



COLORADO

Department of Public
Health & Environment

Dedicated to protecting and improving the health and environment of the people of Colorado

Jon Lee, VP
Community Development Group - Morgan Hill, Inc
2500 Arapahoe Ave Ste 220
Boulder, CO 80302

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2500 Arapahoe Ave Ste 220
Boulder, CO 80302

DATE: 2023-01-19

MEMO RE: Modification Certification, Colorado Discharge Permit System
Permit No., COR400000, Certification Number: COR401047

DIVISION CONTACTS: Joseph Sturgeon, 303-691-4019, Joseph.Sturgeon@state.co.us

ATTACHMENTS: Certification COR401047

On 2023-01-17 the Water Quality Control Division received a request to modify this certification by: removing a total of 62.34 acres from the permitted area and transferring 20.5 acres to permit COR407637 and 27.88 acres to permit COR415262.

The Water Quality Control Division (the Division) has reviewed the application submitted for the **Morgan Hill Subd** facility and determined that it qualifies for coverage under the CDPS General Permit for Stormwater Discharges Associated with Construction Activities (the permit). Enclosed please find a copy of the permit certification, which was issued under the Colorado Water Quality Control Act.

FEE INFORMATION: 67.46 acres

A modification fee of \$135 (25% of the annual fee) will be assessed for all modification applications.

It is the responsibility of the permittee to submit a termination application when the permit is no longer needed. Fees are assessed and invoiced for every permit that is active July 1 of the fiscal year. Permits for which termination applications are received by June 30 of the current fiscal year will not be invoiced for the new fiscal year.

CERTIFICATION RECORDS INFORMATION:

The following information is what the Division records show for this certification.

For any changes to Contacts - Owner, Operator, Facility, or Billing - a "Notice of Change of Contacts form" must be managed through the Division's new platform called the Colorado Environmental Online Services (CEOS). The Notice of Change of Contacts form must be electronically signed by both the owner and the operator.

Facility: Morgan Hill Subd

Weld County

Construction Activities Commercial Development, Residential Development

Owner (receives all legal documentation pertaining to the permit certification):

Jon Lee, VP
Community Development Group - Morgan Hill, Inc
2500 Arapahoe Ave Ste 220
Boulder, CO 80302

Phone number: 303-442-2299
Email: jonrlee@cdgcolorado.com

Operator (receives all legal documentation pertaining to the permit certification):

Jon Lee, VP
Community Development Group - Morgan Hill, Inc
2500 Arapahoe Ave Ste 220
Boulder, CO 80302

Phone number: 303-442-2299
Email: jonrlee@cdgcolorado.com

Facility Contact (contacted for general inquiries regarding the facility):

Travis Young, PM
Community Development Group - Morgan Hill, Inc
2500 Arapahoe Ave Ste 220
Boulder, CO 80302

Phone number: (720) 724-0131
Email: Travis@cdgcolorado.com



Billing Contact (*receives the invoice pertaining to the permit certification*):

Travis Young,
Community Development Group - Morgan Hill, Inc
2500 Arapahoe Ave Ste 220
Boulder, CO 80302

Phone number: (720) 724-0131
Email: Travis@cdgcolorado.com



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**CERTIFICATION TO DISCHARGE
UNDER
CDPS GENERAL PERMIT COR400000
STORMWATER ASSOCIATED WITH CONSTRUCTION ACTIVITIES**

Certification Number: COR401047

This Certification to Discharge specifically authorizes:

**Owner Community Development Group - Morgan Hill, Inc
Operator Community Development Group - Morgan Hill, Inc
to discharge stormwater from the facility identified as**

Morgan Hill Subd

To the waters of the State of Colorado, including, but not limited to:

Boulder Creek, South Platte River

Facility Activity : Commercial Development, Residential Development
Disturbed Acres: 67.46 acres
Facility Located at: Colliers Blvd between 10.5 rd and 12 Rd Erie CO 80516
Weld County
Latitude 40.06925 Longitude -105.041389

**Specific Information
(if applicable):**

Certification is modified, re-issued and effective: 01/19/2023
Expiration date of general permit: 3/31/2024

This certification under the permit requires that specific actions be performed at designated times. The certification holder is legally obligated to comply with all terms and conditions of the permit.

This certification was approved by:
Randi Johnson-Hufford, Permits Unit 1 Manager
Permits Section
Water Quality Control Division



Morgan Hill Permit # COR401047
Map Supporting Permit Modification Submitted December, 2022

Permitted area as of 7/10/2020

- Areas removed from original permitted area on 7/10/2020
- 11.33 Acres of stabilized areas removed from permitted area 11/1/2022
- 13.1 Acres of removed from permitted area 11/1/2022 as sold to Century Communities with permit coverage under COR407637
- 16.30 Purchased Acres (13.3 disturbed) removed from permitted area 11/1/2022 as sold to Lennar with permit coverage under COR415262



North

20.5 Acres of removed from permitted area 12/19/2022 as sold to Century Communities with permit coverage under COR407637

27.88 Purchased Acres (22.9 disturbed) removed from permitted area 12/19/2022 as sold to Lennar with permit coverage under COR415262

13.69 Acres of stabilized areas removed from permitted area 12/19/2022

