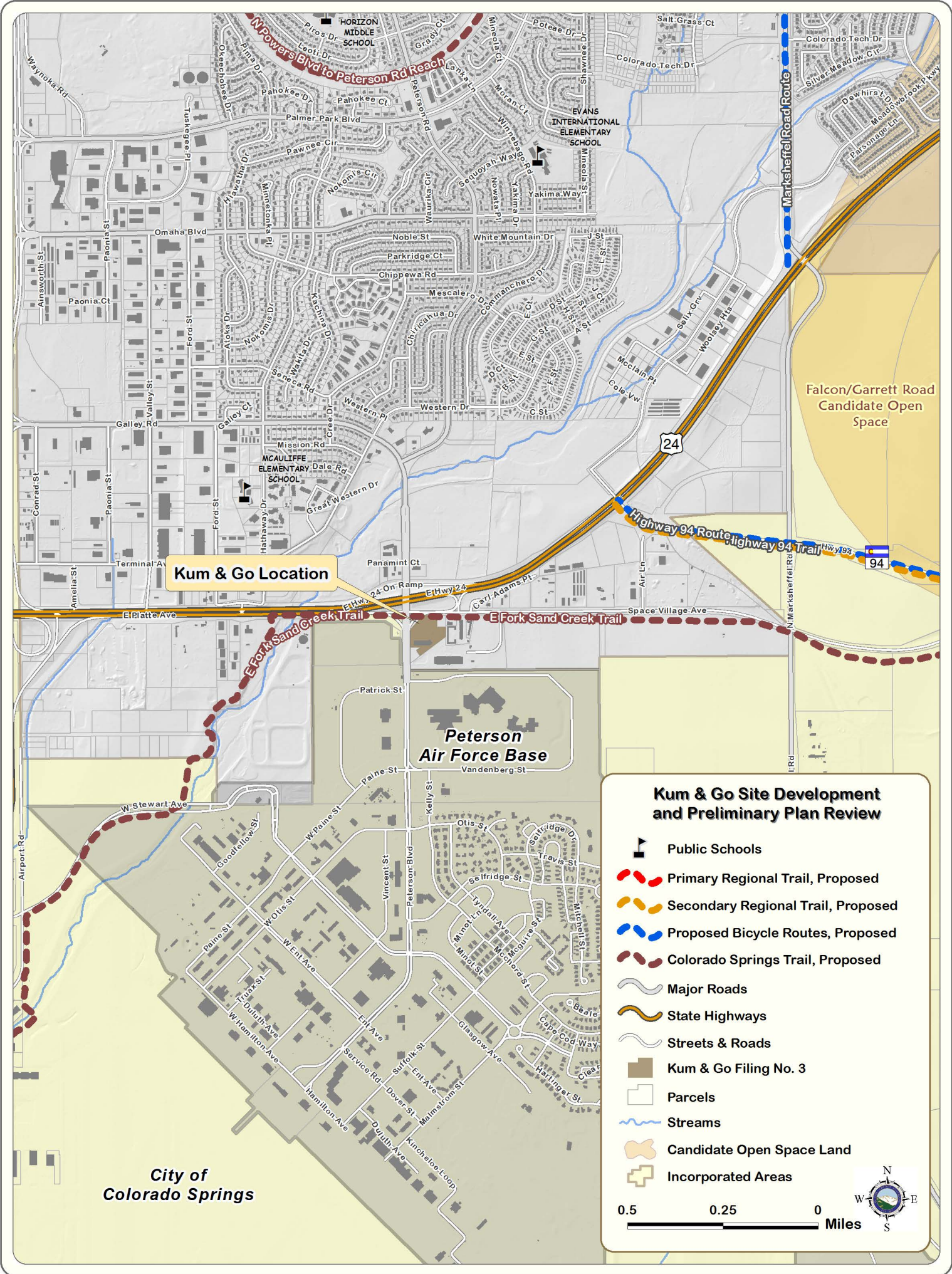
The Board of County Commissioners has not elected to require park fees for commercial subdivisions, so none are recommended at this time.

These comments are being provided administratively, as this application does not require Park Advisory Board consideration.

Sincerely,

Ross A. Williams
Park Planner
Planning Division
Community Services Department
rosswilliams@elpasoco.com





Kum & Go Location

E Fork Sand Creek Trail

Highway 94 Route
Highway 94 Trail

Falcon/Garrett Road
Candidate Open
Space

**Peterson
Air Force Base**

**Kum & Go Site Development
and Preliminary Plan Review**

- Public Schools
- Primary Regional Trail, Proposed
- Secondary Regional Trail, Proposed
- Proposed Bicycle Routes, Proposed
- Colorado Springs Trail, Proposed
- Major Roads
- State Highways
- Streets & Roads
- Kum & Go Filing No. 3
- Parcels
- Streams
- Candidate Open Space Land
- Incorporated Areas

**City of
Colorado Springs**

0.5 0.25 0
Miles

