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January 18, 2018

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

**Subject: Cherokee Metro District Palmer Park Boulevard Mobile Office Site
Development Plat Review (U-17-003)**

Hello Gabe,

The Planning Division of the Community Services Department has reviewed the Cherokee Metropolitan District Palmer Park Boulevard Mobile Office Site Development Plan 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 at the intersection of Palmer Park Boulevard and Tuskegee Place, east of Powers Boulevard. The proposed Highway 94 Secondary Regional Trail and Highway 94 Bicycle Route are located approximately 1.5 miles southeast of the site, commencing at the intersection of East Highway 24 and Highway 94 before heading eastward. The proposed Marksheffel Road Bicycle Route is located approximately 1.5 miles east of the project site.

The City of Colorado Springs' proposed Rock Island Trail is located approximately 0.25 mile northeast the property, although this project should have no impact on that trail corridor.

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

