

October 26, 2017

Ms. Stacey Nerger
Town of Parker
20120 E Mainstreet
Parker CO 80138

Re: Trails at Crowfoot Filing #12 Project #SUB17-052
Final Plat 1st Referral
PWSD Project #2017-083

Dear Ms. Nerger:

Thank you for forwarding the referral request for the above mentioned project. After a review of the documents submitted, the Parker Water & Sanitation District has the following comments:

- Submit an executed Standard Improvement Agreement with all required exhibits.
- A wet stamped and signed Engineers Estimate with a 20% contingency must be submitted for verification and District approval. The approved document will be an Exhibit for the Standard Improvement Agreement and Letter of Credit.
- A letter of credit or Cash in Lieu based on the approved Engineers Estimate must be submitted before final approval is granted.
- A copy of the signed/recorded Final Plat must be provided to the District prior to construction plan approval.
- List all fittings on overall utility and plan and profile sheets with numbers (manholes, blow offs, gate valves, butterfly valves, fire hydrants, air release valves, tie in locations, etc. i.e. TC-GV1 or TC-MH1).
- On the legend the symbol for gate valves does not match the one shown in the plans, please ensure all legend symbols match what is called out in the plans.
- Please call out water and sanitary sewer service stationing or add a stationing table to the plans for the service lines.
- Please call out fire hydrant numbering in the profile.
- PWSD Specifications require a minimum slope of 0.4% for 8" diameter sewer lines. Please correct section of pipe between STA 18+00 and 19+50 on sheet 5.
- Please note Sewer services may not enter into inline manholes. They must be a minimum of 7 feet from the center of manholes. Please double-check that this requirement is met for Lots 3 and 11.
- Please note all fire hydrants deeper than 6' will require a vertical shoe or a deep bury hydrant. Please call out accordingly and include in Materials List.
- Please add all necessary PWSD details sheets to the plans. For example PWSD sanitary sewer detail sheet S3.5 Cast in Place Manhole Base Detail is missing.

- Please note PWSD will not grant probationary acceptance or approve a building permit on filing 12 until probationary acceptance is granted on filing 1 and 9.
- On the irrigation plan please callout what filing is supplying filing# 12 irrigation water.
- Please note that PWSD has listed multiple comments based on our specifications for this review. It is the engineering firm's responsibility to ensure that all water and sanitary sewer plans conform to PWSD specifications. All comments must be addressed with a response letter during the next submittal.

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

Sincerely,
Parker Water & Sanitation District



Emilie Abbott, EIT
Engineer