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June 29, 2021

RE: Response to City Comments
New Horizon Academy – Parker, CO
SEH No.: NHOAC 156217
Case No.: SP20-081 New Horizon Daycare Site Plan –
Planning Review 4

Krista Flynt
Planner
City of Parker
Community Development Department
20120 East Mainstreet
Parker, CO 80138
Ph: 303.805.3331
kflynt@parkeronline.org

Dear Krista,

Please find below a list of our written response to each of the comments or further clarifications to the documents for the New Horizon Academy Daycare Facility located in Parker, CO.

Outside Referral Agency Comments:

Town of Parker – Stormwater (Drainage Report), Environmental (Construction Plans), Civil (Drainage Report), Civil (Traffic Impact Study), Civil (Construction Plans), Civil (Site Plan), Stormwater (Construction Plans) – Tyler Sandt – Development Review Engineer; Michael Walton – Project Engineer

1. Easements will be finalized following site approval
2. Traffic letter has been stamped
3. Comment is noted.
4. Comment is noted.

Town of Parker – Fire Life Safety

Unresolved Comments

1. Comment has been addressed with previous submittal
2. Comment has been addressed with previous submittal
3. Comment has been addressed with previous submittal
4. Comment has been addressed with previous submittal
5. Comment has been addressed with previous submittal
6. Length has been added to the overall utility plan sheet
7. Comment has been addressed with previous submittal
8. Comment has been addressed with previous submittal

Engineers | Architects | Planners | Scientists

Short Elliott Hendrickson Inc., 3535 Vadnais Center Drive, St. Paul, MN 55110-5196
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9. Comment has been addressed with previous submittal
10. Comment has been addressed with previous submittal
11. Comment has been addressed with previous submittal
12. Comment has been addressed with previous submittal

Underground Fire Lines – Submittal Requirements

4.1.3 Comment does not appear to be updated from previous submittal. Comment was addressed at that time by mechanically restraining all fire line fittings instead of using thrust blocks.

Parker Water and Sanitation District – Robert Ramsey - Sr. Construction Inspector

1. Engineer's estimate is included with this submittal
2. An executed Standard Improvement Agreement along with exhibits have been provided
3. Cash in Lieu has been submitted via mailed check
4. Easement paperwork will be finalized following site approval
5. Our lot has not been assigned an address. City of Parker - Planning has indicated that an address will not be provided until after site approval. Addresses will be provided to PWSD once we have received an address.
6. Engineering and Landscape Review Fees have been paid via mailed check
7. Irrigation Review Fee has been paid via mailed check
8. Our lot has not been assigned an address. City of Parker - Planning has indicated that an address will not be provided until after site approval. Addresses will be provided to PWSD once we have received an address.
9. Cover Sheet material list has been updated
10. Engineers contact information has been added
11. All plan comments are addressed below

Parker Water and Sanitation District Plan Comments:

Sheet U0.0 – Cover Sheet

1. Engineering firm contact information is on the right side of the sheet in the title border. It has also been added to the contact list.
2. Materials list was updated

Sheet U1.0 – Overall Utility Plan

1. Added note for blow off
2. Labeled fire hydrant
3. Moved curb stop as shown in comment
4. Labeled gate valves
5. Separated water and fire lines as shown in comment

Sheet U1.1 – Sanitary Service Plan & Profile

1. Added sampling manhole to profile

Sheet U1.4 – Water Service Plan & Profile

1. Irrigation meter has been changed to a 1"

Plan Redlines:

Sheet C1.2

1. Keynote was updated as shown in comment

Sheet C1.3

1. Keynote was updated as shown in comment

Sheet L1.01

1. Required site tree and shrub totals have been adjusted.

If you need further information or have any questions, please feel free to contact me at 240.682.4860 or email dswartzwelder@sehinc.com.

Sincerely,
SHORT ELLIOTT HENDRICKSON INC.



David Swartzwelder
Lead Technician