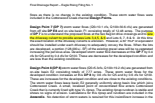



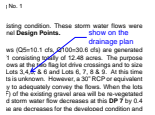
ENG-SF22025-R4-FDR.pdf Markup Summary


15 (2)



Subject:
Page Index: 15
Date: 6/5/2024 4:30:38 PM
Author: Jeff Rice - EPC Engineering Review
Color: 
Layer:
Space:
Page Label: 15

size
the driveway culvert to provide access Lots 3,4,5,
& 6




Subject: Callout
Page Index: 15
Date: 6/5/2024 6:36:54 PM
Author: Jeff Rice - EPC Engineering Review
Color: 
Layer:
Space:
Page Label: 15

show on the drainage plan

17 (1)




Subject: Callout
Page Index: 17
Date: 6/6/2024 10:16:53 AM
Author: Jeff Rice - EPC Engineering Review
Color: 
Layer:
Space:
Page Label: 17


State that Engineered site plans will be required for
some lots (unless the developer completes the
culvert construction and fills in the ponding area).

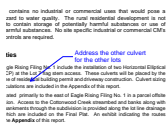
19 (7)


r. The
the OA

Subject: Highlight
Page Index: 19
Date: 6/4/2024 4:35:56 PM
Author: eschoenheit
Color: 
Layer:
Space:
Page Label: 19

prop

Subject: Highlight
Page Index: 19
Date: 6/6/2024 10:17:33 AM
Author: eschoenheit
Color: 
Layer:
Space:
Page Label: 19



Subject: Callout
Page Index: 19
Date: 6/5/2024 6:42:31 PM
Author: Jeff Rice - EPC Engineering Review
Color: 
Layer:
Space:
Page Label: 19

Address the other culvert for the other lots



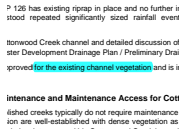
Subject:
Page Index: 19
Date: 6/5/2024 6:42:40 PM
Author: Jeff Rice - EPC Engineering Review
Color: ■
Layer:
Space:
Page Label: 19

These culverts will be placed by the future lot owner



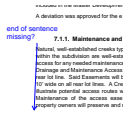
Subject: Callout
Page Index: 19
Date: 6/5/2024 6:49:01 PM
Author: Jeff Rice - EPC Engineering Review
Color: ■
Layer:
Space:
Page Label: 19

reword to state that existing stable vegetation is the proposed design for this filing in accordance with MDDP/PDR analyses and the drainageway will be maintained as such by the HOA/POA per the maintenance agreement.



Subject:
Page Index: 19
Date: 6/5/2024 6:47:21 PM
Author: Jeff Rice - EPC Engineering Review
Color: ■
Layer:
Space:
Page Label: 19

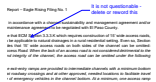
for the existing channel vegetation



Subject: Callout
Page Index: 19
Date: 6/6/2024 10:17:29 AM
Author: Jeff Rice - EPC Engineering
Color: ■
Layer:
Space:
Page Label: 19

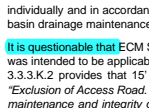
end of sentence missing?

20 (2)



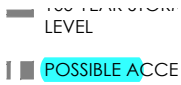
Subject: Callout
Page Index: 20
Date: 6/5/2024 6:44:53 PM
Author: Jeff Rice - EPC Engineering Review
Color: ■
Layer:
Space:
Page Label: 20

It is not questionable - delete or reword this



Subject:
Page Index: 20
Date: 6/5/2024 6:45:03 PM
Author: Jeff Rice - EPC Engineering Review
Color: ■
Layer:
Space:
Page Label: 20

It is questionable that



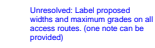
Subject:
Page Index: 196
Date: 6/5/2024 7:51:07 PM
Author: Jeff Rice - EPC Engineering Review
Color: ■
Layer:
Space:
Page Label: 196

POSSIBLE A



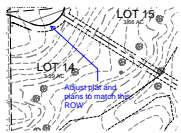
Subject: Callout
Page Index: 196
Date: 6/5/2024 7:51:24 PM
Author: Jeff Rice - EPC Engineering Review
Color: ■
Layer:
Space:
Page Label: 196

Delete "possible"



Subject: Callout
Page Index: 196
Date: 6/6/2024 10:36:45 AM
Author: Jeff Rice - EPC Engineering Review
Color: ■
Layer:
Space:
Page Label: 196

Unresolved: Label proposed widths and maximum grades on all access routes. (one note can be provided)



Subject: Callout
Page Index: 196
Date: 6/5/2024 7:52:56 PM
Author: Jeff Rice - EPC Engineering Review
Color: ■
Layer:
Space:
Page Label: 196

Adjust plat and plans to match this ROW



Subject: Highlight
Page Index: 213
Date: 6/3/2024 5:28:50 PM
Author: eschoenheit
Color: ■
Layer:
Space:
Page Label: 213



Subject: Callout
Page Index: 213
Date: 6/5/2024 3:39:01 PM
Author: Jeff Rice - EPC Engineering Review
Color: ■
Layer:
Space:
Page Label: 213

Show culvert, add note on who's installing



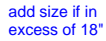
Subject: Callout
Page Index: 213
Date: 6/5/2024 3:39:30 PM
Author: Jeff Rice - EPC Engineering Review
Color: ■
Layer:
Space:
Page Label: 213

Add note on who's installing culvert - developer or future lot owner



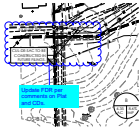
Subject: Text Box
Page Index: 213
Date: 6/5/2024 5:06:21 PM
Author: dsdnijkamp
Color: ■
Layer:
Space:
Page Label: 213

move to be within property limits.



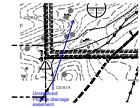
Subject: Text Box
Page Index: 213
Date: 6/5/2024 5:07:23 PM
Author: dsdnijkamp
Color: ■
Layer:
Space:
Page Label: 213

add size if in excess of 18"



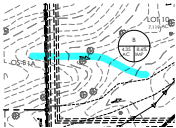
Subject: Cloud+
Page Index: 213
Date: 6/5/2024 7:33:37 PM
Author: Jeff Rice - EPC Engineering Review
Color: ■
Layer:
Space:
Page Label: 213

Update FDR per comments on Plat and CDs.

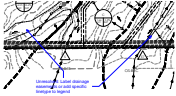


Subject: Callout
Page Index: 213
Date: 6/5/2024 7:34:10 PM
Author: Jeff Rice - EPC Engineering Review
Color: ■
Layer:
Space:
Page Label: 213

Unresolved: Provide drainage easement.



Subject:
Page Index: 213
Date: 6/5/2024 7:34:16 PM
Author: Jeff Rice - EPC Engineering Review
Color: ■
Layer:
Space:
Page Label: 213



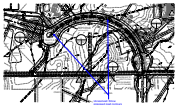
Subject: Callout
Page Index: 213
Date: 6/5/2024 7:35:15 PM
Author: Jeff Rice - EPC Engineering Review
Color: ■
Layer:
Space:
Page Label: 213

Unresolved: Label drainage easements or add specific linetype to legend



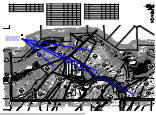
Subject: Callout
Page Index: 213
Date: 6/5/2024 7:37:12 PM
Author: Jeff Rice - EPC Engineering Review
Color: ■
Layer:
Space:
Page Label: 213

Label pond outfall and provide design or show fill in pond; See other comments regarding driveways and culverts



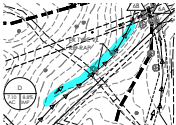
Subject: Callout
Page Index: 213
Date: 6/5/2024 7:38:26 PM
Author: Jeff Rice - EPC Engineering Review
Color: ■
Layer:
Space:
Page Label: 213

Unresolved: Show proposed road contours for approval.



Subject: Callout
Page Index: 213
Date: 6/5/2024 7:41:02 PM
Author: Jeff Rice - EPC Engineering Review
Color: ■
Layer:
Space:
Page Label: 213

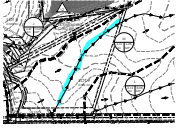
Unresolved: Show all drainage easements. If individual lots are required to obtain/provide easements with engineered site plans indicate that with note(s).



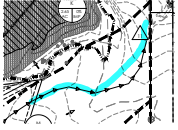
Subject:
Page Index: 213
Date: 6/5/2024 7:39:19 PM
Author: Jeff Rice - EPC Engineering Review
Color: ■
Layer:
Space:
Page Label: 213



Subject:
Page Index: 213
Date: 6/5/2024 7:39:27 PM
Author: Jeff Rice - EPC Engineering Review
Color: ■
Layer:
Space:
Page Label: 213



Subject:
Page Index: 213
Date: 6/5/2024 7:39:57 PM
Author: Jeff Rice - EPC Engineering Review
Color: ■
Layer:
Space:
Page Label: 213



Subject:
Page Index: 213
Date: 6/5/2024 7:41:41 PM
Author: Jeff Rice - EPC Engineering Review
Color: ■
Layer:
Space:
Page Label: 213



Subject:
Page Index: 213
Date: 6/5/2024 7:42:22 PM
Author: Jeff Rice - EPC Engineering Review
Color: ■
Layer:
Space:
Page Label: 213