



September 16, 20

JR Engineering
2900 S College Ave Suite 3D
Fort Collins, CO 80525

RE: Affinity Subdivision, MA160057, Round Number 1

Please see the following summary of comments from City staff and outside reviewing agencies for your submittal of the above referenced project. If you have questions about any comments, you may contact the individual commenter or direct your questions through the Project Planner, Noah Beals, at 970-416-2313 or nbeals@fcgov.com.

Comment Summary:

Department: Engineering Development Review

Contact: Marc Ragasa, 970.221.6603, mragasa@fcgov.com

Topic: General

Comment Number: 1 Comment Originated: 09/15/2016

09/15/2016: All original City of Fort Collins signatures with dates in the signature block need to be shown on the revised Utility plan sheets. *Response: Addressed*

Comment Number: 2 Comment Originated: 09/15/2016

09/15/2016: Change the revision note to include the Minor Amendment project number: MA160057 *Response: Addressed*

Comment Number: 3 Comment Originated: 09/15/2016

09/15/2016: All portions that changed from the original utility plans need to be included in revision clouds. Please see redlines for areas that have changed.

Response: Addressed

Department: Planning Services

Contact: Clark Mapes, 970-221-6225, cmapes@fcgov.com

Topic: General

Comment Number: 1

Comment Originated: 09/12/2016

09/12/2016: I mainly have questions and an observation. That's 12 yards of sand removed every two years, and then the third time it's done, 36 yards of new sand is brought in. Do you think a bobcat will tear up the lawn and irrigation system driving down in there to get the sand, and bring in the new?

And, do you have any idea about the use or disposal of the dirty sand?

I don't see a problem with sand rather than lawn in that area. I think it's obvious, that if this is important, it looks like it will need proactive enforcement, as it does not look like something a building manager would have a clear reason to keep up with on their own.

Response: The cost to build and maintain the sand filter is less than the cost to build and maintain the pavers we are removing.

Department: Stormwater Engineering

Contact: Basil Hamdan, 970-224-6035, bhamdan@fcgov.com

Topic: Erosion Control

Comment Number: 1

Comment Originated: 09/09/2016

09/09/2016: Please provide outlet structure protection at Pond B, since it will be needed even with the revised outlet conditions.

Response: Addressed

Contact: Wes Lamarque, 970-416-2418, wlamarque@fcgov.com

Topic: General

Comment Number: 2

Comment Originated: 09/16/2016

09/16/2016: Please provide a drainage report addendum including sand filter sizing calculations, revised storm sewer calculations, etc.

Response: To be provided at resubmittal

Comment Number: 3

Comment Originated: 09/16/2016

09/16/2016: The sand filter should be the last infrastructure item built on site due to construction debris clogging the sand filter. Please add a note on the grading plan stating this.

Response: Addressed

Comment Number: 4

Comment Originated: 09/16/2016

09/16/2016: Please reduce the perforated under-drain in the sand filter to 60 LF so the solid pipe will start in the aggregate layer.

Response: Addressed

Comment Number: 5

Comment Originated: 09/16/2016

09/16/2016: Please specify the placement of the under-drain. Recommend being centered in the 10" of aggregate.

Response: Placement of underdrain added to detail.

Department: Technical Services

Contact: Jeff County, 970-221-6588, jcounty@fcgov.com

Topic: Construction Drawings

Comment Number: 3

Comment Originated: 09/16/2016

09/16/2016: There is text that needs to be masked. Mask all text in hatched areas. See redlines.

Response: Addressed

Topic: Landscape Plans

Comment Number: 2

Comment Originated: 09/16/2016

09/16/2016: No comments.

Topic: Site Plan

Comment Number: 1

Comment Originated: 09/16/2016

09/16/2016: No comments.