



## Mountain House Community Services District

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[www.mountainhousecsd.org](http://www.mountainhousecsd.org)

August 30, 2023

Terry Reeves, P.E.  
CBG Civil Engineers  
2633 Camino Ramon, Suite 350  
San Ramon, Ca. 94583

Regarding: Mountain House Community Service District Can and Will Serve Letter for a 34.86-acre site slated for 283 single-family residential lots.

Dear Mr. Reeves,

The above referenced 34.86-acre site is located within Specific Plan III of the Mountain House Master Planned Community and identified more specifically as Assessor Parcel Number 209-08-025. The Mountain House Community Services District (MHCS D) manages three (3) utilities, domestic water, sewer collection and treatment and storm water runoff collection and management. The proposed project is consistent with the subject sites underlying Specific Plan designation with respect to land use intensity. The MHCS D possess three (3) relevant documents as listed below:

- Water Master Plan approved by the Board of Directors on February 18, 2021
- Sewer Master Plan approved by the Board of Directors on October 12, 2022
- Storm Water Master Plan amended by the Board of Directors in September of 2006.

All three (3) documents are intended to evaluate a buildout scenario with respect to having adequate water supply, sewer capacity and storm water runoff capacity to achieve Master Plan buildout. Therefore, the purpose of

this correspondence is to memorialize that MHCSD can and will serve the subject development with potable water, sanitary sewer and storm water runoff collection subject to compliance with the Conditions of Approval and the completion of the MHCSD annexation process.

It should be noted however that said commitment to serve the subject site is based on broadly defined assumptions and therefore in some cases and instances as determined by the General Manager project specific circumstances and conditions may materialize once more detailed and subsequent analysis are conducted in conjunction with the final mapping, engineering and site improvement process. Additional facilities and service provisions, as determined necessary by the General Manager, may be found necessary and must be constructed by the project proponent prior to or in conjunction with receiving utility service from MHCSD.

Thank you for your consideration in this matter. Should you have any questions and/or concerns please do not hesitate to contact me at (209) 831-5666.

Sincerely,

*David James*

**David James**  
**Community Development Director**

C.C.  
Mr. Steve Pinkerton, General Manager  
Mr. John Anderson, Mountain House Planning