



CHEROKEE METROPOLITAN DISTRICT

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August 2nd, 2024
Matrix Design Group
2435 Research Parkway
Colorado Springs, CO 80920

SUBJECT Water and Sewer Service to Cimarron Hills Southeast filing No. 1

Dear Mr. Isberg and Mr. Ferrarese,

As requested, this document will serve as a formal Letter of Commitment from the Cherokee Metropolitan District to provide municipal water and sewer services for the Cimarron Hills Southeast development located in the Southwest $\frac{1}{4}$ of Section 8, Township 11 South, Range 65 West of the 6th P.M. in the County of El Paso, State of Colorado; Northeast of the intersection of Peterson Road and Interstate 24. The proposed location for this development is located within the District's established boundaries and therefore is eligible for service connections from the District.

Based on the development plans for a Church occupying the 13.815-acre lot and 142 additional units of 3, 4 and 5 plexus, the Cherokee Metropolitan District staff, along with the developer, have determined that the following will be the total water demand required by this occupancy

Type of Use	Demand (AF/yr)
Domestic	46.4
Irrigation	3.2
Total	49.6

Based on a conservatively low 0% consumptive use of domestic water, the development is expected to produce 44,280 gallons of wastewater per day, representing 1.8% of CMD's wastewater capacity. This usage is in line with anticipated wastewater demand for this area of the District. This 0% consumptive use is calculated for the purposes of ensuring CMD wastewater collection and treatment infrastructure can treat the maximum possible volume of wastewater generated from this development. This is not intended in any way to limit consumptive uses of potable water on the subject property.

This water commitment is hereby made exclusively for this specific development project at this site within the District. To confirm this commitment, you must provide the District with a copy of the final plat approval from El Paso County Development Services within 12 months of the date of this letter. Otherwise, the District may use this allocation for other developments requesting a water commitment. If the subject project is re-platted, you must submit a new commitment request prior to submitting the re-plat to El Paso County, which may result in a recalculation of the water demand for the project.

Sincerely,



Brian Beaudette
General Manager