



Dear Client,

Temperatures continue to rise and we are seeing the start of the wild fire season throughout the state. As your irrigation service, we would like to take a moment and discuss those properties who are participating in Denver and Aurora water programs. It is important to educate all of your board members so that they may pass this information along to residents.

Being a part of the water budget and variance program means your property is allowed to water outside of the two day a week restriction. We still are required to meet the water reduction percentage overall so this does not mean we can consume more water than other properties. It is simply a way for us to utilize multiple days in order to avoid complete burn out of turf with high temperatures. With that being said, water departments have asked that we do not exceed watering three days a week unless it is absolutely necessary. Please keep in mind that the water restriction program is not designed to maintain a lush looking turf as we are accustomed to seeing, but instead, keep it at sustainable conditions during the drought.

For properties that are on the water budget program a typical watering schedule will be as follows:

- **Pop up zones** (which distribute higher amounts of water in shorter periods of time) will run five to eight minutes at a time. By running them for shorter periods of time we are able to cycle them multiple times throughout the watering day. All pop up zones have been allocated to minimize run off. These cycles will run, in most cases, nine times a week. You will see these cycles running three times a day on Tuesdays, Fridays and Sundays.
- **Rotor zones** (which distribute less water over a period of time) will run for 20 minutes at a time. These zones are adjusted based on wet or dry conditions and the run time may vary. Zones may fluctuate with efficiency and our goal is to balance out the system in order to obtain a consistent appearance in the turf throughout the community while achieving the required water reduction put in place. The run times for rotor zones typically will be two times a day, four days a week.

In an attempt to manage the water budgets we will be reducing water for all North facing and shaded areas. With the high temperatures our main concern is all South facing locations. These areas tend to be drier due to excessive sunlight and are proving to be areas of high stress. The South facing locations will be receiving a fourth watering day for their schedule (all while maintaining the reduction requirements for your entire property). You will start to notice shaded areas receiving less water. This is so that we can reallocate the water previously used in these areas to locations which receive more direct sunlight. Irrigation technicians will do their best to monitor high stress areas; however, if the water guidelines

have been exhausted there is nothing we can do. It is extremely important that we follow these protocols and schedules carefully during the drought conditions.

As the season progresses and we receive water use reports it will be important for Summit Services, Inc and each management company to work together in order to educate clients and help them understand the drought restrictions. As of now, there are approximately 15 weeks left where irrigation is needed and it is important that we are mindful of the long term water goal as opposed to the short term physical look of the turf. Our main goal is to keep landscapes alive while staying within budget.

As the management company we are recommending you discourage residents from hand watering their property. If the community is paying for their water bills they may see a dramatic increase. Additionally, any water they use contributes to our budget, therefore reducing the amount we can apply to the property as a whole. Moreover, fines may be incurred (these fines range from \$1,000 to \$3,000 per occurrence) if water companies see residents hand watering properties. It is imperative that you stress to homeowners hand watering, the use of personal sprinklers, etc is prohibited. If Summit Services, Inc observes this type of water use our employees have been instructed to turn off the water, roll up their hose and record date, time and location of offense. We will then be forwarding you that information.

We understand that the drought restrictions are difficult for all parties involved. It is necessary for us to all work together in order to educate the board members and residents at all properties. Please let us know if we can assist in this process better. Thank you for the time and understanding in this matter.

Sincerely,

***Summit Services, Inc Management Team***

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