

MDT-SKP22005-R1-TIS-redlines.pdf Markup Summary

1 (1)



Subject: Text Box
Page Index: 1
Date: 9/28/2022 7:05:04 AM
Author: Daniel Torres
Color: ■
Layer:
Space:
Page Label: 1

Please add PCD File No. SKP225

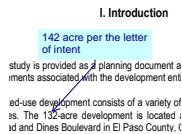
2 (1)

, have read and w



Subject:
Page Index: 2
Date: 9/29/2022 3:32:04 PM
Author: dsdrice
Color: ■
Layer:
Space:
Page Label: 2

4 (5)



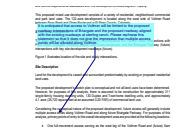
Subject: Callout
Page Index: 4
Date: 9/28/2022 7:06:05 AM
Author: Daniel Torres
Color: ■
Layer:
Space:
Page Label: 4

142 acre per the letter of intent



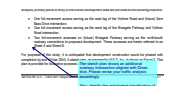
Subject: Cloud+
Page Index: 4
Date: 9/28/2022 7:58:40 AM
Author: Daniel Torres
Color: ■
Layer:
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Page Label: 4

Coordinate with NES so that the appropriate units are accounted for. The letter of intent/sketch plan indicates 615 dwelling units with a density cap of 450 dwelling units per their land use break down.



Subject: Callout
Page Index: 4
Date: 9/29/2022 7:25:51 AM
Author: Daniel Torres
Color: ■
Layer:
Space:
Page Label: 4

It is anticipated that access to Vollmer will be limited to the proposed roadway intersections of Briargate and the proposed roadway aligned with the existing roadways at sterling ranch. Please rephrase this statement so that it does not give the impression that multiple access points will be allowed along Vollmer.



Subject: Callout
Page Index: 4
Date: 9/29/2022 7:27:10 AM
Author: Daniel Torres
Color: ■
Layer:
Space:
Page Label: 4

The sketch plan shows an additional roadway intersection aligned with Dines blvd. Please revise your traffic analysis accordingly.

Also, identify the anticipated classification of the proposed roadway.

Subject: Text Box
Page Index: 4
Date: 9/29/2022 7:25:28 AM
Author: Daniel Torres
Color: ■
Layer:
Space:
Page Label: 4

6 (2)



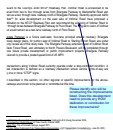
Subject: Callout
Page Index: 6
Date: 9/28/2022 4:19:48 PM
Author: Daniel Torres
Color: ■
Layer:
Space:
Page Label: [1] F2-Plan

update this sketch plan drawing to match the current submitted plan.



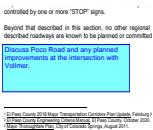
Subject: Highlight
Page Index: 6
Date: 9/28/2022 4:19:19 PM
Author: Daniel Torres
Color: ■
Layer:
Space:
Page Label: [1] F2-Plan

7 (2)



Subject: Callout
Page Index: 7
Date: 9/29/2022 7:30:18 AM
Author: Daniel Torres
Color: ■
Layer:
Space:
Page Label: 6

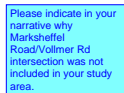
Please identify who will be constructing the improvements listed. Does this development need to provide any ROW dedication or contribution for these improvements?



Subject: Text Box
Page Index: 7
Date: 9/29/2022 7:40:43 AM
Author: Daniel Torres
Color: ■
Layer:
Space:
Page Label: 6

Discuss Poco Road and any planned improvements at the intersection with Vollmer.

12 (1)



Subject: Text Box
Page Index: 12
Date: 9/28/2022 5:00:30 PM
Author: Daniel Torres
Color: ■
Layer:
Space:
Page Label: [1] F4-STBG

Please indicate in your narrative why Marksheffel Road/Vollmer Rd intersection was not included in your study area.

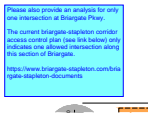
16 (1)



Subject: Callout
Page Index: 16
Date: 9/28/2022 4:09:17 PM
Author: Daniel Torres
Color: ■
Layer:
Space:
Page Label: 14

Please coordinate with the project planner and update the units/type of land use if necessary. EPC planning staff has provided comments that may cause changes or further define what is proposed.

18 (1)



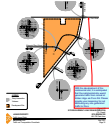
Subject: Text Box
Page Index: 18
Date: 9/28/2022 5:03:02 PM
Author: Daniel Torres
Color: ■
Layer:
Space:
Page Label: [1] F6A-Dis_Acc

Please also provide an analysis for only one intersection at Briargate Pkwy.

The current briargate-stapleton corridor access control plan (see link below) only indicates one allowed intersection along this section of Briargate.

<https://www.briargate-stapleton.com/briargate-stapleton-documents>

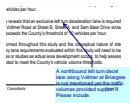
19 (1)



Subject: Callout
Page Index: 19
Date: 9/29/2022 10:11:29 AM
Author: Daniel Torres
Color: ■
Layer:
Space:
Page Label: [1] F6B-Dis_Acc

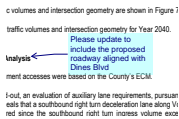
With the development of the commercial site, it is anticipated that the commercial site would generate traffic from retreat at timber ridge via Poco Rd. Please provide your reasoning for not attributing any site generated traffic to Poco

20 (2)



Subject: Callout
Page Index: 20
Date: 9/28/2022 4:37:40 PM
Author: Daniel Torres
Color: ■
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Page Label: 17

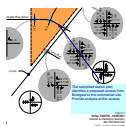
A northbound left turn decel lane along Vollmer at Briargate is not mentioned yet the traffic volumes provided support it. Please include.



Subject: Callout
Page Index: 20
Date: 9/28/2022 4:37:34 PM
Author: Daniel Torres
Color: ■
Layer:
Space:
Page Label: 17

Please update to include the proposed roadway aligned with Dines Blvd

21 (1)



Subject: Callout
Page Index: 21
Date: 9/28/2022 5:33:33 PM
Author: Daniel Torres
Color: ■
Layer:
Space:
Page Label: [1] F7-STTOT

The submitted sketch plan identifies a proposed access from Briargate to the commercial site. Provide analysis at this access.

Street	A	B	C	D
Street A	1	2	3	4
Street B	1	2	3	4
Street C	1	2	3	4
Street D	1	2	3	4

Subject: Callout
Page Index: 24
Date: 9/30/2022 10:29:41 AM
Author: dsdrice
Color: ■
Layer:
Space:
Page Label: 20

Provide comparison analysis without Street A

Please provide possible solutions to bring the LOS E & F turn movements to satisfactory levels. For example, should Dines blvd be a RIRO instead of a full movement? please address.

Subject: Text Box
Page Index: 25
Date: 9/29/2022 7:53:45 AM
Author: Daniel Torres
Color: ■
Layer:
Space:
Page Label: 21

Please provide possible solutions to bring the LOS E & F turn movements to satisfactory levels. For example, should Dines blvd be a RIRO instead of a full movement? please address.

Street	A	B	C	D
Street A	1	2	3	4
Street B	1	2	3	4
Street C	1	2	3	4
Street D	1	2	3	4

Subject: Callout
Page Index: 25
Date: 9/30/2022 10:30:23 AM
Author: dsdrice
Color: ■
Layer:
Space:
Page Label: 21

Provide comparison analysis without Street A

Note that Dines Blvd. will always be a stop condition on the east side unless it is reconstructed to meet criteria.

Subject: Text Box
Page Index: 25
Date: 9/30/2022 10:32:34 AM
Author: dsdrice
Color: ■
Layer:
Space:
Page Label: 21

Note that Dines Blvd. will always be a stop condition on the east side unless it is reconstructed to meet criteria.

State whether the MTCP or other corridor study calls for the construction of improvements in the immediate area and also state whether or not any improvements affected by this project are reimbursable under the current MTCP


Subject: Text Box
Page Index: 26
Date: 9/29/2022 8:14:09 AM
Author: Daniel Torres
Color: ■
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Page Label: 22

State whether the MTCP or other corridor study calls for the construction of improvements in the immediate area and also state whether or not any improvements affected by this project are reimbursable under the current MTCP


State that the development will be subject to the El Paso County road impact fee

Subject: Text Box
Page Index: 26
Date: 9/29/2022 8:14:11 AM
Author: Daniel Torres
Color: ■
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Page Label: 22

State that the development will be subject to the El Paso County road impact fee


Subject: Text Box
Page Index: 26
Date: 9/29/2022 8:53:21 AM
Author: Daniel Torres
Color: 
Layer:
Space:
Page Label: 22

State any deviations that are anticipated to be required at the subdivision stage of the development.

Subject: Text Box
Page Index: 26
Date: 9/30/2022 12:12:27 PM
Author: dsdrice
Color: 
Layer:
Space:
Page Label: 22


Provide a Recommended Improvements Summary table including all major onsite and offsite improvements that will be necessary to serve this development.

62 (1)


Subject: Callout
Page Index: 62
Date: 9/30/2022 11:55:38 AM
Author: dsdrice
Color: 
Layer:
Space:
Page Label: 58


Analyze without 2 accesses to Briargate

68 (1)


Subject:
Page Index: 68
Date: 9/30/2022 11:56:30 AM
Author: dsdrice
Color: 
Layer:
Space:
Page Label: 64

73 (4)


Subject:
Page Index: 73
Date: 9/30/2022 12:02:06 PM
Author: dsdrice
Color: 
Layer:
Space:
Page Label: 69

Subject:
Page Index: 73
Date: 9/30/2022 12:02:10 PM
Author: dsdrice
Color: 
Layer:
Space:
Page Label: 69

46 513
35 #726
884
75 25

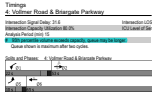
Subject:
Page Index: 73
Date: 9/30/2022 12:02:43 PM
Author: dsdrice
Color: 
Layer:
Space:
Page Label: 69


30.0
E

Subject:
Page Index: 73
Date: 9/30/2022 12:06:46 PM
Author: dsdrice
Color: 
Layer:
Space:
Page Label: 69

E

74 (1)




Subject:
Page Index: 74
Date: 9/30/2022 12:01:36 PM
Author: dsdrice
Color: 
Layer:
Space:
Page Label: 70

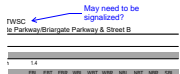
95th percentile volume exceeds capacity, queue may be longer.


75 (1)

street A

Subject:
Page Index: 75
Date: 9/30/2022 11:56:56 AM
Author: dsdrice
Color: 
Layer:
Space:
Page Label: 71

76 (1)




Subject: Callout
Page Index: 76
Date: 9/30/2022 11:57:33 AM
Author: dsdrice
Color: 
Layer:
Space:
Page Label: 72

May need to be signalized?


80 (6)



Subject: Callout
Page Index: 80
Date: 9/30/2022 12:00:01 PM
Author: dsdrice
Color: 
Layer:
Space:
Page Label: 76


Could need 2 LT lanes?

0.30
1.01
87.0

Subject:
Page Index: 80
Date: 9/30/2022 12:00:26 PM
Author: dsdrice
Color: 
Layer:
Space:
Page Label: 76


1.01

~257
#441

Subject:
Page Index: 80
Date: 9/30/2022 12:04:10 PM
Author: dsdrice
Color: 
Layer:
Space:
Page Label: 76


~257

~257
#441

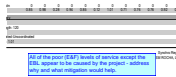
Subject:
Page Index: 80
Date: 9/30/2022 12:04:14 PM
Author: dsdrice
Color: 
Layer:
Space:
Page Label: 76


#441

151
#245

Subject:
Page Index: 80
Date: 9/30/2022 12:04:28 PM
Author: dsdrice
Color: 
Layer:
Space:
Page Label: 76

#245




Subject: Text Box
Page Index: 80
Date: 9/30/2022 12:09:03 PM
Author: dsdrice
Color: 
Layer:
Space:
Page Label: 76

All of the poor (E&F) levels of service except the EBL appear to be caused by the project - address why and what mitigation would help.

82 (1)

& Street A

Subject:
Page Index: 82
Date: 9/30/2022 12:09:18 PM
Author: dsdrice
Color: 
Layer:
Space:
Page Label: 78