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

Andrea Barlow
N.E.S. Inc.
619 N. Cascade Ave. Suite 200
Colorado Springs, CO 80903
abarlow@nescolorado.com

SR Land LLC
20 Boulder Crescent Suite 102
Colorado Springs, CO 80903

Re: Sterling Ranch Phase 2, Filing No. 3 Final Plat

Dear Ms. Parsons:

This firm represents the Upper Black Squirrel Creek Ground Water Management District (“the District”). Applicant, N.E.S., Inc., on behalf of SR Land LLC, provided materials in support of its application for a Final Plat for Filing No. 3 of its proposed Sterling Ranch Phase 2 subdivision (“Sterling Ranch Phase 2”). Sterling Ranch Phase 2 will consist of 212 single family units on 75 acres, 8 tracts for landscaping, drainage, and utilities, and a 4 acre tract for future commercial use. This Application is for approval of a Final Plat for 63 of those single family units, three tracts, and rights of way. Sterling Ranch Phase 2 is outside the District’s boundaries but the District still has an interest in, and concerns with, the Application. Previously, the District commented on Applicant’s pending Preliminary Plan for Sterling Ranch Phase 2 on March 12, 2021 and April 8, 2021. The District briefly summarizes those comments, which continue to apply to Applicant’s current Application:

Water Export

Applicant states that Sterling Ranch Phase 2 will have the “opportunity to connect” with both the Cherokee Metro District and Woodmen Hills Metro District water delivery systems. *See*

Letter of Intent at 5. Because Cherokee and Woodmen Hills obtain their supply primarily from wells within the District, if such a water supply connection occurred in the future it would constitute an export of designated basin water out of the basin and may require export approval pursuant to District Rule 7.

Wastewater Quality

Applicant states that wastewater from Sterling Ranch will be discharged into the Meridian Metropolitan District's treatment facilities. *Id.* at 6. Currently, Meridian's discharges at the Woodmen Hills wastewater facility do not meet the Water Quality Control Commission's site-specific water quality standards for groundwater discharges. Compliance with all applicable site-specific water quality standards must be required to continue to add additional wastewater discharges and to ensure that water quality within the UBS Basin is not impaired.

The 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 "Mirko L. Kruse".

Mirko L. Kruse
for
TROUT RALEY

cc: UBSCGWMD Board of Directors