

Carriages at Parliament Place (CAPP) is a development of 64 townhomes on about 3.5 irrigated acres established in the Briargate neighborhood of northeast Colorado Springs. Its 20-year-old irrigation system had frequent failures that consistently required expensive repairs. In 2020, Colorado Springs Utilities provided an irrigation system evaluation to identify opportunities to improve efficiency and maintain the health of the landscape.

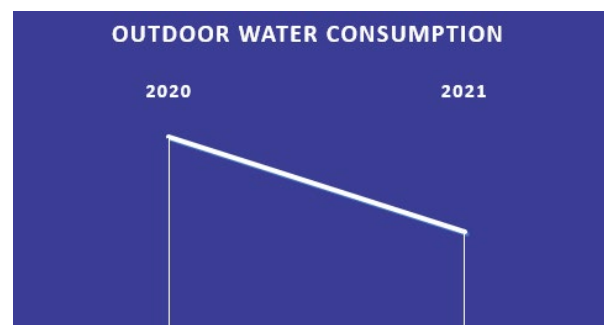
Following our evaluation, CAPP implemented scheduling recommendations and participated in our irrigation equipment rebate program to upgrade with efficient irrigation components.

## Actions Taken

- Outdoor irrigation evaluation performed in summer of 2020.
- Irrigation equipment upgrades with rebates implemented in 2021.
  - Irrigation equipment purchases included 184 heads, 339 nozzles, a flow sensor and a smart controller.
  - CAPP established a volunteer group to perform simple nozzle replacements, allowing contractors to focus on more technical irrigation improvements and repairs. This resulted in labor savings to help fund major repairs and upgrades.
  - Improved contractor and HOA business processes by specifying equipment eligible for rebates and improving invoicing process for simple rebate application submittal.
- CAPP developed an action plan to continue systematic investment in irrigation and watering efficiency improvements.

## Water Savings Results

- Reduced average daily irrigation use by 18%.
- Total outdoor water consumption confirmed savings of 25%.



## Testimonial from Carriage at Parliament Place board member:

*“By focusing on nozzle replacements and major repairs, our HOA had a 30 percent water savings when we compared the total water usage between 2020 and 2021.”*