



Mount Vernon Metropolitan District Water Restrictions and Conservation

May 12, 2026

The Board is urging all residents to voluntarily comply with water conservation measures as soon as possible due to the severe drought we are experiencing. We have a somewhat complicated water decree which is outlined at the end of this memo. We typically rely on previously purchased water rights in the Robert Lewis Ditch to use as replacement water to Bear Creek watershed. However, these are not likely to be available to us during this severe drought.

We are required to lease additional water rights to comply with our court-approved water augmentation plan applicable to the District's water rights to make up for water produced out of our Bear Creek wells when this situation occurs. Our technical water consultant, HRS, has projected we may need up to 17 acre-feet of leased water. We are currently searching for water to lease and have been unsuccessful with Districts where we have been successful in the past. It is reasonable to say that given the drought and that leased water is difficult to find, it could cost considerably more than in the past. We have no way of knowing how high it could go if we can find it, and the cost for the leased water rights may cost upwards of \$50,000. **The more we conserve, the less we will need to spend on leasing water.**

The Board has asked the Water Committee to develop a series of simple charts to help all of us understand our water production trends so that we can better track the results of our conservation efforts. These will be shared with the community on a regular basis.

The following conservation measures and restrictions have been authorized by the Board:

- 1) Limit outdoor hand watering to 2 times per week
- 2) No power washing
- 3) No car washing
- 4) No new plantings or landscape requiring water
- 5) No water features

ADDITIONAL VOLUNTARY SUGGESTIONS FOR WATER CONSERVATION

- Take care of any leaking interior plumbing. A minor leak or a running toilet can waste over 10,000 gallons per year.
- Replace existing toilets with low flow toilets.
- Replace shower heads with low flow options.
- Install small plug-in tank at faucets for on-demand hot water.
- Use 5-gallon buckets to catch shower water while heating to use for watering.

PLEASE BE WATER CONSCIOUS: Short showers, only full dishwasher and laundry loads, turning off water when not actively in use. Thank you for your cooperation in this important endeavor.

Sincerely,

The Mount Vernon Country Club Metropolitan District Board of Directors

For Reference

POLICIES OF MOUNT VERNON COUNTRY CLUB METROPOLITAN DISTRICT

As Amended December 12, 2019

Section 5.2 Water Service

(e) Usage Rules.

(i) The District may impose use restrictions to provide each property owner with a fair share of the water available and to comply with the court-approved water augmentation plan applicable to the District's water rights.

(ii) All residents living within the District are required not to waste water or otherwise use water excessively.

- Residents may not allow water to run as a means of preventing the freezing of water lines.
- Water may be used for irrigation only through hand-held means and no use of sprinklers or sprinkler-type systems is permitted; all residents are encouraged to utilize native vegetation in order to reduce the need for plant irrigation.
- In times of water shortage, the Board may require all residents to stop all irrigating.

The foregoing restrictions on the use of water for irrigation are derived in part from legal restrictions set forth in the court-approved water augmentation plan applicable to the District's water rights.

BYLAWS OF MOUNT VERNON COUNTRY CLUB CORPORATION

As Amended by Board Resolution November 21, 2016 and Ratified February 15, 2024 (§8.3)

9.2 Warning Letters and Fines. The District may impose fines for continuing violations, as amended from time to time, as follows:

- (1) First violation: Warning Letter
- (2) Second violation: \$100
- (3) Third violation: \$200
- (4) Each subsequent violation: \$300

Subsequent violations of the same rule may be turned over to legal counsel for appropriate action.

Mount Vernon Metro District
Understanding MVCC Water Rights, Watersheds, and Water Decree

The drinking water for the Mount Vernon Metropolitan District comes from two main sources. We have 12 active wells in the Bear Creek watershed and 5 wells in the Clear Creek watershed.

The District reports the amount of water pumped from the two watersheds and amount of water returned to each watershed through septic and sewer systems each month to the Colorado State Engineers office. Because most homes and the Clubhouse have sewer and septic systems that drain to the north into the Clear Creek watershed, and we typically pump the majority of our water from the Bear Creek watershed, there is a calculated depletion to the Bear Creek watershed in these monthly reports.

Two approaches were implemented many years ago to address the Bear Creek watershed depletion. We added the Clear Creek well system (augmentation field) and we purchased water rights in the Robert Lewis Ditch to use as replacement water to Bear Creek. We can use the Robert Lewis Ditch water as replacement water only if it is “in priority”. In drought years, the Robert Lewis Ditch is not always in priority throughout the entire irrigation season, as other more senior water rights are in priority. In the past, in drought years, MVCCMD leased water from other water districts to make up for the Bear Creek depletions. We are currently working with our consultants and water attorney to find a water district willing to lease replacement water to us at the end of the 2026 water year.

It is our priority to pump as much as possible from the Clear Creek augmentation field throughout the months where a hard freeze is not possible. It is extremely difficult to weatherproof the piping from Clear Creek due to the long length of pipe and the bedrock. We are always looking at ways to maximize output from Clear Creek.