



WOODMOOR

Water & Sanitation District No. 1

P. O. Box 1407 • Monument, Colorado 80132
Phone (719) 488-2525 • Fax (719) 488-2530

July 29, 2020

To: WOSC, LLC
Attn: Tish Norman
902 Caribou Drive West
Monument, CO 80132

RE: Water and Wastewater Service Commitment
Woodmoor Open Space Preservation & Multiple Lot Combination Project
Address: (See attached sketch plan)

Dear Ms. Norman:

The purpose of this letter is to summarize the current status of the above referenced project as well as current level of water and sanitary sewer service commitment from the Woodmoor Water and Sanitation District No. 1 (the District) as of the date of this letter.

Services - Current Commitment

In reviewing the attached sketch plan (and other documents) as submitted by WOSC, LLC (WOSC) it is the Districts understanding that WOSC intends to reconfigure approximately 94.42 acres of currently undeveloped land intended to accomplish two goals; a) to create and preserve a considerable amount of open space in south woodmoor, and b) to enlarge existing platted lots that abut the currently undeveloped 94.42 acres.

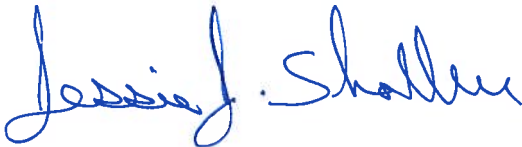
The proposed project is located within the service boundaries of the District and the District is committed to providing water and sewer services in accordance with all District rules, regulations and policies. According to District records, the Districts standard water service commitment was allowed to be transferred away from the proposed project lands for utilization on adjacent lands and WOSC does not currently possess a supplemental water service commitment from the District. Therefore, at present time, the District is not committed to serving the project with physical supplies, however please note that this is a service policy constraint and not a physical water supply constraint. If, at some future date, WOSC or its successors desires to obtain physical service, they can request a supplemental water service commitment from the

District's Board of Directors pursuant to the Districts Supplemental Water Service Policy.

Although current policy limitations prevent the District from issuing a firm service commitment, it is the District's understanding that the project is simply lot line reconfigurations for multiple existing lots that will not result in the creation of additional (buildable) lots or otherwise increase water/sewer service demands from that of the existing pre-project condition. If so, the District does not object to the project moving forward, however, if lots are to be expanded and existing lot lines reconfigured, the District does require that any existing public utility easements remain unchanged.

If you should have any questions or need further assistance, please contact me.

Sincerely,



Jessie J. Shaffer
District Manager

Cc: Gary Potter – Operations Superintendent
Ariel Hacker – District Engineer

JJS:js



4-2-20 MAP WITH PROPOSED PATH

J. CONNA

Recommend adding the section across the diameter of the big loop. (see link A. Norman)

4/2/2020