

April 9, 2025

Atwell, Inc.,
9001 Airport Freeway, Suite #660
North Richland Hills, TX 76180
Attn:; Catherine Atchley at cathley@atwell.com

RE: Parker Pointe – Black Rock Coffee Bar
PWSD Project#: 2025-305, TOP Etrackit#: SP24-128

Ms. Atchley,

Thank you for submitting your plans for the above-mentioned project. After a review of the documents submitted, the Parker Water & Sanitation District has the following comments:

1. See redlined plans. Include materials list on cover sheet of plans on your next submittal.
2. Move proposed 6" fire hydrant south a few feet, along with the proposed 8" gate valves.
3. Note fire hydrants cannot have bends in the pipe run.
4. The plans show the proposed meter for domestic and irrigation water in the street, these must be in landscaped area or behind the sidewalk.
5. The PWSD hydrant is 20 feet, see standard PWSD easement.
6. Please note updated landscape requirements, rules and regulations section 4.16.6. [2025 PWSD Rules & Regulations \(PDF\)](#) see website www.pwsd.org/rulesandregulations/section4.16.6.
7. Please note PWSD will need the following documents: a completed SIA with all exhibits; PWSD Easements; Engineer Stamped - Engineers Estimate of Cost for the Project (EECOP, which must be reviewed and approved by PWSD – this will include fire hydrant, pipe and gate valves).
8. Please note, a 20' easement must be signed by property owner and original sent to PWSD for recordation.
9. Please provide address for building so that we can invoice your tap fee.

Please let us know if you have any questions on the above comments. We look forward to the next submittal on this project.

Sincerely,
Parker Water & Sanitation District

Robert Ramsey

Robert Ramsey
Sr. Construction Inspector