

December 13, 2022

Stacey Nerger
Town of Parker
20120 E Mainstreet
Parker CO 80138

Re: Lincoln Professional Park Filing No.1 (Master Development Plans)
Minor Development Plat – 5th Referral Project #SUB21-055
PWSD Project I.D. #2021-387

Dear Ms. Simon:

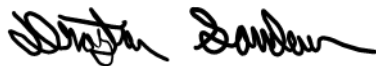
Thank you for forwarding the referral request for the above-mentioned project. After a review of the documents submitted, the Parker Water & Sanitation District has the following comments:

- Please, submit the signed and executed version of the PWSD Standard Improvement Agreement with all required exhibits A-D directly to PWSD.
- 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.
 - The prices seem low on the cost estimate, please provide proof from a contractor or pipe supply house that these prices are correct or adjust them accordingly. For example, PWSD sees fire hydrants costing \$7,500 to purchase and install rather than \$750 as shown.
- Please submit original signed easement agreements and documentation (legal description and map) when ready.
- There are several irrigation taps called out in the plans, please call out the irrigation tap sizes on the overall utility plan. Some tap sizes have not been called out.
- If the irrigation taps are for lots please consider tie-ing into the 8" stub-outs when the lots are developed or taping the water main when the lots are developed. PWSD will require taps fees be paid for all proposed irrigation taps on the plans prior to plan approval.
- Please call out irrigation and domestic taps on the materials list on the cover sheet.
- The overall utility plan layout has been changed from the last submittal. Please add a sheet that shows the whole overall utility plan on a single sheet, feel free to adjust the scale as needed.
- PWSD has heard the proposed design for the water line into the entrance from Lincoln may change. If any more changes are made, additional review fees will be invoiced and this project may be delayed further.

- Due to several irrigation taps being called out please, Submit landscape/irrigation plans for verification and calculation of tap size(s) (include completed PWSD landscape worksheet-one worksheet per tap). PWSD Landscape/Irrigation worksheet is available online, at www.pwsd.org The approved worksheet must be shown on the approved landscaped plans.
- PWSD is unable to download the excel irrigation tap sizing worksheet from Etrakit. When downloaded it shows garbled text. Please submit and upload a PDF version.
- A letter of credit or Cash in Lieu based on the approved Engineers Estimate must be submitted before final approval.
- Please note prior to plan approval the following documents and fee are required to be submitted to PWSD: Irrigation review fees, irrigation tap fees for each irrigation tap, SIA, signed stamped Engineers Cost Estimate, letter of credit, and Easement documentation with PWSD agreements attached.

Please do not hesitate to contact us should you have any questions.

Sincerely,
Parker Water & Sanitation District



Drayton Sanderson
Engineering Technician