**Evaluation of Pond on HOA Vacant Lot ( 19635 Bright Wing Trl)**

**By Felix Uhlik, ARC3**

On April 22, 2021 Patrick Fole, with CTL Thompson Environmental Group, made a site visit accompanied by, and at the request of Felix Uhlik, ARC3.

Patrick provided the following observations:

 - the pond appears to have been created as a stock pond when this area was occupied as a cattle ranch (similar to the existing ranches along HWY 83)

 - it is unclear if the pond is fed by underground springs or only surface runoff(an adjacent homeowner has stated that there have been periods over the past 10 years when the pond was completely dry)

 - based on the vegetation around the pond, it appears that the water level has been low over recent years

 - a state employee (US Fish & Wildlife Commission) can be invited to visit the site to determine if the pond is natural or manmade. HOWEVER, this could result in opening a “pandora’s box” for the following reasons:

- if the area is deemed habitat for the Preble’s Meadow Jumping Mouse (A Colorado Endangered species) , it would likely be “hands off” for any treatment of the pond

-if the area is deemed manmade, the HOA MAY be required to remove the berm and allow the pond to drain due to restrictive watershed requirements in the area

Unless the HOA has the intention of eventually selling the lot for a future home site, it appears that the most prudent action to take at this time is: **DO NOTHING** except urging the 3 or 4 adjacent homeowners to volunteer to keep the area free of blowing litter