

November 1, 2022

Mr. Michael Walton, P.E.
Senior Development Review Engineer
20120 E. Mainstreet
Parker, CO 80138

RE: SP22-099 Ray J. Harvie L1 Open Space – Stormwater 1st
Review

Dear Mr. Walton:

Westwood received your comments from Town of Parker Engineering Department. We have restated the comments below and addressed them per the italicized responses.

TOWN OF PARKER ENGINEERING DEPARTMENT / MICHAEL WALTON, P.E.

GENERAL COMMENTS

1. Comment: Provide fully executed CBMP plans for the next submittal. These plans should be comprised of a minimum of 2 sheets. The first sheet should be the initial CBMP plan with the existing contours and initial control measures provided. The second sheet should be an interim/final CBMP sheet with the proposed contours and all necessary interim/final control measures provided. Please ensure that the “final” control measures are clearly labeled on the plans to ensure no initial/interim temporary measures are unintentionally left on site for final stabilization.

Response: Initial and Interim/Final plans have been broken out as requested.

2. Comment: Provide arrows to indicate the direction of flow.

Response: Flow arrows added.

3. Comment: Label and identify the ratio of all slopes that are 4:1 or greater. Please note all slopes steeper than 4:1 require Erosion Control Blanket (ECB) as part of their final stabilization CBMPs.

Response: Site grading designed to be 4:1 or flatter, no ECB required.

4. Comment: Please only identify one means of perimeter control along any given extents of the Limits of Construction (LOC). This perimeter control should be Construction Fence (CF) when upstream of proposed disturbance and Silt Fence (SF) when downstream of proposed disturbance.

Response: Construction Fence and/or Silt Fence has been added appropriately.

5. Comment: Provide and identify Sediment Control Log (SCL) along the full extents of the proposed parking lot area.

Response: Sediment Control Logs have been added to encompass parking area.

6. Comment: Provide and identify Sediment Control Log (SCL) along the toe of bank or edge of trail for any location where the trail will receive flows from a proposed disturbed area.

Response: SCL added at the toe of bank along the edge of trail where applicable.

7. Comment: Please identify 2 Rock Socks in Swale (RSS) downstream of any proposed natural stream crossing location.

Response: RSS added downstream of natural stream crossings.

8. Comment: Include within the plan set all of the town's 31 CBMP Notes & Details.

Response: Notes and Details added to the plan set.

9. Comment: Include the Town of Parker review block on all required sheets. Reference the Town's Roadway Design and Construction Criteria Manual (RDCCM), Appendix B.

Response: Review Block added to plan set.

10. Comment: Provide and identify Surface Roughening (SR) in all disturbed landscaped areas on the interim plan and Seeding Mulching and Crimping (SMC) in all proposed landscaping areas on the final plan.

Response: SR and SMC added to disturbed areas.

11. Comment: Provide a callout outside the perimeter controls along the public sidewalk(s) to be modified/replaced with the project that states the following: "ALL WORK WITHIN PUBLIC RIGHT-OF-WAY (ROW) WILL REQUIRE A TOWN ROW PERMIT. INITIAL AND INTERIM CBMPs FOR WORK WITHIN THE TOWN'S ROW SHALL BE COORDINATED WITH THE TOWN'S ENVIRONMENTAL INSPECTOR PRIOR TO THE BEGINNING OF ANY ROW WORK."

Response: Note Added to the erosion control plans.

CONSTRUCTION PLANS – STORMWATER

1. Comment: Please provide a cover sheet for the plan set meeting all of the criteria presented in the checklist provided in Appendix B of the RDCCM.

Response: Cover Sheet to plan set for the erosion control sheets.

2. Comment: Provide the Town's standard Storm Drainage Infrastructure Notes from Appendix F of the SDECM.

Response: Infrastructure Notes Added to sheet C3.0.

3. Comment: Provide and identify the minor and major storms' hydraulic grade lines on the storm sewer profile.

Response: 5yr, and 100-yr HGL added to storm profile.

4. Comment: Provide a plan and section sheet for the proposed pedestrian crossing. Please identify the proposed 100-year water surface elevation on the bridge section sheet.

Response: Cross section added to sheet 3.0 along with Flowmaster section within the Drainage Letter.

5. Comment: Provide CDOT standard details for all proposed drainage infrastructure.

Response: CDOT detail sheets added to plans for appropriate proposed structures.

6. Comment: Provide the Town's standard manhole cover detail.

Response: Manhole cover detail added.

DRAINAGE REPORT

1. Comment: Please provide detailed discussion in the narrative on how the proposed trail areas meet the CR72 trail exemption requirements. While this discussion was provided in reference to the State's standard MS4 permit, please note that the Town is also held accountable to the regulations of CR72.

Response: Additional discussion has been added to the narrative.

2. Comment: Please note while the trail exemption should apply for all proposed trail areas, the increase in imperviousness proposed within the parking lot falls within the Town's tier 3 water quality permanent BMP requirements. Please provide some means of water quality to treat this area of the site.

Response: Parking area drains to an existing inlet which is then piped to a proposed "Stormceptor" to be installed in the near future. Town of Parker Roadway improvements for Mainstreet include a Stormceptor just downstream of Harvie Park.

Cherry Creek Basin Water Quality Authority

1. The site is within the Cherry Creek Basin and falls under the requirements of Cherry Creek Basin Water Quality Authority Control Regulation 72. The Authority's Control Regulation 72 requires post-construction and Construction Best Management Practices (BMPs).

Response: Additional discussion has been added to the narrative. There's a stormceptor that accounts for parking lot runoff. Per the Harvie Open Space Access Improvements planset, sheet 20.

2. The proposed changes to site impervious area is greater than 5,000 sf, and requires Tier 3 post construction BMPs (See section 72.7.2(c)(6)(i)(A) of the CR72). Please provide more information for how this development meets the CR72 requirements for Post Construction BMPs.

Response: Additional discussion has been added to the narrative. There's a stormceptor that accounts for parking lot runoff. Per the Harvie Open Space Access Improvements planset, sheet 20.

3. The Civil CD pdf was unable to download from Trakit. Please provide CDs along with Construction BMPs (GES, SWMP etc.) for our review and comment.

Response: Erosion control plans are part of the CD set, sheets 2.0-2.5.

4. The Authority reserves the right to review and comment on future submittals for this project.

Response: Acknowledged.

Stormwater

1. Please see the attached revised erosion control plans per the October 5 memo. Thank you for providing these review comments. If you have any questions, please

Response: Silt fence and construction fence revised per markup.

Sincerely,

Tom Odle
Westwood Professional Services