



MERIDIAN SERVICE METROPOLITAN DISTRICT

Water, Wastewater, Parks and Recreation

11886 Stapleton Dr, Falcon, CO 80831

719-495-6567, Fax 719-495-3349

January 3, 2024

Raul Guzman
GTL Development
3575 Kenyon Street, Suite 200
San Diego, CA 92138

Re: Water and Sewer Service for the Rolling Hills Ranch North PUD

Dear Mr. Guzman:

The Meridian Service Metropolitan District (MSMD) will provide water and sewer service to Rolling Hills Ranch North PUD, 441 total lots.

Based on the already approved projects within Meridian Ranch serviced by MSMD the current demand is 1,687 Ac-Ft per year. MSMD currently owns water rights in the amount of 5,866 Ac-Ft and based on the El Paso County 300-year rule of supply for development purposes the total amount of water available for development is 2,089 Ac-Ft. Rolling Hills Ranch North will add an additional demand of 137.4 Ac-Ft per year based on the Water Resource Report dated September 2023 and developed by the MSMD engineer. The additional 137.4 Ac-Ft demand results in an overall demand of 1,824 Ac-Ft, which leaves a surplus of 265 Ac-Ft per year. See the attached worksheet for additional information.

The master plan for Meridian Ranch provides for 5,000 single family homes, schools, businesses and open space amounting to a total demand at build out to be approximately 1,952 Ac-Ft. The projected demand is below the El Paso County water supply rule for development and the total amount of water available to MSMD every year.

Please contact me either by email at j.nikkel@meridianservice.org or by phone at 719-495-6567 if you should have questions or concerns.

Sincerely,

Jim Nikkel
General Manager

C: MSMD Board of Directors
Tom Kerby, District Engineer



MERIDIAN SERVICE METROPOLITAN DISTRICT

Water, Wastewater, Parks and Recreation
 11886 Stapleton Dr, Falcon, CO 80831
 719-495-6567, Fax 719-495-3349

		Water Demand			Single Family Residential			School		Commercial		Civic		Park/Open Space	Golf Course	
		Total Ac-Ft	Potable Ac-Ft	Irrigation Ac-Ft	Units	Total Acres	Pop.	Acres	Equiv. Pop.	Acres	Emp.	Acres	Emp.	Irrigated Acres	Acres	Emp.
Proposed Project RHR NORTH PUD		137.4	136.7	0.7	441	148.9	1,213	-	-	-	-	-	-	5.0	-	-
Meridian Ranch	Filing 1	253	249	3.5	800	539.0	2,200	-	-	-	-	11	17	15	174.0	12
	Filing 2	211	195	16.2	350	360.3	963	83.0	3,098	-	-	-	-	36	-	-
	Filing 3	37.9	37.8	0.1	122	30.0	336	-	-	-	-	-	-	0.5	-	-
	Filing 4	49.3	49.0	0.3	158	45.0	435	-	-	-	-	-	-	2.0	-	-
	Filing 6	16.7	16.7	-	54	18.0	149	-	-	-	-	-	-	-	-	-
	Filing 7	40.7	40.6	0.1	131	36.0	360	-	-	-	-	-	-	0.5	-	-
	Filing 8	45.5	45.0	0.5	145	56.0	399	-	-	-	-	-	-	3.5	-	-
	Filing 9	56.3	56.1	0.2	181	61.0	498	-	-	-	-	-	-	1.5	-	-
	Filing 11	62.0	62.0	-	200	105.0	550	-	-	-	-	-	-	-	-	-
	Estates	19.2	19.2	-	62	120.2	171	-	-	-	-	-	-	-	-	-
	Estates at RHR	35.3	35.3	-	114	145.7	314	-	-	-	-	-	-	-	-	-
	Sanctuary Filing 1	106.4	106.3	0.1	343	74.4	943	-	-	-	-	-	-	1.0	-	-
	Stonebridge	171	170	1.1	548	181.0	1,507	-	-	-	-	3	4	5.0	-	-
	The Vistas	69.0	68.5	0.5	221	56.0	608	-	-	-	-	-	-	4.0	-	-
	Windingwalk	126	126	0.7	405	138.1	1,114	-	-	-	-	-	-	5.0	-	-
RHR Filings 1-3	226	225	0.8	725	252.0	1,994	-	-	-	-	-	-	6.0	-	-	
The Shops	4.3	2.9	1.4	-	15.0	-	-	-	10.4	57	-	-	-	-	-	
SUBTOTAL		1,530	1,505	26	4,559	2,233	12,537	83.0	3,098	10.4	57	14	21	80	174	12
Latigo	Filing 2a	15.5	15.5	-	50	-	138	-	-	-	-	-	-	-	-	-
	Filing 7	6.2	6.2	-	20	-	55	-	-	-	-	-	-	-	-	-
	Filing 8	13.0	13.0	-	42	-	116	-	-	-	-	-	-	-	-	-
	Filing 9	12.1	12.1	-	39	-	107	-	-	-	-	-	-	-	-	-
	SUBTOTAL		46.8	46.8	-	151	-	415	-	-	-	-	-	-	-	-
PBHMD Lease		85.0	85.0	-	-	-	-	-	-	-	-	-	-	-	-	-
County Regional Park		25.0	-	25.0	-	-	-	-	-	-	-	-	-	-	-	-
TOTAL		1,824	1,773	51	5,151	2,381.7	14,165	83.0	3,098	10.4	57	13.5	21	85	174.0	12



MERIDIAN SERVICE METROPOLITAN DISTRICT

Water, Wastewater, Parks and Recreation

11886 Stapleton Dr, Falcon, CO 80831

719-495-6567, Fax 719-495-3349

Potable			Irrigation		
Residential	0.310	AFY/unit	Residential	0.0000	AFY/unit
School	0.028	AFY/person	Commerical	0.0566	AFY/1000 ft
Commercial	0.050	AFY/person	Civic	0.0566	AFY/1000 ft
Civic	0.050	AFY/person	School	0.0566	AFY/1000 ft
Park/Open ¹	0.000	AFY/person	Park/Open	0.0566	AFY/1000 ft
Golf Course	0.050	AFY/person	Golf Course ²	0.0000	AFY/1000 ft

¹Zero employees for park/open space.

²Golf Course irrigated by surface water diversion. Absolute Decree Case No. 2005CW43