

Monument Hill CM, LLC

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Proposed Cloverleaf Subdivision Tributary to Teachout Creek Mouse Habitat

October 9, 2019

Proposed Cloverleaf Subdivision consists of 152 single family residential lots on approximately 37 acres in unincorporated El Paso County. The property is mostly within Section 24, Township 11 South, Range 67 West of the 6th Principal Meridian, County of El Paso, State of Colorado and has been subdivided as Tract B within Woodmoor Placer subdivision. Tract B is bound on the north by houses along Leggins Way, on the east by houses along Cloverleaf Road, and on the south and west by townhomes along Walters Point.

The ground slopes to the west and consists of native grasses. An unnamed tributary to Teachout Creek traverses the property in an east to west direction. The tributary is ephemeral and was dry at the time of inspection. The tributary bottom is not well defined and flows between houses on Leggins Way during storm events. Storm water is channeled westward in roadside ditches along Leggins Way to the intersection of Bowstring Road. Once the tributary crosses under Bowstring in a culvert, it is mostly contained within storm drain across the school site discharging at Higby Road. South of Higby Road, the creek is well defined.

There were no signs of Preble's Meadow Jumping Mouse during the site visit this date. In fact, there were no signs of any wild life. The area is crisscrossed with social trails and is visibly used for dog walking. There is a small non-jurisdictional wetland area in the center of the site which is disconnected from the tributary by 700 feet and there was no woody stem vegetation onsite.

Please review the following site visit photos from today, USGS Vicinity map, National Wetland Inventory map, FEMA Floodplain map, and previous Disqualification Correspondence date 2/10/2004. We conclude the proposed Cloverleaf Subdivision presents no potential for take of threatened and endangered species listed in the Endangered Species Act.

Monitoring and Report were prepared under my direct supervision
for and on behalf of Monument Hill CM, LLC



Digitally signed by Joseph W.
DesJardin

Date: 2019.10.09 16:27:23 -06'00'

2020-TA-0204

Joseph W. DesJardin, Colorado PE 24207

U.S. FISH AND WILDLIFE SERVICE	
<input checked="" type="checkbox"/>	NO CONCERNS
<input type="checkbox"/>	CONCUR NOT LIKELY TO ADVERSELY AFFECT
<input type="checkbox"/>	NO COMMENT
<i>Drue DeBerry</i>	<i>10/31/19</i>
Drue DeBerry	DATE
Colorado and Nebraska Field Supervisor	

• Site does not provide Preble's habitat.

for