

MONTEITH LAW, LLC

WENDY S. MONTEITH

August 20, 2024

Planning and Community Development
El Paso County, Colorado
Attn: Kari Parsons
2880 International Circle, Suite 110
Colorado Springs, CO 80910

RE: Proposed Monument Ridge Metropolitan Districts Nos. 104

Dear Ms. Parsons:

I am writing to you on behalf of the Misty Acres Metropolitan District. Misty Acres Metropolitan District has reviewed Developer Monument Ridge East, LLC's Application for the proposed service plan and organization of Monument Ridge Metropolitan District's Nos. 1-4. Proposed District No. 3 lies within the boundaries of Misty Acres Metropolitan District.

Misty Acres Metropolitan District's Board of Directors has reviewed the proposed service plan and scope of projected development of 342 residential units, including duplexes, triplexes, and four-plexes. In the Board's opinion, the proposed development does not fit within the scope of Misty Acre's Metropolitan District's service plan or original development plan of significantly fewer single-family style dwellings.

Therefore, the Misty Acres Metropolitan District is unwilling and unable to undertake the financing or to provide the required services and facilities that the Developer requires for its proposed project.

Please contact me or District Board President Andrew Bussa at Andrew.bussa@gmail.com should you require any additional information.

My Best,

Wendy Monteith

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