

PROJECT: Colorado Springs My Place Hotel

DATE: November 1, 2017

LDG ADDENDUM NO.: C

OWNER: Segelke Real Estate, LLC and/or MPCOS, LLC

CONTRACTOR: Legacy Builders

CITY COMMENTS & RESPONSES:

- County Comment
 - Designer response

Site Development Plan Comments

- Delete Jeff Rice's name from sheet C000
 - Deleted
- Verify Black Hills Energy is not the gas provider.
 - Verified, the City of Colorado Springs will provide natural gas service.
- Partially resolved; see updated redlines regarding compatibility of landscaping and 2:1 slope on the northwest side of the site.
 - Slopes are revised to be 3:1 max at all areas of the project. The northwest side of the site will require permission from the adjacent landowner, James Barash, and is included with this submittal.

Grading & Erosion Control Plan / SWMP / ESQCP

- GECP checklist items 17, 20 and 21 need to be completed. If offsite grading is proposed an easement or other documented permission to grade is required.
 - (17) Any offsite grading clearly shown and called out: Offsite grading is shown on C300 along the NW property line. Permission to perform this grading has been acquired from Mr. James Barash and is included with this submittal.
 - (20) Proposed slopes steeper than 3:1 with top and toe of slope delineated: All slopes have been revised to be 3:1 or flatter.
 - (21) Erosion control blanketing shown on slopes steeper than 3:1: All slopes have been revised to be 3:1 or flatter making erosion control blanketing unnecessary.
- Verify that SWMP checklist items 8 and 19 are complete (provide ECB detail).
 - (8) Soil erosion potential and potential impacts upon discharge
 - (19) Technical drawing details for BMP installation and maintenance
- Some checklist items including 5, 10 and 16 may need to be updated by the contractor onsite.
 - (5) Phasing plan – may require separate drawings indicating initial, interim, and final site phases for larger projects. Provide “living maps” that can be revised in the field as conditions dictate: Phasing is not anticipated. In the case this condition changes a note has been added to C400 to deal with the situation.
 - (10) The location and description of any other potential pollution sources such as fueling (mobile or stationary), chemical storage, etc.: on-site storage of these items are not anticipated. In the case this condition changes a note has been added to C400 to deal with the situation.
 - (16)
- Update the Financial Assurance Estimate to include erosion control blanket.
 - Financial Assurance Estimate updated for revised earthwork quantities. Erosion control blanket is not necessary.
- Provide signed documents for County Engineer's approval
 - Signed documents provided.

DRAWINGS & DOCUMENTS REVISED: C100, C200, C300, C400