



December 22, 2020

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: Lot 2/3 Rolling Thunder  
Final Plat Amendment  
Sec. 11, Twp. 13S, Rng. 65W, 6<sup>th</sup> P.M.  
Water Division 2, Water District 10  
CDWR Assigned Subdivision No. 27091

To Whom It May Concern:

This referral does not appear to qualify as a “subdivision” as defined in 30-28-101(10)(a), C.R.S. Therefore, pursuant to the State Engineer’s March 4, 2005 memorandum to county planning directors, this office will only perform a cursory review of the referral information and provide comments. The comments do not address the adequacy of the water supply plan for this project or the ability of the water supply plan to satisfy any County regulations or requirements. In addition, the comments provided herein cannot be used to guarantee a viable water supply plan or infrastructure, the issuance of a well permit, or physical availability of water. This office previously provided comments on April 7, 2020.

The Applicant is requesting to vacate the existing lot line between Lots 2 and 3 of the Rolling Thunder Business Park to create a new lot of 1.012 acres. A 7,500 square-foot commercial building is proposed to be constructed on the currently vacant lot. The site would be served by the Falcon Highlands Metropolitan District (“FHMD”). FHMD has estimated the water requirement will be 5 single family equivalents, and the Water Supply Information Summary estimates the demand at 0.69 acre-feet/year. Wastewater to the business is disposed of through the Woodmen Hills Metropolitan District’s central system.

The Division of Water Resources has no objection to the application as submitted. Should you or the applicant have any questions regarding any of the above, please feel free to contact me directly.

Sincerely,

Kate Fuller, P.E.  
Water Resource Engineer

ec: Bill Tyner, Division Engineer  
Doug Hollister, North Regional Team Lead

