



March 9, 2025

Maria Lancto
El Paso County Development Services
2880 International Circle, Suite 110
Colorado Springs, CO 80910

SUBJECT: Engineering Review Comment
Mountain View Electric Association Inc. (MVEA)

To El Paso County:

MVEA has these comments about the following:

Project Name: North Bay at Lake Woodmoor Final Plat
Project Number: SF263

Description: Proposed development of 6 residential lots located at Woodmoor Dr. and Deer Creek Rd. in Township 11S, Range 67W, Section 11.

This area is within Mountain View Electric Association, Inc. certificated area. MVEA currently serves this parcel according to our Line Extension Policy. Information concerning connection requirements, fees, and upgrades under MVEA's Line Extension Policy can be obtained by contacting MVEA's Engineering Department.

MVEA requests a ten (10) foot front, side, and rear lot utility easement and all tracts, along with a twenty (20) foot exterior utility easement on the plat. MVEA also requests the platting of MVEA's existing facilities with easements on the plat. Additional easements may be required.

MVEA objects to the language included in the easement note on the plat stating: all utility easements that are dedicated hereon for public utility purposes shall be subject to those terms and conditions as specified in the instrument recorded at Reception Number 212112548 of the records of El Paso County, Colorado.

MVEA has existing electric and/or broadband facilities near and within this parcel of land. If there is any damage, removal or relocation of facilities it will be at the expense of the applicant.

If additional information is required, please contact me at (719) 494-2656. Our office hours are 7:00 a.m. to 5:30 p.m., Monday – Thursday.

Sincerely,

Leslie Brown
Right-of-Way Specialist

All requested easements are provided with Public Utility and Drainage Easements (P.U.D.E.) on the property.

This note has been removed.

Noted.

This Association is an equal opportunity provider and employer.

