



Prevent • Promote • Protect

Environmental Health Division
1675 W. Garden of the Gods Road
Suite 2044
Colorado Springs, CO 80907
(719) 578-3199 *phone*
(719) 578-3188 *fax*
www.elpasocountyhealth.org

Esteban Rodriguez, SP-24-5

Please accept the following comments from El Paso County Public Health (EPCPH) regarding the 496-acre, 144-residential lot with 9-commercial lot development project referenced above:

- Water service for the development will be provided by individual private wells, and wastewater service will be provided by onsite wastewater treatment systems (OWTS).
- There is a finding for sufficiency in terms of water quality based on the sample results submitted by Colorado Analytical Laboratories, Inc., on 04April2023, and Hazen Research on 18May2023. Water samples were acceptable for all the required parameters.
- The RMG Engineers/Architects, Soil and Geology Study dated 21February2024, and the RMG Engineers/Architects Wastewater Study dated 27April2023 were reviewed to determine OWTS suitability for the site. The reports included 8 soil test pit excavations that provided a general understanding of the soil conditions on the site. The tests indicated the majority of the OWTS will require professional engineer designed systems due to poor soil conditions, shallow bedrock and high seasonal groundwater. **Reminder:** A 150-lot subdivision with wastewater planned to be onsite wastewater treatment systems will require a total of 30 soil test pit excavations to meet the Land Development Code requirement. The 8 soil profile test pit excavations only provided a “general” finding for OWTS use in the area.
- El Paso County Public Health encourages planned walkability of residential communities. Please consider appropriate connections to commercial areas using sidewalks, and bike trails. Walkability features help reduce obesity and associated heart diseases.
- Earthmoving activities Earthmoving activities greater than 25 acres require a Construction Activity Permit from the Colorado Department of Public Health and Environment, Air Pollution Control Division. Go to the El Paso County Public Health site <https://www.elpasocountyhealth.org/service/air-quality/construction-activity-application> for the link to the Colorado Department of Public Health and Environment, Air Pollution Control Division, for the permit application.

Esteban Rodriguez, SP-24-5

- **Radon resistant construction techniques/practices are encouraged to be used in this area. The EPA has determined that Colorado, and the El Paso County area, have potentially higher radon levels than other areas of the country.**

**Mike McCarthy
El Paso County Public Health
mikemccarthy@elpasoco.com
719-3325771
01January2025**