

First, Bullseye Airfield near Ellicott, which was closed two years ago due to budget cuts, will be reopened to reduce congestion at the USAFA airfield.

Second, the departure route for about 30 percent of sorties will be extended north, with cadet aircraft flying north along I-25, where they will turn east to follow Baptist Road at an altitude sufficient to be able to reduce

power. Following roadways will allow noise to blend with existing road noise. The pattern was chosen to minimize flight time over neighborhoods to reach the eastern training areas, Rizzuto said.

At another town hall meeting last November, residents east of USAFA voiced their concerns about noise generated by the busy summer flying training season,

when half the year's training is completed. The revised plan presented May 29 was meant to address those concerns while still making safety for cadets and residents the first priority.

Those with questions or concerns may call the academy's Public Affairs office at (719) 333-7470.

Lisa Hatfield can be reached at lisahatfield@ocn.me.

Board of County Commissioners, May 27 and 29

Recent votes on Misty Acres, marijuana clubs and Maketa

By Lisa Hatfield

Several items approved by the Board of County Commissioners (BOCC) in May concerned the Tri-Lakes area.

Misty Acres Filings 3 and 4 approved

On May 27, the BOCC unanimously approved a request by Nextop Holdings LLC for approval of a preliminary plan for Misty Acres Filings 3 and 4. The parcel, totaling 48.66 acres, is zoned planned unit development. The applicant is proposing a new preliminary plan for a 91 lot, detached single family lot development, which is southeast of the intersection of Misty Acres Boulevard and Painter Drive, north of Palmer Ridge High School between Misty Acres Boulevard and Doewood Drive, behind the Colorado Heights Camping Resort. The property is within the Tri-Lakes Comprehensive Plan Area.

Filing 3 includes 63 proposed lots on approximately 41.03 acres and an average lot size of 18,500 square feet, with 5.7 acres of open space. Filing 4 includes 28 single-family residential lots on 7.63 acres, for an average lot size of 8,000 square feet, with 0.81 acre of open space along Misty Acres Boulevard.

Water and sanitation services will be provided by Woodmoor Water and Sanitation District. Tri-Lakes Monument Fire Protection District will provide emergency services. Mountain View Electric Association will serve the development. Public utility easements will be provided by Nextop with the final plat. The developer will be required to pay fees in lieu of parkland dedication and school land dedication at the time the final plat is recorded. The property is included in Misty Acres Metropolitan District, which will be responsible for maintenance of the drainage and open spaces.

The conditions of approval were:

- The county attorney's conditions of compliance shall be adhered to at the appropriate time.
- Water sufficiency for water quality, quantity and dependability shall be determined at time of the final plat.
- The developer shall comply with federal and state laws, regulations, ordinances, review and permit requirements, and other agency requirements including, but not limited to, the Colorado Division of Wildlife, Colorado Department of Transportation, U.S. Army Corps of Engineers, and the U.S. Fish and Wildlife Service regarding the Endangered Species Act, particularly as it relates to the Preble's meadow jumping mouse as a listed species.
- As identified in the development guidelines, careful siting of the home sites is to be incorporated by the builder so that the natural features such as drainage ways and vegetation can be preserved.
- Plat notes with the following language shall be included:
 - The county will not install a sidewalk along Linden-

- A driveway access permit will be required from the El Paso County Development Services Division for any access to a county maintained roadway.
- Applicable traffic, drainage and bridge fees shall be accounted for with each final plat.
- Applicable school and park fees shall be paid with any final plats.
- The subdivider(s) agree that any developer or builder successors will be required to pay traffic impact fees in accordance with the Countywide Transportation Improvement Fee Resolution.
- No individual lot access to Misty Acres Boulevard will be allowed.

Notations included:

- The detention basin for the Crystal Creek Drainage Basin and associated culvert and outlet on the south end of Filing 3 of the preliminary plans will require permit authorization under Section 404 of the Clean Water Act. It is strongly recommended that the applicant contact U.S. Army Corps of Engineer's office for permit authorization prior to construction disturbance for this component of the proposed subdivision.

Temporary moratorium for marijuana clubs

On May 29, the BOCC unanimously voted to establish a moratorium on the use of any property within unincorporated El Paso County, or any portion thereof, for the establishment or operation of a marijuana club. The moratorium will expire six months from this date unless earlier repealed, and it was put in place so that county staff has time to study the safety, health, and legal impacts of the location and operation of marijuana clubs on county residents and develop zoning regulations and development standards to address and mitigate such impacts in order to determine how best to regulate them within the bounds of Colorado Amendment 64.

The county defined "marijuana club" as any organization of persons formed or operated with a primary or secondary purpose of using or consuming marijuana at a

common location and characterized by membership qualifications, dues, or regular meetings.

Vote of no confidence in sheriff

On May 29, the BOCC unanimously approved a vote of no confidence in Sheriff Terry Maketa and publicly asked him to resign his office, effective immediately. This action is in response in part to the contents of an article making allegations against the Maketa published in the May 23, 2014 Colorado Springs *Gazette*.

Lisa Hatfield can be reached at lisahatfield@ocn.me.

**Support
Our Community.
Shop Tri-Lakes!**

Greenbranch Garden Services
719-487-0652

Garden Services for Home or Business
Revive old gardens or build new ones
Conscientious fire mitigation
Small to medium tree trimming
Spring planting or clean-up

Genny's Music Studio
Teaching Piano and Cello in the
Tri-Lakes region for over 30 years

Genny Newton

Phone: 719.291.1343

Email: info@GennysMusicStudio.com

For more information visit <http://GennysMusicStudio.com>

Premium Properties Presents



New Home for Sale at 4330 Settlers Ranch Rd.
Starting construction on a new custom home with views of Pikes Peak. Count on quality and top amenities with every home built by Oaksbury, Inc.

Contact Marilyn Dewey-Davis
(719) 339-2299

Premium Properties, Ltd.
marilyn@PremiumPropertiesColorado.com



3963 Hodgen Pond Ct. Settlers Ranch \$699K
You will be amazed by the quality of this open ranch floor plan. An entertaining delight, top of the line appliances, cabinets and finishes. Spectacular Pikes Peak views on 3 acres.



15659 Split Creek Dr. Monument \$374,000
Fantastic Stucco 2-Story in Jackson Creek. All the upgrades have been done—GRANITE, newer roof, A/C, wood and tile floors, Large lot with Mature landscaping, finished basement.



\$3 OFF Oil Change

\$10 OFF \$100 Service

Good through 6/30/14

QUALITY AUTO REPAIR
SUBARU • HONDA • TOYOTA
and other ASIAN imports

Call today: **488-6729**
707 County Line Rd., Palmer Lake
Mon-Fri. 7:30 - 5:30



**Columbine
Gardens**



Chinese Restaurant

Locally-owned and operated.

Serving the Tri-Lakes area
for **23 years!**

481 Hwy 105, #201, Monument
(719) 481-2311 (719) 481-1936
Mon-Fri 11-9 and Sat 11:30-9

June Special!

FREE cheese wonton

Dine-in or take-out with \$25 purchase. Exp. 6/30/14.