



City of Fort Collins

PROJECT COMMENT SHEET

REC'D 1021440304 2:07

Current Planning

DATE: March 12, 2002 TO: Technical Services

PROJECT: #14-02 PFA - Station #14 - Type 1 (LUC)

Susan Joy

All comments must be received by **Troy Jones** no later than the staff review meeting:

April 10, 2002

Note - Please identify your redlines for future reference

NA
JRK

Name (please print)

CHECK HERE IF YOU WISH TO RECEIVE COPIES OF REVISIONS

Plat Site Drainage Report Other _____
 Utility Redline Utility Landscape





City of Fort Collins

PROJECT COMMENT SHEET

Current Planning

DATE: March 12, 2002 TO: Engineering Pavement

PROJECT: #14-02 PFA – Station #14 – Type 1 (LUC)

All comments must be received by **Troy Jones** no later than the staff review meeting:

April 10, 2002

Note - Please identify your redlines for future reference

No Comment

Name (please print)

CHECK HERE IF YOU WISH TO RECEIVE COPIES OF REVISIONS

Plat Site Drainage Report Other _____
 Utility Redline Utility Landscape





Project Comments Sheet Selected Departments

Department: Engineering

Date: April 12, 2002

Project: PFA STATION #14 - TYPE I #14-02

All comments must be received by TROY JONES in Current Planning no later than the staff review meeting:

April 10, 2002

Note - Please identify your redlines for future reference

Issue Contact: Susan Joy

Topic: General

17 Project Name and Legal Description on the Utility Plan: Is this the entire project name? If so, the Site/Landscape Plans need to match. If the project name is "PFA Station #14" then put that as the 2nd line and then the legal description as the 3rd.

Topic: landscaping

25 Darken up the utility lines just a bit. There so light they're easy to miss.

26 Move the trees closer to the sidewalk and to their ultimate location. That way if the street widens in the future or a right hand turn lane goes in, they won't have to be relocated.

Topic: Utility Plans

18 Provide the second benchmark on the cover sheet and line 40 of the General Notes.

19 Add line 48. List the variances OR put NA.

20 See redlines, sheet 4 of 6, for 2 other possible parking spot locations. One thought might be to move the trash can location west (this would solve the sight distance problem) and put a parking spot in its old location OR squeezing one in on the north parking lot, west side. This last one is not a very attractive option, I admit, but one that Dave thought you might explore. If neither one of those options work out, then apply for the variance. Please restate the variance to read something like: There are only X# (20, or whatever) of public vehicles per day so there won't be much conflict in the parking lot. There won't be any threat to public health or safety – something to that effect. That's something I can take to Cam and he can say "yes" to. Please call if you have any questions!

Susan Joy
Signature

4/10/2
Date

CHECK HERE IF YOU WISH TO RECEIVE COPIES OF REVISIONS

Plat Site Drainage Report Other
 Utility Redline Utility Landscape

- 21 I discussed your variance request for the 40' driveway with Dave and he said that Engineering would be favorable to granting it. What I need you to do is restate the request to say that this is a limited use driveway and that it poses no threat to public health and safety. Also, you can include the variance to the 150' minimum distance between a driveway and an arterial and for the radius driveway in the same variance request. We've met with Ron Gonzales with PFA and he said that he can work with the 20' radius versus the 25'. Apparently he won't be using the "big truck" at this location and the smaller one won't have a problem with that turning diameter.
- 22 Sheet 4: Add the street cut note:
- Limits of street cut are approximate. Final limits are to be determined in the field by the City Engineering Inspector. All repairs to be in accordance with City street repair standards.
- 23 Building FF=4930.20 does not match the Site plan.
- 24 Detail sheet: Remove the old detail for the mid-block crossing. Add details 16-4D, 7-31 and 16-1.



Current Planning

PROJECT COMMENT SHEET

DATE: December 21, 2005

TO: **Engineering Pavement**

PROJECT PLANNER: Anne Aspen

#19-01E Goddard School & Childcare Center PDP – Type I

Please return all comments to the project planner no later than the staff review meeting:

January 11, 2006

Note - Please identify your redlines for future reference

- No Problems
 Problems or Concerns (see below or attached)

Rick Richter
Name (please print)

CHECK HERE IF YOU WISH TO RECEIVE COPIES OF REVISIONS

Plat Site Drainage Report Other _____
 Utility Redline Utility Landscape





Current Planning

PROJECT COMMENT SHEET

DATE: December 21, 2005

TO: **Engineering**

PROJECT PLANNER: Anne Aspen

#19-01E Goddard School & Childcare Center PDP – Type I

Please return all comments to the project planner no later than the staff review meeting:

January 11, 2006

Note - Please identify your redlines for future reference

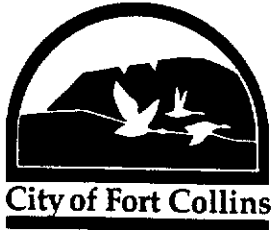
- No Problems
 Problems or Concerns (see below or attached)

Name (please print)

CHECK HERE IF YOU WISH TO RECEIVE COPIES OF REVISIONS

Plat Site Drainage Report Other _____
 Utility Redline Utility Landscape





City of Fort Collins

Current Planning

PROJECT COMMENT SHEET

DATE: December 21, 2005

TO: **Technical Services**

PROJECT PLANNER: Anne Aspen

#19-01E Goddard School & Childcare Center PDP – Type I

Please return all comments to the project planner no later than the staff review meeting:

January 11, 2006

Note - Please identify your redlines for future reference

No Problems

Problems or Concerns (see below or attached)

No Plat -

JR/wcm 1/10/06

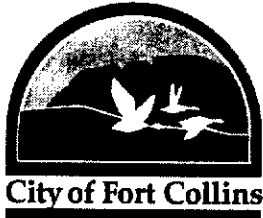
Name (please print)

CHECK HERE IF YOU WISH TO RECEIVE COPIES OF REVISIONS

Plat Site Drainage Report Other _____

Utility Redline Utility Landscape





Project Comments Sheet Selected Departments

Department: Engineering

Date: January 17, 2006

Project: GODDARD SCHOOL & CHILDCARE CENTER PDP - TYPE I

Issue Contact: Marc Virata

Topic: Construction Plans

Number: 17

Created: 1/10/2006

[1/10/06] Add FCLWD/SFCSD signature blocks as the site is served by them.

Number: 18

Created: 1/10/2006

[1/10/06] Show patching for the fire line connection (half the road). An excavation permit with street cut penalty fees will be assessed.

Number: 20

Created: 1/10/2006

[1/10/06] The water and sewer service into the site is shown as existing. The overall plans for Westchase do not show utilities being brought into the site and our inspection group notes that no water and sewer services were brought into the site. We'd like to see evidence of these utility stubs being made and what design plans the connections were based off of. Should these services not exist, a larger patch and street cut penalty/excavation permit fee will be assessed.

Topic: General

Number: 16

Created: 1/10/2006

[1/10/06] Both the site and landscape plans identify a sight distance triangle. By my measurement for the existing driveway out to Carmichael a sight distance easement is not needed using the corner sight distance criteria of 10' behind the flowline and 260' along the travel of a northbound vehicle on Carmichael. If the applicant chooses to provide the easement, a deed of dedication will be required (and transportation review fees for the deed).

Number: 21

Created: 1/10/2006

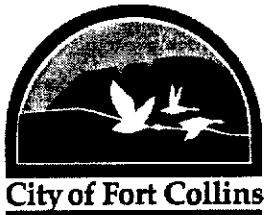
[1/10/06] The horizontal control/utility plan shows an unlabeled rectangle centered on the 9' utility easement just southwest of the existing driveway. Please label. If this is an ID sign, this should also be indicated on the site plan. If the item is a considerable structure, utility approval may be needed as it is within a utility easement.

Signature

Date

CHECK HERE IF YOU WISH TO RECEIVE COPIES OF REVISIONS

Plat Site Drainage Report Other
 Utility Redline Utility Landscape



Project Comments Sheet Selected Departments

Department: Engineering

Date: April 7, 2006

Project: GODDARD SCHOOL & CHILDCARE CENTER PDP - TYPE I

All comments must be received by Anne Aspen in Current Planning, no later than the staff review meeting:

April 05, 2006

Note - Please identify your redlines for future reference

Issue Contact: Marc Virata

Topic: Construction Plans

Number: 17

Created: 1/10/2006

[4/4/06] The comment was not resolved.


[1/10/06] Add FCLWD/SFCSD signature blocks as the site is served by them.

Topic: General

Number: 59

Created: 4/7/2006

[4/7/06] Should an emergency access easement for a fire lane be required by PFA in an area(s) not already designated as an emergency access easement, please contact me for the appropriate deed of dedication form to use. In addition, the applicant will also be responsible for Transportation Development Review Fees for easement dedications (\$250 each) as well as recording fees determined with submittal of the deeds. Should an emergency access easement be required from an offsite property owner, a letter of intent from that property owner is required prior to a public hearing.



Signature

4/7/06

Date

CHECK HERE IF YOU WISH TO RECEIVE COPIES OF REVISIONS

Plat Site Drainage Report Other _____
 Utility Redline Utility Landscape



FINAL PLAN COMMENT SHEET

Current Planning

DATE: June 14, 2006

TO: **Engineering**

PROJECT PLANNER: Anne Aspen

#19-01F Goddard School and Childcare Center –
Final Plans

Please return all comments to the project planner no later than the staff review meeting:

July 12, 2006

Note - Please identify your redlines for future reference

- No Problems
- Problems or Concerns (see below, attached, or DMS)

- STREET CUT PENALTY FEES
- EXISTING CONDITIONS ON LOS SIDE?
- NEED FIRE LANE ACCESS AGREEMENT + FIRE LANE AGREEMENT FROM TO SIDE - OUT OF PLANS
- FLOWING SLOPES BEFORE CITY

Name (please print) _____

CHECK HERE IF YOU WISH TO RECEIVE COPIES OF REVISIONS

Plat Site Drainage Report Other _____
 Utility Redline Utility Landscape





FINAL PLAN COMMENT SHEET

Current Planning

DATE: June 14, 2006

TO: **Technical Services**

PROJECT PLANNER: Anne Aspen

#19-01F Goddard School and Childcare Center –
Final Plans

Please return all comments to the project planner no later than the staff review meeting:

July 12, 2006

Note - Please identify your redlines for future reference

- No Problems
- Problems or Concerns (see below, attached, or DMS)

Minor redlines to be made by 7/12/06

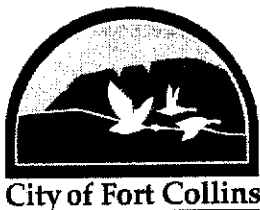
Wade H. [Signature]

Name (please print)

CHECK HERE IF YOU WISH TO RECEIVE COPIES OF REVISIONS

Plat Site Drainage Report Other _____
 Utility Redline Utility Landscape





Project Comments Sheet Selected Departments

Department: **Engineering**

Date: July 12, 2006

Project:
**GODDARD SCHOOL & CHILDCARE CENTER PDP AND FINAL PLANS -
TYPE I**

Issue Contact: **Marc Virata**

Topic: General

Number: 59

Created: 4/7/2006

[7/12/06] Carried over for reference. Note that there may need to be two separate components of the fire lane, an emergency access easement on the property and an emergency access alignment for the property directly north.

[4/7/06] Should an emergency access easement for a fire lane be required by PFA in an area(s) not already designated as an emergency access easement, please contact me for the appropriate deed of dedication form to use. In addition, the applicant will also be responsible for Transportation Development Review Fees for easement dedications (\$250 each) as well as recording fees determined with submittal of the deeds. Should an emergency access easement be required from an offsite property owner, a letter of intent from that property owner is required prior to a public hearing.

Topic: Utility Plan

Number: 70

Created: 7/12/2006

[7/12/06] With the proposed street cut along Carmichael, please be aware that a pavement impact and penalty fee will be enforced as the existing street is likely less than 5 years old.

Number: 71

Created: 7/12/2006

[7/12/06] Please provide some existing grading/contour information on the LDS property in order to make the design of the school site evident as to how it ties into surrounding properties.

Number: 72

Created: 7/12/2006

[7/12/06] From Engineering's perspective another formal round isn't needed but would like to receive a paper copy of the change noted in ID 71. FCLWD/SFCSD will need to sign off on the mylar before the City accepts them for routing. Also, the emergency access easement needs to be complete.

Signature

Date

CHECK HERE IF YOU WISH TO RECEIVE COPIES OF REVISIONS

Plat Site Drainage Report Other
 Utility Redline Utility Landscape