



Sterling Ranch Metropolitan District 1

November 13, 2017

Cole Emmons
County Attorney's Office
27 East Vermijo Avenue
Colorado Springs, Colorado 80903

Re: Commitment Letter for Branding Iron at Sterling Ranch Filing No. 1 and Homestead at Sterling Ranch Filing No. 1

Dear Cole,

The Sterling Ranch Metropolitan District No. 1 commits to providing water and sewer service to the above mentioned subdivisions per this letter.

The water commitments are for the fifty-one single family residential lots in Branding Iron at Sterling Ranch Filing No. 1, with an annual water requirement of 17.85 acre feet, and the seventy-two single family residential lots in Homestead at Sterling Ranch Filing No. 1, with an annual water requirement of 25.20 acre feet. The District has the existing legal and physical water supply to meet the expected demand.

The estimated wastewater load for Branding Iron at Sterling Ranch Filing No. 1 is 8,772 gallons per day and the estimated wastewater load for Homestead at Sterling Ranch Filing No. 1 is 12,384 gallons per day. The estimated wastewater loads are within the District's lift station capacity of approximately 0.200 million gallons per day and the District's forty percent contractual share of Meridian Service Metropolitan District's ownership of 2.2 million gallons per day wastewater treatment capacity at the Cherokee Metropolitan District/MSMD Wastewater Treatment Plant.

Sincerely,

A handwritten signature in black ink, appearing to read 'James Morley', written over a printed name and title.

James Morley, President
Sterling Ranch Metropolitan District No. 1

Cc: JDS Hydro Consultants Inc.
TZA Water Engineers
Meridian Service Metropolitan District



MERIDIAN SERVICE METROPOLITAN DISTRICT

Water, Wastewater, Parks and Recreation

11886 Stapleton Dr, Falcon, CO 80831

719-495-6567, Fax 719-495-3349

November 22, 2017

Sterling Ranch Metropolitan District No. 1
C/O P.J. Anderson
31 N. Tejon Street, Suite 500
Colorado Springs, CO 80903

Cherokee Metropolitan District
Attention: General Manager
6250 Palmer Park Boulevard
Colorado Springs, CO 80915

RE: Re-issued Will Serve Under Sanitary Sewer Service Intergovernmental Agreement (the "Agreement") entered into the 11th day of September, 2014, by and between Meridian Service Metropolitan District (the "District") and Sterling Ranch Metropolitan District No. 1 ("Sterling Ranch")

Gentlemen:

In connection with the request of Sterling Ranch in relation to its intended filing of final plats for Branding Iron at Sterling Ranch Filing No. 1 and Homestead at Sterling Ranch Filing No. 1, and pursuant to Section 3.1 of the Agreement, and all other terms and conditions thereof, you are advised that the District will provide sanitary sewer services to Sterling Ranch. This letter is expressly made subject to all terms and conditions of the Agreement, including but not limited to Sterling Ranch obtaining all necessary approvals of the District of Sterling Ranch's plans for construction under the Agreement and satisfaction of all conditions as set forth in the District's letter dated August 28, 2017 (a copy of which is attached hereto).

If you have any questions regarding the terms and conditions of this letter, please contact me.

Sincerely,

A handwritten signature in blue ink, appearing to read "David A. Pelsner", with a long horizontal flourish extending to the right.

David A. Pelsner
General Manager

cc: MSMD Board of Directors
Raul Guzman, Tech Builders
Tom Kerby, Tech Builders