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ENVIRONMENTAL SERVICES ~ VETERANS SERVICES ~ RECREATION/CULTURAL SERVICES

October 27, 2017

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

Subject: Cathedral Pines Filing No. 3, Lot 38 Vacation and Replat (VR-17-011)

Hello Nina,

The Planning Division of the Community Services Department has reviewed the Cathedral Pines Filing No. 3, Lot 38 Vacation and Replat (Adjustment of No Build Zone) application 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 4220 Fox Chase Way in the Cathedral Pines development, approximately 0.25 mile north of Black Forest Regional Park. While an existing Tier III internal park trail is located immediately northwest of the project site, within property owned by the Cathedral Pines Metropolitan District, the project will have no impact to the trail. The subject property is not located within any Candidate Open Space, although the Black Forest South Candidate Open Space is located approximately 2 miles south of the property.

These comments are being provided administratively, as this application does not require Park Advisory Board consideration.

Please let me know if you have any questions or concerns.

Sincerely,

Ross A. Williams
Park Planner
Planning Division
Community Services Department
rosswilliams@elpasoco.com

200 S. CASCADE AVENUE, SUITE 100
OFFICE: (719) 520-7276
WWW.ELPASOCO.COM



COLORADO SPRINGS, CO 80903
FAX: (719) 520-6397