

When Windshire Park was built, the Town of Windsor required that the developer build a non-potable water system. The developer built the non-potable water system that Windshire Park Metro District uses today. The developer re-drilled the existing well that was on site from 1905 and built a new storage pond for the non-potable water, with limited (72 hours) storage due to Colorado water laws.

The District gets its water from several sources. The District has a well on site and owns several shares and/or rents water rights in different ditch companies. Some of the water we get is called "river water". We get "river water" when you see the Poudre River flowing high in its banks. Normally the river is "in" ("in" a water term) for about 30 days. This year (2012) it was "in" for 1.5 days. The District's next water source is storage water from Horsetooth Reservoir and/or Timnath Reservoir. All this water is measured by acre feet (1' deep by 4356 Square Feet) and we get water delivered from the shares we own or rent. When ordering water, we order an amount we need to fill the District storage pond.

When we order water we are charged a shrinkage charge for the water, sometimes as low as 8% or as high as 35 % of our water order. Shrinkage all depends on the weather (evaporation and seepage) and who else is ordering water along the ditch, so we can split the shrinkage charge. The Fisher Lateral is the ditch that supplies the District pond. The District and 10 other farmers all keep this ditch clean, making sure weeds, broken tree limbs and other trash are all clear. Even though we work hard to keep water flowing, lots of issues can affect water delivery. Sometimes after a heavy rain the ditch is shut off, the ditch rider will check the ditch for blockages (Downed tree limbs, boards, general trash). Then opens the ditch later, once they see the ditch is all clear (after driving miles of ditch). Rain storms and or fires 20 miles upstream can also affect or discolor our water source. Keep in mind a truck accident a few miles away can have a fuel spill, this will close our ditch.

If the District needs more water, we order water from the Colorado Big Thompson Project, known as shares of CBT's. This water we rent in March for the following summer. We rented 50 CBT's last year (2011) and this year (2012) we have rented 150 CBT's. The District has a local water specialist helping the district with what to order and when, plus tracks of all our water usage, by daily checking our pond and the flow to our pond, measuring the water levels. Keep in mind when you read in the paper or see on the news the farmers talking about a drought that normally means our ditch and water supply.

This is the very short version to getting water to the storage pond and then the pump station on site. Once the water is on site, we supply the water to all the residents and the district green space. The pump house takes a lot of power to run, plus we have issues of keeping the pumps clean and the pond full as not to shut the pumps off. Sometimes our pumps will shut off due to a sensor we have that trips off when we have lightning in the area. Our whole system is grounded to prevent any kind of electrical damage, but shuts down when needed. We have general maintenance over the year, all the 12 inch, 8 and 6 inch lines that run through the project going to each meter pit in your yard. We locate these lines when contactors dig in the area as to prevent damages to our lines.

The District is not trying to make any money with the non-potable water system, only cover its actual cost for operations and current maintenance with reserves for future maintenance cost and upgrades.

As stated this is a very short version of the non-potable water system here at the District. The District tries to supply water every day, but with drought, weather, acts of nature and maintenance issues, the system may not be up every day. We will always try to keep water in the system at a low cost. Please make note if water restrictions are in place and set your clock to follow those times. If you notice you do not have water, please check your irrigation clock. If that's not the issue, please call or e-mail the WPMD office. Thanks for your help and patience. Hopefully this statement helps. Any questions feel free to e-mail or call the districts. WPMD