



WASTEWATER DISPOSAL REPORT: Outlook Powers & Grinnell

Prepared:

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Contents

INTRODUCTION AND CONCLUSION	3
A. Introduction.....	3
B. Conclusion	3
WASTEWATER REPORT	3
A. Projected Wastewater Loads	3
B. Treatment Facilities.....	4
C. Collection and Pumping Facilities.....	4

INTRODUCTION AND CONCLUSION

A. Introduction

The purpose of this report is to wastewater disposal conformance for the proposed Outlook Powers & Grinnell (“Site”). The Site is a proposed development is located in the northwest quarter of the northwest quarter of Section 7, Township 15 South, Range 65 West of the 6th Principal Meridian, in El Paso County, Colorado.

The Site is more specifically located south of Powers Boulevard, east of Grinnell Boulevard, north of Goldfield Drive and west of Cudahy Drive. See Appendix for a vicinity Map.

The Site is within the Security Water & Sanitation District (“SWSD”).

B. Conclusion

In addition to the preliminary plan, this report is being submitted to encompass the residential uses of the Site. The final plat condition of the Site consists of concurrent development of the apartment Site (1 lot) and submittal of an individual commitment letter, which is in line with the information outlined in this report. The estimates for this report have been provided to serve as conservative maximums for SWSD and Evergreen Development.

WASTEWATER REPORT

A. Projected Wastewater Loads

The proposed development includes 16 buildings (10 apartments and 6 3-plexes) and one clubhouse and pool, consisting of 318 units total.

Wastewater flows from the residential portion of the development are equal to the water demand, as a conservative estimate. Table 1 below summarizes this information.

Table 1
Summary of Expected Wastewater Loads

Wastewater Demands					
Type of Use	Number of Dwelling Units/Square Footage	People per Unit	Average Flow per Capita (Gal/Capita/Day)/Average Flow per Day (Gal/Acre/Day)	Peak Factor	Average Flow (GPD)
Multi-Family Residential	318 Units	2.5	300	N/A	238,500
Clubhouse	6,597 SF (0.15 AC)		1,400	2	420
	Total:				238,920

B. Treatment Facilities

No upgrades to the existing treatment facilities are anticipated. Preliminary conversations with the District have indicated that the existing infrastructure has the capacity to service the development.

C. Collection and Pumping Facilities

This development proposes gravity sewer facilities to be installed to service the Site, in accordance with the Security Sanitation Districts standards and approvals. The gravity sewer facilities will be connected to existing collection systems that are owned and operated by Security Sanitation District. There is an existing 8-inch sanitary main in Goldfield Blvd.

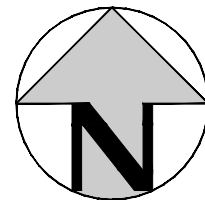
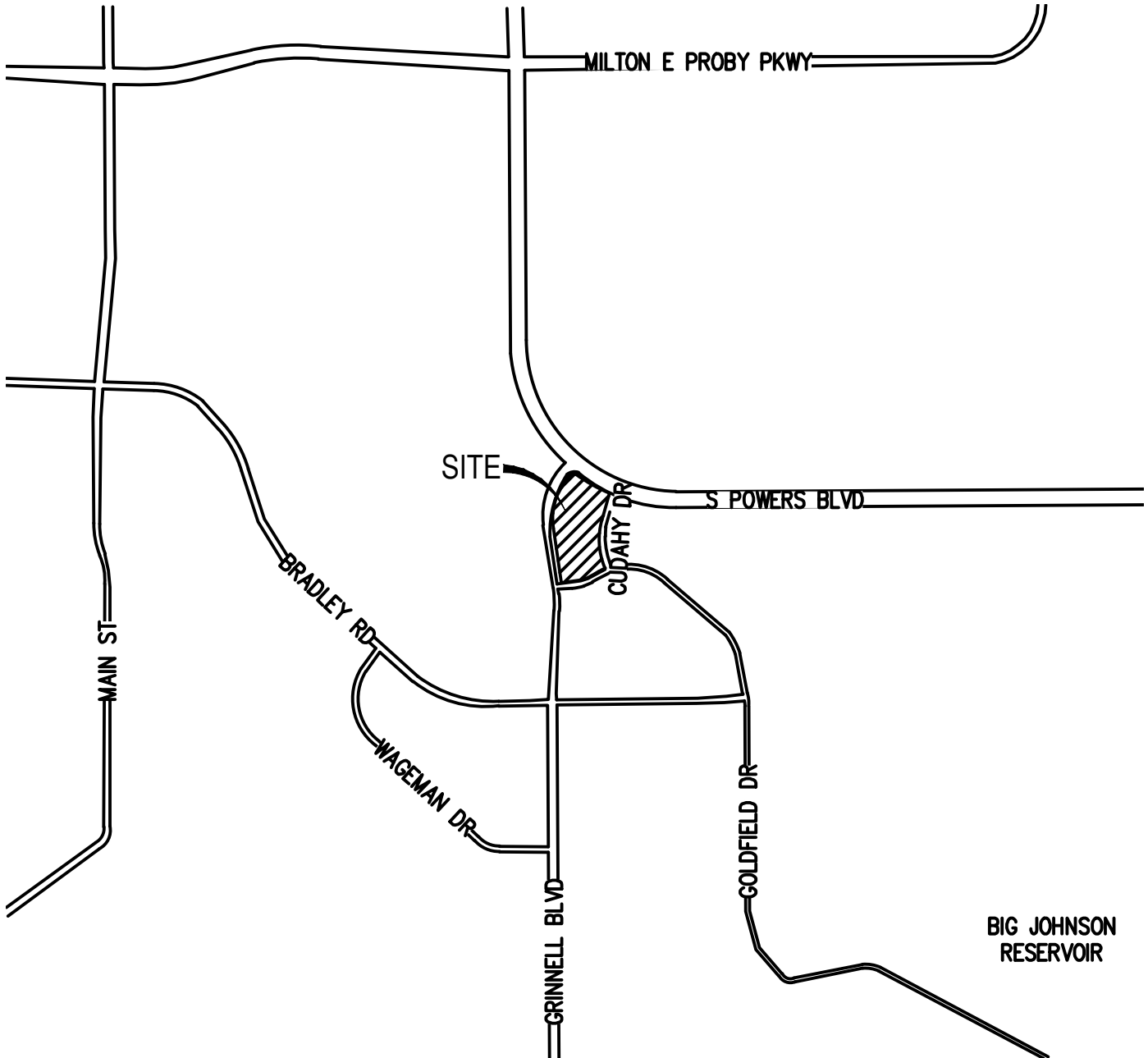
Wastewater pumping facilities are not necessary to serve the Site in its full buildout condition.

There are no On-Site Water Treatment Systems proposed for this development.

APPENDIX

Vicinity Map, Overall Utility Plan, Will-Serve Letters

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SCALE: 1" = 2000'

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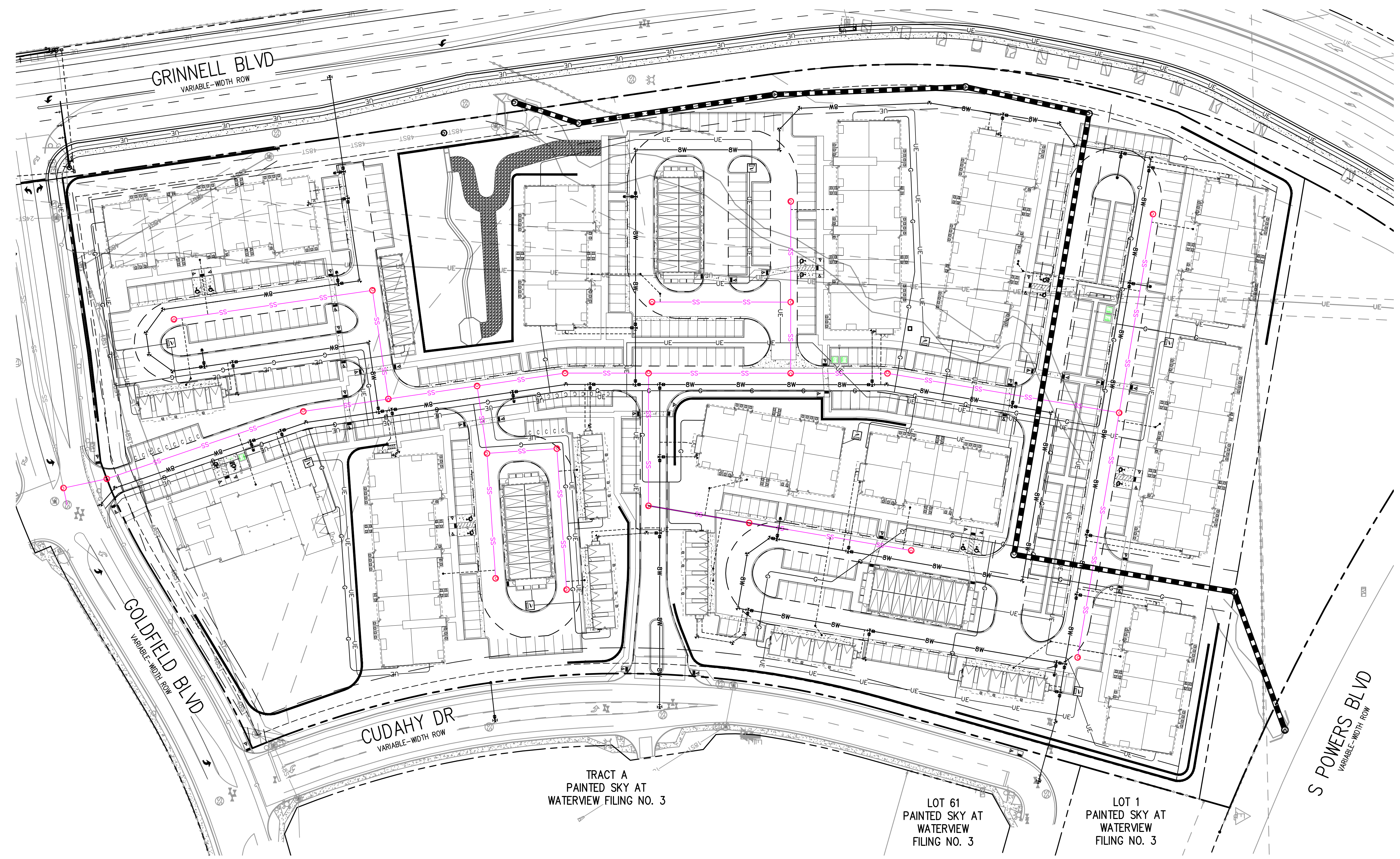
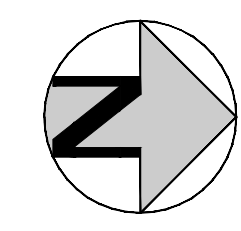
EVERGREEN DEVCO
 OUTLOOK POWERS & GRINNELL
 VICINITY MAP

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1 OF 1

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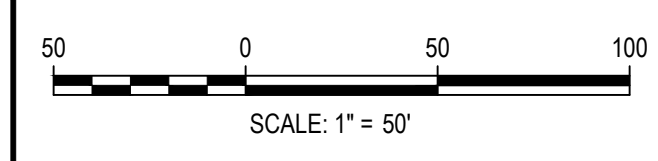
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LOT 1
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FILES: J:\221206\ENGINEERING\UTILITIES\CD - OVERALL UTILITY PLANNING LAYOUT OVERALL UTILITY PLAN
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4 OF 50