

Colorado Springs, CO

Planning and Development
30 S. Nevada Ave., Suite 701
Colorado Springs, CO 80903



Final Report - Corrections Required
Application No. ZONE-25-0021

Report Date: 07/11/2025

Description :

Address : 0 14-15-65

Record Type : Zone Change

Document Filename : EPC comments 7.9.25

Comment Author Contact Information:

General Comments

Corrections in the following table need to be applied before a permit can be issued

MEGGAN HERINGTON, AICP, EXECUTIVE DIRECTOR
PLANNING AND COMMUNITY DEVELOPMENT

July 9, 2025

County File: OAR2512

City of Colorado Springs Project: ZONE-25-0021 - BLR Village C - MX-M Rezone

ZONE-25-0020 - BLR Village C - R-Flex Medium Rezone

LUPL-25-0008 - BLR Village C - Land Use Plan

To: Tamara Baxter, Planner (Tamara.Baxter@coloradosprings.gov)

Planning Division

EPC Planning Division has no comments on the proposed Land Use Plan or Rezones.

Reviewed by:

Lisa Elgin, Planner

LisaElgin@elpasoco.com

Engineering Division

EPC DPW has the following comments:

Drainage:

1. Please coordinate with the Falcon Highlands development on acceptance of drainage discharges and conveyances at the shared property boundary.

Traffic/Transportation:

1. Note: Coordination is needed between the developer, the City and EPC (DPW and Parks) regarding the Dublin Blvd./Falcon Highway alignment. See attached sketch/redlines.

2. Is future access (secondary) for the Falcon Meadow Campground parcels being accommodated? (Reference US HWY 24 Access Control Plan)

Reviewed by:

Jeff Rice, P.E.

JeffRice@elpasoco.com

Stormwater Division

EPC DPW Stormwater has no comments.

Reviewed by:

Mikayla Hartford, P.E.

mikaylahartford@elpasoco.com

County Engineer (Public Works)

Additional comments may be provided by the County Engineer.

Lisa Elgin, Planner

El Paso County Planning and Community Development

2880 International Circle, Colorado Springs, CO 80910

(719) 520-6449