



July 31, 2019

Gabe Sevigny  
El Paso County Development Services Department  
2880 International Circle, Suite 110  
Colorado Springs, CO 80910

RE: Eldorado Springs Apartments  
Sec. 33, Twp. 14S, Rng. 66W, Sixth P.M.  
Water Division 2, Water Districts 14  
CDWR Assigned Subdivision No. 23084

To Whom It May Concern:

We have received the submittal concerning the above referenced proposal to approve a Final Plat for Eldorado Springs Apartments. This proposal is for the creation of two lots on 15.55 ± acres. The first lot being 3.06 acres for 236 multi-family units and the second lot being a separate tract for unspecified purposes. According to the submittal, the proposed supply of water and wastewater disposal is to be served by the Stratmoor Hills Water & Sanitation District (“District”).

This proposal appears to be a revision of a previous proposal, called Independence Place at Cheyenne Mountain, Filing no. 1 on which we provided comments in a letter dated March 8, 2016.

The current referral for a Final Plat does not change the water supply requirements for the subdivision; therefore, please refer to our previous comments attached to this letter, although the previous submittal proposed 240 multi-family units.

There was no estimation of the water supply demand for proposed southern tract. Therefore, the comments provided herein assume there will be no demand of water on the proposed Lot 2. Since the proposed southern tract has no estimated water demand, **the plat must clearly state that the southern tract has no approved water supply.**

Should you or the applicant have questions regarding any of the above, please feel free to contact me at this office.

Sincerely,

Kate Fuller, P.E.  
Water Resource Engineer

cc: Bill Tyner, Division Engineer  
Steve Stratman, Water Commissioner





## COLORADO

Division of Water Resources

Department of Natural Resources

1313 Sherman Street, Room 821  
Denver, CO 80203

March 8, 2016

El Paso County Development Services Department  
2880 International Circle  
Colorado Springs, CO 80910  
Sent via email to: [DSDcomments@elpasoco.com](mailto:DSDcomments@elpasoco.com)

RE: Independence Place at Cheyenne Mountain, Filing No. 1  
(Extension of Time to Record)  
Sec. 4, T15S, R66W, 6<sup>th</sup> P.M.  
Sec. 33, T14S, R66W, 6<sup>th</sup> P.M.  
Water Division 2, Water District 10  
CDWR Assigned Subdivision No. 23084

To Whom It May Concern:

We have received the above reference proposal to subdivide 16.05 acres into 1 lot for 240 multi-family/townhome sites, a club house and pool, and lawn irrigation of 140,000 sf. The total estimated water demand for this filing is 139 af/yr. The proposed water supplier is the Stratmoor Hills Water and Sanitation Districts (Districts) and a letter of commitment has been submitted.

This office has previously provided comments regarding the proposed development. No additional information concerning the proposed water supply for the said development has been submitted with this referral; therefore, please refer to our previous comments dated February 7, 2011, copies of which have been attached for your reference.

Should you or the applicant have questions regarding any of the above, please feel free to contact me at this office.

Sincerely,

Ivan Franco, P.E.  
Water Resource Engineer

cc: Steve Witte, Division 2 Engineer (via email)  
Doug Hollister, District 10 Water Commissioner (via email)





DEPARTMENT OF NATURAL RESOURCES

DIVISION OF WATER RESOURCES

February 7, 2011

John W. Hickenlooper  
Governor

Mike King  
Executive Director

Dick Wolfe, P.E.  
Director/State Engineer

Craig Dossey  
El Paso County Development Services Department  
2880 International Circle  
Colorado Springs, CO 80910

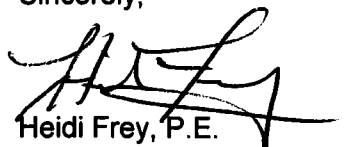
RE: Independence Place at Cheyenne Mountain, Filing No. 1  
Sec. 4, T15S, R66W, 6<sup>th</sup> P.M.  
Sec. 33, T14S, R66W, 6<sup>th</sup> P.M.  
Water Division 2, Water District 10

Dear Mr. Dossey:

We have received the above reference proposal to subdivide 16.05 acres into 1 lot for 240 multi-family/townhome sites, a club house and pool, and lawn irrigation of 140,000 sf. The total estimated water demand for this filing is 139 af/yr. The proposed water supplier is the Stratmoor Hills Water and Sanitation Districts (Districts) and a letter of commitment has been submitted.

Information in our files indicates that the Districts have sufficient resources to supply this proposal. Pursuant to the provision of C.R.S. 30-28-136(1)(h)(II) it is the opinion of this office that the proposed water supply can be provided without injury to existing water rights, and the supply is expected to be adequate. If you have any questions, please contact this office.

Sincerely,



Heidi Frey, P.E.  
Water Resource Engineer

CC: Division 2  
Doug Hollister, Water Commissioner

HF:word/independence place at Cheyenne mountain 1

Office of the State Engineer

1313 Sherman Street, Suite 818 • Denver, CO 80203 • Phone: 303-866-3581 • Fax: 303-866-3589

<http://water.state.co.us>