



Montaño • Freeman • Sinor • Thompson P.C.

Lisa M. Thompson, Esq.
lthompson@troutlaw.com
303.339.5826

1120 Lincoln Street • Suite 1600
Denver, Colorado 80203-2141
303.861.1963
www.troutlaw.com

October 12, 2018

Kari Parsons
El Paso County Planning and Community Development Department
2880 International Circle, Suite 110
Colorado Springs, CO 80910

Re: Branding Iron at Sterling Ranch, Filing No. 1 – Final Plat Application

Dear Ms. Parsons:

This firm represents the Upper Black Squirrel Creek Ground Water Management District (“the UBS District”), a formed and operating ground water management district with the powers enumerated in the Colorado Ground Water Management Act, C.R.S. § 37-90-101 *et seq.* The UBS District has reviewed SR Land, LLC’s (“Applicant’s”) final plat application for Branding Iron at Sterling Ranch, as well as the materials provided in support of this application. Based upon its understanding of the application and related documentation concerning this project, the UBS District provides the following comments.

Water Supplies for Branding Iron at Sterling Ranch

As explained in the Applicant’s letter of intent submitted with its application, water and wastewater services will be provided to Branding Iron at Sterling Ranch by the Sterling Ranch Metropolitan District No. 1 (“Sterling Ranch”). The Branding Iron at Sterling Ranch is located to the west of the Upper Black Squirrel Creek Designated Ground Water Basin (“UBS Basin”), but Sterling Ranch discharges wastewater within the UBS Basin. Any water that is discharged into the UBS Basin without a replacement plan or recharge plan approved by the Ground Water Commission is relinquished to the designated basin’s aquifer and, therefore, becomes designated ground water.

Moreover, the water discharged into the UBS Basin by Sterling Ranch Metropolitan District must comply with all applicable water quality standards set forth in the Water Quality Control Commission’s (“WQCC’s”) Regulation Nos. 41 and 42. Requiring the discharged from the Branding Iron at Sterling Ranch into the UBS Basin to comply with all applicable site-specific water quality standards is essential to ensure that water quality within the UBS Basin is not unreasonably impaired.

The UBS District reserves the right to provide additional comments at a later date founded upon information not readily ascertainable from the above-referenced application.

Sincerely,

A handwritten signature in blue ink, appearing to read "L Thompson". The signature is fluid and cursive.

Lisa M. Thompson
for
TROUT RALEY

cc: UBSCGWMD Board of Directors