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April 1, 2020

Michael Grabczyk
20120 E. Mainstreet
Parker, CO 80138

RE: Murphy Express – Drainage Conformance Letter – #SP20-019

Dear Michael,

This Drainage Conformance Letter has been prepared for the proposed Murphy Express located at 12405 South Parker Road. The purpose of this letter is to show that the proposed development conforms to the Storm Drainage and Environmental Criteria Manual for the Town of Parker and the Parker & Pine Retail Final Drainage Report Version 1 prepared by Kimley Horn dated November 2019.

The project site is a portion of Lot 1 Block 3 within the Parker Auto Plaza Filing No. 1 located in the Southwest Quarter of Section 10, Township 6 South, Range 66 West of the 6th Principal Meridian, Town of Parker, County of Douglas, State of Colorado. The site is bounded by South Parker Road (State Highway No. 83) to the east, Pine Lane to north, Twenty Mile Road to the west, and an existing detention pond and Baldwin Gulch to the south. The site is currently vacant.

The existing site generally slopes to the northwest. In the existing conditions sheet flow to an existing inlet northwest of the proposed site. The existing underground storm drain system conveys stormwater to an existing detention pond which ultimately discharges into Baldwin Gulch. The proposed Murphy Express occupies approximately 1.09 acres of vacant land covered mostly by native grasses and weeds. An on-site storm sewer system is being proposed, which will convey stormwater to the northwest corner of the site. The proposed storm sewer system connects and ultimately discharges into the existing storm sewer system south of the site which has been sized to receive flows from the developed property. The project site was studied in the Parker & Pine Retail Final Drainage Report Version 1 prepared by Kimley Horn dated November 2019. Per said report, this site lies within Basin 5.0. The impervious percentage assigned to this basin was 85%. The impervious percentage for the proposed Murphy Express at 12405 South Parker Street was calculated to be 68%. Since the proposed development is below the 85% imperviousness estimated by the Parker & Pine Final Drainage Report Version 1, the existing drainage facilities should be sufficient to safely convey the runoff from the proposed Murphy site and not negatively impact adjacent properties.

Sincerely,
GALLOWAY

Zachary Stone, PE
Civil Engineering Project Engineer
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