



# *Security Water and Sanitation Districts / Enterprises*

231 SECURITY BLVD. • COLORADO SPRINGS, COLORADO 80911

TELEPHONE 719-392-3475 • FAX 719-390-7252

[www.securitywsd.com](http://www.securitywsd.com)

May 23, 2023

Robert L. Place  
Vice President – Colorado Multifamily  
1873 S. Bellaire St, Ste 1200  
Denver, Colorado 80222

Please Update the Water /  
Wastewater Commitment Letters to  
account for all units (SFE) after  
applicant has been accepted by the  
district as the Districts Board  
transcribed in letter .

Delivered via email to: [rplace@evgre.com](mailto:rplace@evgre.com)

Dear Robert:

The 16.53-acre parcel of property at the southeast corner of Powers Boulevard and Grinnell Boulevard known as Outlook Powers is not within the boundaries of the Security Water District or the Security Sanitation District. Consequently, the districts are not able to provide a commitment to serve the property at this time.

The owner of the subject property has petitioned the Boards of Directors of the Security Water and Sanitation Districts for inclusion of the property into the districts. A service agreement between the property owner and the districts is currently being developed as part of the inclusion process. If and when the property is included into the districts, it will be entitled to service from each district in accordance with Colorado state law and the operating rules, regulations and conditions of each district, which are subject to change.

The water demands for this property are estimated to be a maximum of 90 annual acre feet of diversions based upon 166 single-family equivalents (sfe) plus landscape irrigation. Likewise, the wastewater collection and treatment requirements for this property are estimated to be a maximum of 17.27 million gallons per year or 47,315 gallons per day. If and when the property is included into the districts, commitments to this property would be limited to the preceding amounts.

The Security Water and Sanitation Districts currently have overall capacities that exceed current commitments. If the subject property is included within the districts, and upon submission of an application for final plat to El Paso County, the Security Water District would agree at that time to commit sufficient water resources and the Security Sanitation District would commit sufficient wastewater capacity to serve the property. This commitment may also be subject to determinations of sufficiency and reliability of water supply by El Paso County and the Colorado Division of Water Resources. Water and sewer service will be provided subject to rules, regulations and conditions of the districts and the payment of appropriate fees at the time of requested connection.

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Once a final service commitment is provided, it will supersede any previous commitments that may have been made for this property.

If you have any questions, please contact me.

Sincerely,



Roy E. Heald, General Manager