

**Colorado Springs Airport Advisory Commission Meeting  
To Be Heard March 25, 2020  
Land Use Review Item #11**

<b>EL PASO COUNTY BUCKSLIP NUMBER(S)/FILE NUMBER(S):</b> PPR208 <b>SCHOOL SITE DEVELOPMENT PLAN</b>		<b>PARCEL #(S):</b> 5404121002
<b>DESCRIPTION:</b> Request by El Paso County School District 49 for approval of a site development plan for the Mountain View Academy charter school. The school building consists of 42,374 square feet and includes a turf playfield, hard-court play area and playground. The site is zoned PUD/CAD-O (Planned Unit Development and Commercial Airport District Overlay) and consists of 7.8 acres. The property is located northeast of Marksheffel Road and Highway 24.		
<b>CONSTRUCTION/ALTERATION OF MORE THAN 200 FEET ABOVE GROUND LEVEL?</b> No	<b>DISTANCE/DIRECTION FROM COS:</b> 3.1 miles north of Rwy 17L	
<b>TOTAL STRUCTURE HEIGHT AT THE ESTIMATED HIGHEST POINT:</b> 32 feet above ground level; 6510 feet above mean sea level	<b>COMMERCIAL AIRPORT OVERLAY SUBZONES PENETRATED:</b> None	
<b>ATTACHMENTS:</b> <u><a href="#">MOUNTAIN VIEW ACADEMY SITE DEVELOPMENT PLAN</a></u> CLICK ON VIEW SITE DEVELOPMENT PLAN UNDER DOCUMENT LIST		

**STAFF RECOMMENDATION/CONDITIONS OF APPROVAL**

***Subject to Airport Advisory Commission Action***

*Airport staff recommends **no objection** with the following conditions:*

- **Avigation Easement:** An avigation easement is requested or provide proof of previous recording (book/page or reception number).
- **Noise:** Encourage developer to consider sound mitigation construction techniques consistent with best practices.
- **FAA Form 7460:** Based on elevation data and distance to runway, the applicant will need to file Federal Aviation Administration (FAA) Form 7460-1 "Notice of Proposed Construction or Alteration" for any new vertical development at this site, including temporary construction equipment, and provide FAA documentation to the Airport before the commencement of construction activities; FAA's website (<https://oeaaa.faa.gov/oeaaa/external/portal.jsp>).

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## PROJECT LOCATION EXHIBIT:

