



February 13, 2024

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

RE: Ridge at Lorson Ranch Filing No. 3 (SF 227)
Certification Letter

Dear El Paso County PCD,

Based upon information gathered from as-built surveys and periodic visits to the project, Core Engineering Group is of the opinion that the subdivision improvements have been constructed in general conformance with the approved design plans as filed with El Paso County.

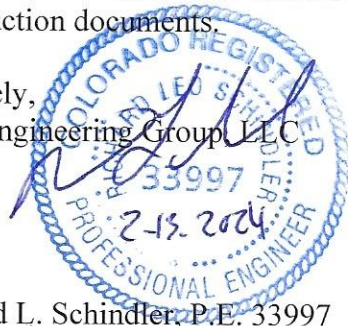
The site and adjacent properties (as affected by work performed under the County permit) appear to be stable with respect to settlement and subsidence, sloughing of cut and fill slopes, revegetation or other ground cover, and the improvements (public improvements, common development improvements, site grading and paving) visually appear to meet or exceed the minimum design requirements.

The sanitary and watermain located in the public ROW has also been completed in accordance with Widefield Water and Sanitation Districts criteria.

In addition, Core Engineering Group has verified in a separate certification letter dated May 4, 2023 that Extended Detention Basin/WQ Ponds C3, & C4 which serve this site, meet the volume and elevation requirements and are constructed in general compliance with the approved construction plans.

Based on information gathered during construction and post-construction, Core Engineering Group is of the opinion that the public streets, storm sewer, and Detention Ponds C3, & C4 have been constructed in general accordance with the approved construction documents.

Sincerely,
Core Engineering Group LLC



Richard L. Schindler, P.E. 33997

Attachments:

See my comment on ASB245 regarding this statement.