

IMPORTANT INFORMATION ABOUT YOUR DRINKING WATER

Estates at Bromley

Had the following Violations Identified During a Drinking Water Inspection

Este informe contiene información muy importante sobre su agua potable. Tradúzcalo o hable con alguien que lo entienda bien.

Our water system recently violated a drinking water requirement. Although this situation is not an emergency, as our customers you have a right to know what happened, what you should do, and what we are doing to correct this situation.

A routine drinking water inspection conducted on May 11th, 2026 by the state drinking water program identified the following violations that may pose a risk to public health.

Identified Violation	Required Language	Date Correction is Required	Steps We Are Taking
R531 - Monitoring and Reporting- Supplier was not using an EPA accepted test method, using an expired or incorrect DPD reagent or not verifying or operating disinfectant monitoring analytical equipment in accordance with manufacturer requirements. This is a violation of Regulation 11, Section 11.46. During the records review portion of the sanitary survey, weekly entry point chlorine residual logs for Well 3 and Well 4 were reviewed for the previous year. It was observed that a chlorine residual value of 2.20 mg/L had been recorded repeatedly for a substantial portion of the review period. The consistency of these recorded values raised concerns regarding the accuracy of disinfectant residual monitoring practices. Routine review of monitoring records by the ORC should identify unusual or repetitive results and provide an opportunity to	N/A	October 3, 2026	The supplier's representatives were notified of this violation after the sanitary survey and are being retrained on July 14th, 2026 with new SOP's in place.

investigate and correct monitoring issues. During the on-site portion of the sanitary survey, the inspector discussed proper low-range and high-range chlorine residual measurement procedures after receiving an error reading while collecting an entry point residual at Well 4 with the use of the Hach DR300. The error occurred because the colorimeter was set to the low-range method and the chlorine residual exceeded the measurable range of that method, indicating that the residual was greater than 2.20 mg/L. During these discussions, the ORC acknowledged that delegated personnel may require additional training related to proper sampling procedures, including selecting the appropriate testing range, recognizing out of range conditions, and responding appropriately to instrument error messages. It was unclear whether delegated personnel had received sufficient training to accurately collect and analyze entry point disinfectant residual samples and identify instrument errors or out of range conditions. To resolve this violation, the supplier is expected to develop a standard operating procedure for operation of the colorimeter in both low range and high			
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range modes and submit documentation demonstrating that on site staff have been trained on the procedures. The ORC is expected to routinely review monitoring records to verify that disinfectant residual measurements are being collected and recorded correctly and to identify potential monitoring issues requiring corrective action. The supplier shall also submit one month of weekly entry point chlorine residual monitoring logs demonstrating implementation of the procedures and proper collection of disinfectant residual measurements.			
R536 - Monitoring and Reporting- Supplier failed to monitor the residual disinfectant concentration at least once each week that water is supplied to the public. This is a violation of Regulation 11, Section 11.11(2). In accordance with Regulation 11, Section 11.11(2)(c), suppliers of water that use groundwater sources are required to monitor residual disinfectant concentration at each entry point at least once each calendar week that water is being supplied to the public from that entry point. During the sanitary survey, the department inspector reviewed the supplier's entry point residual disinfectant concentration records for free chlorine and identified several time periods with no chlorine residual data. The following time periods over the last	N/A	October 3rd, 2026	The supplier's representatives were notified of this violation after the sanitary survey and are being retrained on July 14th, 2026 with new SOP's in place.

year did not have weekly chlorine residual data: Wells 1, 2 and 5: • December 10, 2025 through December 21, 2025 • January 13, 2026 through January 28, 2026 Wells 3 and 4: • November 29, 2025 through December 7, 2025 Failure to monitor entry point residual disinfectant concentrations constitutes a violation of Regulation 11, Section 11.11(2)(c) and must be corrected. To resolve this violation, the supplier must monitor and record the disinfectant concentration from the entry point at least once each week that water is being supplied to the public. To demonstrate compliance with this requirement, the supplier is expected to submit one month of weekly entry point chlorine residual readings to the drinking water portal at https://wqcdcompliance.com/login under the category "Sanitary Survey Inspection."			
R525 - Supplier was not properly monitoring and recording residual disinfectant concentration. - In accordance with Regulation 11, Section 11.11(2), suppliers of water that use groundwater sources are required to maintain a residual disinfection concentration at the entry points that cannot	Disinfectant residual serves as one of the final barriers to protect public health. Lack of an adequate disinfectant residual may increase the likelihood that disease-causing organisms are present.	October 3rd, 2026	The supplier's representatives were notified of this violation after the sanitary survey and are being retrained on July 14th, 2026 with new

be less than (<) 0.2 mg/L for longer than a 72 hour period. The chlorine residual must be measured at the entry points at least once in every week that water from the groundwater source is served to the public. If any entry point chlorine residual concentration is below (<) 0.2 mg/L, then the supplier must measure the chlorine residual at that entry point at least every 24 hours from the time of discovery until the residual disinfectant concentration is greater than or equal to ($\geq$) 0.2 mg/L. During the records review portion of the sanitary survey, the department inspector observed that the free chlorine residual recorded on August 5, 2025 for Well 5 (SDWIS ID: 011) was below 0.2 mg/L and the supplier did not have records to indicate that the chlorine residual monitoring frequency was increased to at least once every 24 hours. Not having chlorine residual monitoring results for the increased monitoring frequency constitutes a violation of Regulation 11, Section 11.11(2). The supplier is expected to monitor the residual disinfectant concentration, at each entry point, at least once each week that water is supplied to the public from that entry point. In addition, if any entry point residual disinfectant concentration result is less than (<) 0.2 mg/L, the supplier must increase the residual disinfectant concentration monitoring frequency at that entry point to at least once every 24 hours from the time of discovery until the residual disinfectant concentration is greater than or equal to ($\geq$) 0.2 mg/L. If a treatment technique violation occurs			SOP's in place.
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where the residual disinfectant concentration is less than (<) 0.2 mg/L for more than 72 hours after the time of discovery, the supplier must notify the department as soon as possible but no later than the end of the next business day. To demonstrate compliance with this requirement, the supplier is expected to submit a copy of one month of the entry point chlorine residual log for Treatment Plant 011 - Chlorinator for Wells 5B and 5C to the department inspector and a summary of the corrective actions required by the supplier to maintain a free chlorine residual greater than 0.2 mg/L. The supplier must provide a written procedure for the actions that will be taken when a low residual is measured, when to notify the department, and how the ORC will be notified.			
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We are required to monitor your drinking water for specific contaminants on a regular basis. Results of regular monitoring are an indicator of whether or not our drinking water meets health standards. During the inspection it was identified that we did not complete all monitoring/testing, were not monitoring correctly, or were monitoring at an inappropriate location. Therefore we cannot be sure of the drinking water quality during that time.

What does this mean? What should I do?

- There is nothing you need to do at this time. If a situation arises where the water is no longer safe to drink, you will be notified within 24 hours.

We anticipate resolving the problem by **July 14th, 2026**. For more information, please contact **Phil Wendl** at **pwendl@hotmail.com** or **720-289-5649**, or **P O Box 1026, Hudson, CO 80642**.

Please share this information with all the other people who drink this water, especially those who may not have received this notice directly (for example, people in apartments, nursing homes, schools, and businesses). You can do this by posting this notice in a public place or distributing copies by hand or mail.

This notice is being sent to you by: Estates at Bromley - CO0101031
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