

# Plat V\_3.pdf Markup Summary

dsdrice (1)

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**Subject:** Callout  
**Page Index:** 1  
**Date:** 2/18/2020 8:32:58 PM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** Sheet 1


No building permit shall be issued for Lot 12 until the easement is vacated.

# ENG-SF19004-R3-FDR-Redlines Summary\_Markup Summary

1 (1)




210  
993

**Subject:** EPC ENG Review  
**Page Index:** 1  
**Date:** 2/18/2020 7:17:34 PM  
**Author:** dsdrice  
**Color:**   
**Layer:**  
**Space:**  
**Page Label:** 1

10 (1)


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**Subject:** text box  
**Page Index:** 10  
**Date:** 2/3/2020 11:24:35 AM  
**Author:** Steve Kuehster  
**Color:**   
**Layer:**  
**Space:**  
**Page Label:** 10

please indicate here when FSD Pond 4 will be (is) constructed, as part of this filing or already built?


12 (1)



**Subject:** Highlight  
**Page Index:** 12  
**Date:** 2/18/2020 8:56:45 PM  
**Author:** dsdrice  
**Color:**   
**Layer:**  
**Space:**  
**Page Label:** 12


13 (2)

INRDC WED 2011 01  
Flood Insurance Ra  
July 23, 2009.  
"Sand Creek Drainage  
March 1996

**Subject:** Highlight  
**Page Index:** 13  
**Date:** 2/3/2020 11:59:08 AM  
**Author:** Steve Kuehster  
**Color:**   
**Layer:**  
**Space:**  
**Page Label:** 13

July 23, 2009.

an survey map for the  
Rate Map (FIRM), Feder  
12/7/2018  
rainage Basin Planning Stu

**Subject:** text box  
**Page Index:** 13  
**Date:** 2/3/2020 11:59:52 AM  
**Author:** Steve Kuehster  
**Color:**   
**Layer:**  
**Space:**  
**Page Label:** 13

12/7/2018

113 (2)

And drainage and access easement.



**Subject:** Text Box  
**Page Index:** 113  
**Date:** 2/18/2020 9:21:29 PM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** 113

And drainage and access easement.

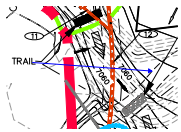
Add a more specific detail for the 52 SFB's that will be used for back yard WQCV. Since all 52 will be similar, provide the outlet structure detail, the outfall pipe sizing information, Fencing, (Split rail fence), etc.



**Subject:** text box  
**Page Index:** 113  
**Date:** 2/4/2020 11:23:59 AM  
**Author:** Steve Kuehster  
**Color:** ■  
**Layer:**  
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**Page Label:** 113

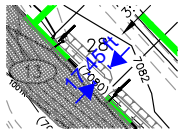
Add a more specific detail for the 52 SFB's that will be used for back yard WQCV. Since all 52 will be similar, provide the outlet structure detail, the outfall pipe sizing information, Fencing, (Split rail fence), etc.

118 (1)



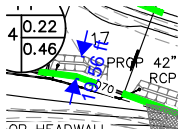
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**Page Index:** 118  
**Date:** 2/4/2020 12:49:55 PM  
**Author:** Steve Kuehster  
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**Page Label:** [1] SHEET 4

119 (8)



**Subject:** Length Measurement  
**Page Index:** 119  
**Date:** 2/18/2020 9:04:02 PM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] Homestead Fil. No. 2

17.45 ft



**Subject:** Length Measurement  
**Page Index:** 119  
**Date:** 2/18/2020 9:04:42 PM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] Homestead Fil. No. 2

19.56 ft



**Subject:** Callout  
**Page Index:** 119  
**Date:** 2/18/2020 9:30:58 PM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] Homestead Fil. No. 2

provide maintenance access roads

**Subject:** Text Box  
**Page Index:** 119  
**Date:** 2/18/2020 9:33:18 PM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] Homestead Fil. No. 2

Provide a note referencing the initial channel design plans.



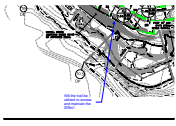
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**Page Index:** 119  
**Date:** 2/4/2020 1:05:46 PM  
**Author:** Steve Kuehster  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] Homestead Fil. No. 2

Provide a separate detail of FSD Pond 1 to show the access road, etc.



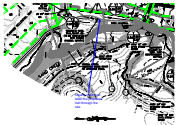
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**Page Index:** 119  
**Date:** 2/4/2020 1:08:15 PM  
**Author:** Steve Kuehster  
**Color:** ■  
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**Page Label:** [1] Homestead Fil. No. 2

It appears that more stabilization (or spreading mechanism) is needed to the channel bottom.



**Subject:** Callout  
**Page Index:** 119  
**Date:** 2/4/2020 1:10:47 PM  
**Author:** Steve Kuehster  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] Homestead Fil. No. 2

Will the trail be utilized to access and maintain the SFBs?



**Subject:** Callout  
**Page Index:** 119  
**Date:** 2/4/2020 12:55:25 PM  
**Author:** Steve Kuehster  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] Homestead Fil. No. 2

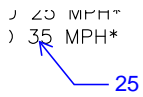
Clearly show and label the proposed trail through the site.

# ENG-SF19004-R3-CD-Redlines Summary\_Markup Summary

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2 (1)

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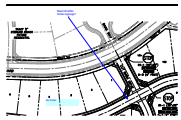
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**Author:** dsdrice  
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**Space:**  
**Page Label:** [1] SI02

25

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8 (1)

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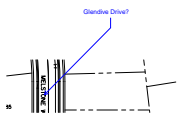
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**Page Label:** [1] SI09

Dead End/No Outlet signage?

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15 (1)

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**Subject:** Callout  
**Page Index:** 15  
**Date:** 2/14/2020 10:51:30 AM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] ST06

Glendive Drive?

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22 (1)

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**Subject:** Text Box  
**Page Index:** 22  
**Date:** 2/14/2020 10:44:44 AM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] ST13

Show channel contours and rundown protection.

# ENG-SF19004-R3-SC-CD-Redlines Summary\_Markup Summary

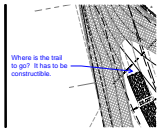
1 (1)



**Subject:** Text Box  
**Page Index:** 1  
**Date:** 2/18/2020 3:12:29 PM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** GR01

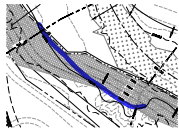
Provide a keymap showing where the sheets are in relation to the subdivision and each other.

2 (5)

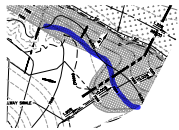


**Subject:** Callout  
**Page Index:** 2  
**Date:** 2/18/2020 11:46:15 AM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** GR02

Where is the trail to go? It has to be constructible.



**Subject:**  
**Page Index:** 2  
**Date:** 2/18/2020 11:47:06 AM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** GR02



**Subject:**  
**Page Index:** 2  
**Date:** 2/18/2020 11:47:22 AM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** GR02



**Subject:** Text Box  
**Page Index:** 2  
**Date:** 2/18/2020 11:57:21 AM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** GR02

Add matchlines/sheet references



**Subject:** Callout  
**Page Index:** 2  
**Date:** 2/18/2020 3:11:08 PM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** GR02

Shouldn't there be riprap and SC250 here based on disturbance and details?



**Subject:** Text Box  
**Page Index:** 3  
**Date:** 2/18/2020 11:57:39 AM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** GR03

Add matchlines/sheet references

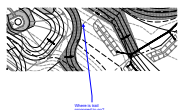


**Subject:**  
**Page Index:** 3  
**Date:** 2/18/2020 11:58:59 AM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** GR03



**Subject:** Callout  
**Page Index:** 3  
**Date:** 2/18/2020 2:09:42 PM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** GR03

This area appears to need riprap with the proposed channel bank disturbance.



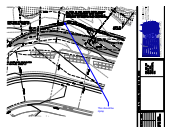
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**Page Index:** 3  
**Date:** 2/18/2020 2:12:18 PM  
**Author:** dsdrice  
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**Space:**  
**Page Label:** GR03

Where is trail proposed to go?



**Subject:** Callout  
**Page Index:** 4  
**Date:** 2/18/2020 3:06:25 PM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** GR04

Use a different hatching for riprap and blankets



**Subject:** Callout  
**Page Index:** 4  
**Date:** 2/18/2020 3:08:07 PM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** GR04

This should be riprap



**Subject:** Text Box  
**Page Index:** 5  
**Date:** 2/18/2020 3:16:05 PM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** GR05

Provide all cross-sections. Show and label improvements, trail bench, and property lines. A separate overview plan showing the trail alignment will be helpful.



# ENG-SF19004-R3-GEC-Redlines Summary

1 (6)



**Subject:** Cloud+  
**Page Index:** 1  
**Date:** 2/19/2020 9:41:07 AM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] FGR01

Is this true?

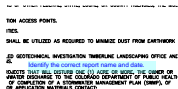


**Subject:** Callout  
**Page Index:** 1  
**Date:** 2/19/2020 9:48:32 AM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] FGR01

Include the bank stabilization plans or reference them.

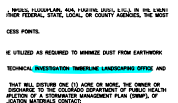


**Subject:** EPC ENG Review  
**Page Index:** 1  
**Date:** 2/19/2020 9:49:06 AM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] FGR01



**Subject:** text box  
**Page Index:** 1  
**Date:** 2/5/2020 11:30:58 AM  
**Author:** Steve Kuehster  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] FGR01

Identify the correct report name and date.



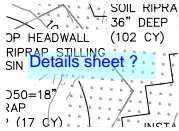
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**Page Index:** 1  
**Date:** 2/5/2020 11:31:10 AM  
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**Color:** ■  
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**Space:**  
**Page Label:** [1] FGR01



**Subject:** EPC ENG Review  
**Page Index:** 1  
**Date:** 2/5/2020 2:15:12 PM  
**Author:** Steve Kuehster  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] FGR01

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2 (5)



**Subject:** text box  
**Page Index:** 2  
**Date:** 2/13/2020 2:27:38 PM  
**Author:** Steve Kuehster  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] FGR02

Details sheet ?



**Subject:** arrow & box  
**Page Index:** 2  
**Date:** 2/13/2020 2:31:52 PM  
**Author:** Steve Kuehster  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] FGR02

Call out how these SFB's will be constructed and their timing. Could the depressions be constructed to act as sediment traps ? during a phase of construction?  
This could also address the wetlands protection issue which is an outstanding comment from the version 1 plans.



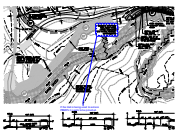
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**Page Index:** 2  
**Date:** 2/13/2020 2:41:35 PM  
**Author:** Steve Kuehster  
**Color:** ■  
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**Page Label:** [1] FGR02

Future trail/access road was removed from version 1 review? Where is the Channel access road?



**Subject:** arrow & box  
**Page Index:** 2  
**Date:** 2/13/2020 2:42:34 PM  
**Author:** Steve Kuehster  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] FGR02

Call out the pond name and call out what sheet has the details.



**Subject:** Cloud+  
**Page Index:** 2  
**Date:** 2/19/2020 9:43:15 AM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
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**Page Label:** [1] FGR02

If the trail is being used to access PBMPs it needs to be provided.

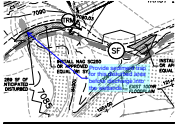
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3 (3)



**Subject:** arrow & box  
**Page Index:** 3  
**Date:** 2/13/2020 3:04:41 PM  
**Author:** Steve Kuehster  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] FGR03

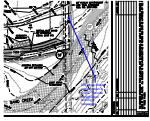
Provide Access to this area. Trail?



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**Subject:** arrow & box  
**Page Index:** 3  
**Date:** 2/13/2020 3:05:07 PM  
**Author:** Steve Kuehster  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] FGR03

Provide sediment trap for this disturbed area before discharge into the wetlands.



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**Subject:** Callout  
**Page Index:** 3  
**Date:** 2/19/2020 9:46:03 AM  
**Author:** dsdrice  
**Color:** ■  
**Layer:**  
**Space:**  
**Page Label:** [1] FGR03

Silt fence should not run down a slope. Provide construction fencing if necessary.