



April 25, 2018

Stacey Nerger Associate Planners
Town of Parker
Community Development Department
20120 East Mainstreet
Parker, CO 80138

RE: **Trails at Crowfoot Filing No. 11 – Final Plat**
[Application SUB17-051]

Dear Ms. Nerger:

CVL Consultants of Colorado, Inc. has considered comments from Town of Parker Planning Department, Town of Parker Engineering Department and Parker Water and Sanitation District for the referenced project. We have restated the comments below and addressed them per the italicized responses.

TRAILS AT CROWFOOT FILING 11, Stacey Nerger, Associate Planner, snerger@parkeronline.org
Final Plat

Comment: Planning Staff has no additional comments on the Final Plat.

Complied: Yes No

Response: Acknowledged.

Landscaping Plan

Comment: Staff has no additional comments on the landscape plans.

Response: Acknowledged.

General

1. Comment: A draft subdivision agreement has been forwarded to the application. Please review and let us know if you have any changes or questions.

Complied: Yes No

Response: Acknowledged.

OUTSIDE REFERRAL AGENCY COMMENTS

Comment: Please address all referral agency comments with a written response. Please log into eTrackit Project No. SUB17-051, and ensure all comments and memorandums uploaded to the project are addressed and resolved prior to a resubmittal.

Complied: Yes No

Response: Acknowledged, see responses below.

TOWN OF PARKER ENGINEERING DEPARTMENT

Filing 11 Comments

Tyler Sandt – CONSTRUCTION PLANS - Civil

1. Comment: Per previous review, remove quotation marks from private road no Town maintenance signs.

Response: Quotation marks have been removed.

2. Comment: Remove note 4 from the landscape plan.

Response: Note 4 has been removed from the plan.

PARKER WATER AND SANITATION DISTRICT, Drayton Sanderson, Engineer

Documents and Fees due before PWSD Approval

- Comment: Submit an executed Standard Improvement Agreement with all required exhibits.

Response: Acknowledged, executed SIA will be submitted.

- Comment: A letter of credit or Cash in Lieu based on the approved Engineers Estimate must be submitted before final approval is granted.

Response: Acknowledged.

- Comment: PWSD's construction inspector and lab technician may request developer install PWSD water quality sampling station at their discretion based on our standards.

Response: Acknowledged.

- Comment: PWSD has no further design comments.

Response: Acknowledged.

- Comment: Engineering inspection/review fees, SIA, letter of credit and mylars signed by Randy Capra with the Town of Parker must be submitted before PWSD approval.

Response: Acknowledged.

Aztec Comments

Comment: Show distance to centerline intersection

Response: Distances have been added to the plat.

If you have any additional questions please do not hesitate to contact me directly at 720-249-3588

Sincerely,

CVL Consultants of Colorado, Inc.



Brian Wilson PE
Senior Project Manager