

Synopsis of NEPCO Meeting 29 January 2022

This synopsis is intended to provide the highlights of the NEPCO General Membership meeting to all residents of NEPCO member Homeowner Associations. Full minutes & presentations at www.nepco.org.

NEPCO Transportation and Land Use Committee: John Lewis, Chairman of the TLUC, explained how NEPCO's new land use proposal review model will begin with identifying HOAs impacted by a proposal for land use using a digital model he is building to correlate geographic locations. NEPCO will support the impacted HOAs with information and guidance, but the impacted HOAs are the best ones to do a review and provide comments to the county John briefed three land use proposals from the county that are currently under review, and the HOAs affected by them. Forest Lakes Filing #7 impacts the Forest Lakes HOA. The Monument Tank Site and 5.6 miles of water lines impacts the Forest View Estates HOA. The Grandview Reserve PUDSP does not correlate with the geographic location of any HOA in the TLUC database. NEPCO members interested in volunteering to be a member of the NEPCO Transportation and Land Use Committee should contact Mike Aspenson at president@nepco.org.

County Code Enforcement Process: The first guest speaker was **Joe Letke, Code Enforcement Officer for El Paso County**. Enforcement action is reactive, not proactive, and thus responds to complaints. Infraction notice letters are mailed to the property owner in violation. No tickets, summons or fines are issued by his office for violations of county code. Joe described the details of the enforcement process starting with a complaint and possibly ending with the case before the Board of County Commissioners, the County Attorney, or a judge if not resolved by prior communication. Joe described areas of enforcement including a list of land development codes and a list of county ordinances that are enforced. He also provided a list of areas that are NOT enforced and why. Joe is the code enforcement officer for the region that includes our area and can be reached at 719-520-6309 or JoeLetke@elpasoco.com. His presentation is posted on the NEPCO web site.

Northern Delivery System: The next speaker was **Jim McGrady, District Manager for the Triview Metropolitan District**, speaking on the proposal for a Northern Delivery System of water. Jim provided introductions of the players on the proposal, an overview of the Northern Delivery System (NDS), a description of pipeline route alternatives and storage tank locations, and a timeline for the project as well as the next steps. The Triview Metro District has been funding and working this proposal for four years and was joined by Forest Lakes Metro District one year ago. JDS-Hydro Consultants provide engineering services and NES Inc. provides land planning and design services. Triview serves customers from 9 Denver Basin wells which are nonrenewable. Triview has purchased or leased nearly 4000 acre-feet of storage in Big Johnson Reservoir, Stonewall Springs South Reservoir and a 40-year excess capacity storage contract in Pueblo Reservoir. Triview has purchased nearly 2,000 acre-feet of water located on Fountain Creek, the upper Arkansas River Basin, and the lower Arkansas River Basin. The proposed NDS would construct a booster pump station, 10-mile pipeline and a tank to move potable water as a part of NDS delivery. Potential participants include all the water districts in the local area including Academy W&S, Donala W&S, Woodmoor W&S, Town of Monument, Palmer Lake and Forest View Acres. The primary benefit of the proposal is to bring renewable water to northern areas of El Paso County which will reduce reliance on non-renewable groundwater that is decreasing in quantity and quality. Jim described the pipeline route alternatives being looked at today and said the route down the middle of Roller Coaster Road appears to be the best for the new 24" pipeline. Design is currently ongoing, permitting is on-going, construction could start in 2022 and completion near the end of 2024. Jim McGrady can be reached at jmcgrady@triviewmetro.com or 719-602-4391 and Christine can be reached at clowenberg@nescolorado.com or 719-471-0073. More details of the presentation are located on the NEPCO web site at www.nepco.org under meeting presentations.