



February 21, 2023

El Paso County Development Services Department  
2880 International Circle, Suite 110  
Colorado Springs, CO 80910-3127

Sent via online portal at: <https://epcdevplanreview.com/Agencies/Home>

RE: Falcon Self Storage & U-Haul Minor Subdivision  
NW1/4 of SW1/4 of Sec. 1, Twp. 13S, Rng. 65W, 6<sup>th</sup> P.M.  
Water Division 2, Water District 10  
CDWR Assigned Subdivision No. 30645

To Whom It May Concern:

We have received the submittal concerning the above-referenced proposal to plat a 5 acre tract of land to be used for RV storage facilities. According to the submittal, the proposed supply of water and wastewater disposal is to be served by Woodmen Hills Metropolitan District ("District").

### **Water Supply Demand**

The Water Supply Information Sheet, Form no. GWS-76 provided with the submittal estimates 60 gallons per day for landscape irrigation from April through October, which would be a total of 0.04 acre-feet per year.

### **Source of Water Supply**

The source of water for the proposed development is to be served by the Woodmen Hills Metropolitan District, and a January 18, 2023 letter of commitment from the District was provided with the submittal confirming 0.353 acre-feet have been committed to Falcon Self Storage & U-Haul Minor Subdivision.

### **Additional Comments**

Should the development include construction and/or modification of any storm water structure(s), the Applicant should be aware that, unless the storm water structure(s) can meet the requirements of a "storm water detention and infiltration facility" as defined in section 37-92-602(8), Colorado Revised Statutes, the structure may be subject to administration by this office. The applicant should review DWR's *Administrative Statement Regarding the Management of Storm Water Detention Facilities and Post-Wildland Fire Facilities in Colorado*, available online at: [https://dnrweblink.state.co.us/dwr/0/edoc/3576581/DWR\\_3576581.pdf?searchid=978a5a31-ddf9-4e09-b58c-a96f372c943d](https://dnrweblink.state.co.us/dwr/0/edoc/3576581/DWR_3576581.pdf?searchid=978a5a31-ddf9-4e09-b58c-a96f372c943d), to ensure that the notice, construction and operation of the proposed structure meets statutory and administrative requirements.



**State Engineer's Office Opinion**

According to this office's records, it appears the District has sufficient water resources to serve the proposed development. Based upon the above and pursuant to Section 30-28-136(1)(h)(II), C.R.S., it is the opinion of this office that the proposed water supply is adequate and can be provided without causing injury to decreed water rights. Should you have any further questions, please feel free to contact me directly.

Sincerely,

A handwritten signature in cursive script that reads "K. Fuller".

Kate Fuller, P.E.  
Water Resource Engineer

cc: Rachel Zancanella, Division 2 Engineer  
Jacob Olson, District 10 Water Commissioner