



February 7, 2020

Mrs. Nina Ruiz  
El Paso County Development Services Department  
2880 International Circle, Suite 110  
Colorado Springs, CO 80910-3127

RE: Glenarm Subdivision Filing No. 2  
Sec. 3, Twp. 15S, Rng. 66W, 6th P.M.  
Water Division 2, Water District 10  
CDWR Assigned Subdivision No. 26996

Dear Mrs. Ruiz:

We have received the above-referenced proposal to re-plat two lots in a subdivision in order to legalize a 4.9 acre parcel and a 0.8 acre parcel of land that were previously informally divided by the owner. The proposed supply of water and wastewater is to be served by the Stratmoor Hills Water & Sanitation District.

#### Water Supply Demand

The Water Supply Information Summary, Form No. GWS-76, was not included with the referral. Please note that this document should be included with future referrals to clarify information regarding estimate water requirements. It should be noted that standard water use rates, as found in the Guide to Colorado Well Permits, Water Rights, and Water Administration, are 0.3 acre-foot per year for each ordinary household, 0.05 acre-foot per year for four large domestic animals, and 0.05 acre-foot per year for each 1,000 square feet of lawn and garden irrigation.

#### Source of Water Supply

According to the application materials, the proposed water supply for the subdivision is to be served by the Stratmoor Hills Water & Sanitation ("District") and a letter of commitment provided by the District indicates, "water and sewer services will be provided any time after engineering is completed for the facilities on these properties". According to the latest water supply report on file with this office, it appears the District has sufficient water resources to supply this subdivision. However, no information was provided concerning the water supply requirements for the proposed subdivision. Please resubmit the proposal to this office for additional review once a letter of commitment from the District is obtained. The letter of commitment from the District should indicate the specific annual water commitment, and whether the commitment corresponding to this proposal is included in the previous demand estimate, or is an additional new commitment

#### Additional Comments

Should the development include construction and/or modification of any storm water structures, the Applicant should be aware that, unless the storm water structure(s) can meet the requirements of a "storm water detention and infiltration facility" as defined in section 37-92-602(8), Colorado Revised Statutes, the structure may be subject to administration by this office. The applicant should review DWR's *Administrative Statement Regarding the Management of Storm Water Detention Facilities and Post-Wildland Fire Facilities in Colorado*, available online at: <http://water.state.co.us/DWRIPub/Documents/DWR%20Storm%20Water%20Statement.pdf>, to



ensure that the notice, construction and operation of the proposed structure meets statutory and administrative requirements.

**State Engineer's Office Opinion**

According to the latest water supply report on file with this office, it appears the District has sufficient water resources to supply this subdivision; however, based upon the above and pursuant to Section 30-28-136(1)(h)(II), C.R.S., **it is the opinion of this office that the proposed water supply cannot be provided without causing injury to decreed water rights until a letter of commitment from the District is provided to this office.** Should you or the applicant have any questions, please feel free to contact me directly.

Sincerely,

A handwritten signature in black ink, appearing to read "Ivan Franco".

Ivan Franco, P.E.  
Water Resource Engineer

cc: Bill Tyner, Division 2 Engineer  
Doug Hollister, District 10 Water Commissioner