



Prevent • Promote • Protect

Environmental Health Division
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(UPDATED Comments) Sterling Ranch, Phase II, SP-19-001

Please accept the following comments from El Paso County Public Health regarding the project referenced above:

- **The proposed 88-acre, 212-residential lots and 1-school site development at this time does not have a commitment from an approved water and wastewater provider. El Paso County Public Health must approve the water and wastewater provider agreement prior to submittal for Final Plat.**
- **A finding for sufficiency in terms of water quality is required prior to submittal for Final Plat.**
- **Radon resistant construction building techniques/practices are encouraged to be used in this area. The EPA has determined that Colorado, and the El Paso County area, have potentially higher radon levels than other areas of the country.**
- **Earthmoving activities greater than 25 acres require a Construction Activity Permit from the Colorado Department of Public Health and Environment, Air Pollution Control Division. Go to: <https://www.colorado.gov/pacific/cdphe/general-air-permits>**
- **El Paso County Public Health encourages planned walk-ability of residential communities. Please consider appropriate connections to commercial areas through the use of sidewalks, and bike trails. Walk-ability features help reduce obesity and associated heart diseases.**
- **The water quality detention basins, if any, must have mosquito control responsibilities included as a part of the maintenance plan to help control mosquito breeding habitat and minimize the potential for West Nile Virus. Erosion and stormwater quality must be controlled per El Paso County requirements to minimize sediment runoff from the site.**

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