



Prevent • Promote • Protect

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### **Jackson Ranch, Filing 4, SF-17-016**

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

- **The proposed 8 lot (2.5 acre+ minimum lot size) rural residential development will be provided water from individual private wells. Wastewater treatment will be by onsite wastewater treatment systems (OWTS).**
- **There is a finding for sufficiency in terms of water quality based upon the results found in the July 10, 2014, Mountain States Accutest Laboratories technical report, and the Hazen Research Inc., report dated July 17, 2014.**
- **The December 5, 2013, Entech Engineering Soil, Geology, Geologic Hazard, and Wastewater Study Report, and The Entech Engineering Soil, Geology, Geologic Hazard, and Wastewater Study Report dated February 3, 2016 were reviewed to determine the feasibility of using wastewater treatment through onsite wastewater treatment systems. The referenced reports supported the use of onsite wastewater treatment systems for this proposed development project. Review of the soil percolation test results supported the installation of conventional Treatment Level 1 onsite wastewater treatment systems; however, the soil test results showed highly variable soils, a wide range of percolation rates, and a fluctuating level of bedrock between 8' – 15'. Therefore, it is anticipated that there will be the need for some professionally designed Treatment Level 2 or possibly higher onsite wastewater treatment systems on some of the proposed lots. In all cases the onsite wastewater treatment systems must comply with Chapter 8 of the El Paso County Board of Health Regulations. Each individual lot requires a soil test in the proposed soil treatment area as part of the permitting process by El Paso County Public Health.**
- **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 activity in excess of one acre, but less than twenty-five acres, will require a Construction Activity Permit from El Public Health.**

Go to <http://www.elpasocountyhealth.org/service/air-quality> for more information.

- 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 in the effort to reduce obesity and associated heart diseases.

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