

# FALCON FIRE PROTECTION DISTRICT

Administration Office  
7030 Old Meridian Road  
Falcon, Colorado 80831  
Business Number: 719-495-4050 Business Fax: 719-495-3112



February 16, 2021

Joseph W. DesJardin, PE  
Director of Entitlements  
ProTerra Properties, LLC  
M: 307 899 2020, O: 719 476 0800  
1864 Woodmoor Drive, Suite 100  
Monument, Colorado 80132

**Re: Conditional Commitment to Provide Emergency Services**  
**Property: Winsome Filing #2** (Cistern Requirements)

Joseph,

On January 21, 2020 an original Falcon Fire Commitment to Serve letter for filing one was provided requiring cisterns within the Winsome Subdivision. It was agreed at that time that the cistern would be installed in future phases and that the Fire Department approved using the existing cistern in the Bison Meadows Subdivision for the first phases of the Winsome projects due to the travel distance and proposed roads. I have added language to the cistern requirement section of this commitment to serve that helps clarify the future cistern requirements.

Based upon the information you have provided, the above-referenced real property is located within the jurisdiction and boundaries of the Falcon Fire Protection District ("Fire Department"). By this letter, the Fire Department confirms its commitment to provide fire suppression, fire prevention, emergency rescue, ambulance, hazardous materials and emergency medical services (collectively, "Emergency Services") to the property, subject to the following conditions:

- All new construction, renovations or developments within the Fire Department's jurisdiction must comply with the applicable fire code and nationally recognized life-safety standards adopted by the El Paso County Board of County Commissioners and the Fire Department's Board of Directors, as amended from time to time;
- All development, water and construction plans must be reviewed and approved by the Fire Department for compliance with the applicable fire code and nationally recognized life-safety standards prior to final plat or construction permit being issued; and,

- All development or construction projects shall meet the fire code and nationally recognized standards' pertaining to fire protection water. Please note that approved and inspected fire cisterns are permitted by the Fire Department in residential development in an attempt to help the property owner/developer meet these requirements. Commercial lots and construction are reviewed separately for code and water supply requirements.

**Winsome Filing No. 2 consists of 61 - two and a half acre lots and 1 commercial site on approximately 254 acres at the northwest intersection of Hodgen and Meridian. The residential lots will be served by the existing cistern located within the Bison Meadows Subdivision. Developer has agreed to install a new 30,000-gallon cistern in later phases of this development. No new cistern will be required at this time for the residential portion of Filing two. The single commercial lot water supply and requirements will be determined at time of commercial development after review and as more information becomes available.**

Please do not hesitate to call the fire administration office or me for further information between 9:00 am and 4:00 pm, Monday through Friday.



Sincerely,  
Trent Harwig  
Fire Chief/Administrator