



August 29, 2024

El Paso County
Planning and Community Development Engineering
 2880 International Circle, Suite 110
 Colorado Springs CO 80909

Re: ***Eagle Rising (SF2225) - Responses to 8/15/24 Final Drainage Report Comments***
MVE Project No. 61145

The Final Drainage Report (FDR) for the above named project has been revised to address the latest set of comments review. This letter contains engineer responses to the comments referenced by pdf page number.

Report PDF Page No.	Comment	Response
5	Subdivision area highlighted	Minor discrepancy with Final Plat acreage is corrected in the report.
12	DP10 flow rates highlighted for question	DP 7, DP9 & DP 10 flows are revised to match updated basin hydrology contained in the Appendix.
15	DP7 & DP9 flow rates highlighted for question	DP 7 & DP 9 flows are revised to match updated basin hydrology contained in the Appendix.
15	“compare to pre-developed condition (diversion)”	The developed flow path is not a change from existing. The drainage maps show the correct flow path along the roadway in both existing and developed conditions.
16	DP10 flow rates highlighted for question	DP 10 flows are revised to match updated basin hydrology contained in the Appendix.
16	“compare to pre-developed condition (diversion)”	The developed flow path is not a change from existing. The drainage maps show the correct flow path along the roadway in both existing and developed conditions.
17	Riprap pad size highlighted	
17	“required” vs “recommended”	The culvert pipe sizes and locations are included in this report so that future Engineered Site Plans are not required in order to make these minor changes to individual lots in the future if desired by the owner. The word change was not implemented here.

Engineers • Surveyors
1903 Lelaray Street, Suite 200 • Colorado Springs, CO 80909 • Phone 719-635-5736
Fax 719-635-5450 • e-mail mve@mvecivil.com

19	“mention the existing culverts and option for lot owners to install culverts if approved by the OA”	Text added in the last paragraph of this section.
19	“that includes any portion of the channel”	Text added to the end of the sentence.
20	“east of this Filing (?)”	The entire last sentence of this paragraph was removed because it is no longer applicable to Filing 1.
48-115		Basin calculations updated for DP7, DP9 & DP 10.
209	“(note: easement agreement is still needed)”	Access and Drainage easements are indicated on the plat. No agreement is necessary for the county to utilize them if needed.
209	“Adjust plat and plans to show the cul-de-sac ROW	Owners discussions with the Planning Director continue. The owner has not authorized new cul-de-sac R.O.W. to be shown.
209	“These areas need to be included based on the lot boundaries shown”	The easements shown as previously submitted provide the required access the easterly adjacent property which includes the creek and ponds. The owner has not authorized the requested additional easements.
211	DP7, DP9 & DP10 flows highlighted	DP7, DP9 & DP10 flows have been updated.
211	“Analysis should be based on conditions before redirected flow per previous version”	The revised flow path/basin connectivity on this map is the corrected existing condition. No change back to the previous version is needed.
212	“Unresolved: Adjust plat and plans to show the cul-de-sac ROW	Owners discussions with the Planning Director continue. The owner has not authorized new cul-de-sac R.O.W. to be shown.
212	“label pipe”	The pipes are labeled with #CLVRT# along with leadered note having pipe size
212	“water still flows here - provide 2 design points or adjust F2”	Adjusted Basin F2 to include the area which drains through, eliminating the need for a new design point.
212	“Unresolved: Provide drainage easement”	Added Drainage easement and coordinated with plat drawing
212	“Provide drainage easement and analysis based on revisions to report”	Added Drainage easement and coordinated with plat drawing

Eagle Rising (SF2225) - Responses to 8/15/24
Final Drainage Report Comments
August 29, 2024
Page 3

Very truly yours,

M.V.E., Inc.



David R. Gorman, P.E.

DRG:cwg

Z:\61145\Documents\Correspondance\61145 Responses Final Drainage Report Review 2024-08-29.odt