



## Thompson Special Service District

101 Fire Station Lane, Thompson Springs, UT 84540

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#### Will Serve When Parameters Met Letter

To whom it may concern,

Saina Carey and her entity ABC Thompson LLC has presented her rezone and development plans to the TSSD Board. The board has run water usage calculations for the ABC Thompson LLC development plan proposal as per the State of Utah's Department of Drinking Water calculation tables R309-510-1 and R309-510-2 that can be located at <https://documents.deq.utah.gov/drinking-water/rules/DDW-2017-004422.pdf>

Using the State guidelines, the board has found that the peak demand amount of water necessary for the ABC Thompson LLC proposed development plans for a restaurant, store, and employee housing is 4 ERU's. The TSSD is willing to serve the required 4 ERU's for the ABC Thompson LLC once the following parameters are met:

1. The TSSD is no longer in water deficit per state guidelines
2. The TSSD has the source capacity to sell more water shares
3. The TSSD Board has voted to sell more water shares
4. The customers who purchased 18 water shares in the Spring of 2021 are able to first realize their shares that have not yet been delivered due to the moratorium on water sales stemming from the calculated water deficit by Sunrise Engineering.
5. A commitment from ABC Thompson LLC is obtained that states that if their water usage consistently exceeds their allotted amount that they will need to decrease their business operation capacity until their water usage falls within their 4 ERU capacity or purchase more water shares.

Despite the TSSD not being able to sell water shares to ABC Thompson LLC or anyone else at this time, the board does believe that the property in question is in a great location for General Business zoning and believes that the County should allow the rezone to move forward. This is due to the anticipation of the 5



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parameters above being met within the near future and that the ABC Thompson LLC ownership has acknowledged and accepted the risk that the above 5 parameters may not be met and the water shares may not be able to be sold.

Below is the water calculations in Gallons Per Day "GPD" from the proposed ABC Thompson LLC plan:

37 Restaurant Seats (not 24 service) at 35 GPD each = 1,295 GPD

1 Store Bathroom at 500 GPD each= 500 GPD

8 Store Employees at 11 GPD each = 88 GPD

2 persons living onsite in boarding house type accommodations at 50 GPD each = 100 GPD

TOTAL = 1,983 GPD = 4 ERU's at 500 GPD

If Grand County Planning and Zoning has any questions in regards to this Will Serve When Parameters are Met Letter please feel free to reach out.

Regards,

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TSSD Chariman

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