



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

Grandwood Ranch, SF-20-26

Please accept the following comments from El Paso County Public Health regarding the 147-acre, 48-residential lot project referenced above:

- There is a finding for sufficiency in terms of water quality for drinking water based on the sample results submitted by SGS North America, Inc., Industrial Laboratories, and Hazen Research, Inc. All parameters sampled were within standards established in the Colorado Primary Drinking Water Regulations.
- On-site wastewater treatment systems (OWTS) are planned for wastewater service for the development of the 48 residential lots. The Vivid Engineering Group, Wastewater Evaluation Report, dated 01April2019, revised 18Feb2020, revised 16Apr2020, and revised on 02Mar2021, was reviewed for OWTS suitability for the proposed development. Based on the contents of this report and experience with OWTS installations in the area, the use OWTS for wastewater service is acceptable. The soils in the area historically support the use of both conventional and possibly a few professionally designed OWTS's. Each individual lot owner is required to comply with all El Paso County Public Health OWTS Regulations and OWTS permit requirements prior to commencement of lot development. The regulations require soil tests to be performed in the area of the proposed OWTS for each lot.
- Radon resistant construction and building 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.
- El Paso County Public Health encourages planned walkability of residential communities. Please consider appropriate connections to other subdivisions and surrounding areas through the use of sidewalks, and/or other established trails in the surrounding area. Walkability features help in the effort to reduce obesity and associated heart diseases.
- The water quality basins must have mosquito control responsibilities included as a part of the construction design and maintenance plan to help control mosquito breeding habitat and minimize the potential for West Nile Virus.

Mike McCarthy
El Paso County Public Health
719.575.8602;
mikemccarthy@elpasoco.com
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