

DONALA

Water & Sanitation District

July 2, 2024

Mr. Joe Loidolt
Elite Properties of America, Inc.
2138 Flying Horse Club Dr.
Colorado Springs, CO 80921

**Via Email: joel@classichomes.com
No Hard Copy to Follow**

RE: Urban Landing PUD Development Plan; Spanish Bit Drive & Struthers Road
Commitment to Provide Water Supply

Dear Joe:

The Donala Water & Sanitation District (District) respectfully provides this letter of commitment to provide potable water supply services for the above listed project. The lots and tracts proposed within Urban Landing PUD Development Plan are within the service area and institutional boundaries of the District. Based on our analysis of this proposed project, water supply services will be required for 49 single family detached residential dwelling units together with landscape irrigation in accordance with a planting plan approved by El Paso County.

The District will provide potable water supply for the property in the proposed subdivision in accordance with the District's rules, regulations, policies, agreements and procedures as they exist at the time those services are provided. At the present time the District has sufficient long term water resources, raw water production and conveyance capability, together with water treatment and finished water conveyance and distribution capacity to accommodate the development of the proposed Urban Landing PUD. This finding is based on an analysis of the water supply needs for the project as represented in the PUD Development Plan and Development Plan received by the District May 22, 2024, and dated April 1, 2024.

The District's potable water supply commitment for the 49 single family detached residential dwelling units in this development will be 9.80 annual acre-feet (AAF) on an annual average basis. This is based on an analysis of the District's delivered water supplies over the last 5 years and assessment of the size and service requirements of each dwelling unit in this project.

In addition to the water supply primarily for in-house use at 49 dwelling units, the development plans project the need for irrigation of 2.53 acres of constructed and maintained landscape throughout the 6.57 acre parcel subject to development. The District will provide an average annual volume of 2.50 annual acre-feet per acre or a total of 6.33 AAF. This results in a **total potable water resource for this development of 16.13 AAF.**

At the present time the District owns sufficient renewable and nonrenewable raw water supplies to support the addition of this development to the District's water resource and supply system. The District is of the opinion that its resources satisfy the EPC Land Development Code for commitment to the equivalent of a 300-year supply for this project. The District has and will maintain adequate water resources, treatment and delivery capacity for this project, existing

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consumers and other projects which may be developed in the District's service area.

This commitment to provide water resources and supply services to the Urban Landing Planned Unit Development (PUD) final plat area is conditioned on a, "first come, first served," basis. This commitment to serve shall exist for a period of one (1) year from the above date and supersedes any previous commitments that may have been provided for this property. This District reserves the right to renew and extend this commitment as the District sees fit in order to provide suitable water supply for the service area.

Please contact me should you have any questions or desire any additional information regarding this matter

Sincerely,



Jeffrey W. Hodge, General Manager

ec: Ms. Christina Hawker, Office Manager, Donala Water & Sanitation District
Mr. Roger J. Sams, P.E., GMS, Inc., Consulting Engineers
Mr. Marc Whorton, P.E., Classic Consulting Engineers & Surveyors, LLC
(mwhorton@classicconsulting.net)