ENG-SF22023-R1-FDR.pdf Markup Summary

1 (3) Subject: Callout 22XX 023 Page Index: 1 Date: 8/19/2022 2:53:13 PM Author: dsdrice Color: Layer: Space: Page Label: 1 Subject: PCD Comment Legend Page Index: 1 Date: 8/19/2022 2:53:19 PM Author: dsdrice Color: Layer: Space: Page Label: 1 Subject: EPC ENG Review Page Index: 1 Date: 8/19/2022 2:53:24 PM Author: dsdrice Color: Layer: Space: Page Label: 1 2 (1) Subject: Callout Delete "Interim" Page Index: 2 Date: 8/19/2022 9:24:04 AM Author: dsdrice Color: Layer: Space: Page Label: 2

4 (1)



Subject: Callout Page Index: 4

Date: 8/19/2022 9:35:27 AM

Author: dsdrice
Color: Layer:
Space:

Page Label: 4

State that channel construction and the LOMR need to be completed prior to recording the Filing

4 plat.

5 (1)

1. In a Unaisage Report for Falcon Meadows at Bent Grass Filing tember 2021.

1. In Drainage Report for Falcon Meadows at Bent Grass Filing 1, 2002.

1. Unaisage Report for Falcon Meadows at Bent Grass Filing 1, 2002.

1. Unaisage Report for Falcon Meadows at Bent Grass Filing 1, 2002.

1. Update if necessary

Subject: Callout Page Index: 5

Date: 8/19/2022 9:36:40 AM

age Criteria alculations were performed using the City of Colorado Sp. ual, as revised in November 1991 and October 1994 with 1 of Chapter 13 of the City of Colorado Springs/EI Paso O Author: dsdrice
Color: Laver:

Space: Page Label: 5 Update if necessary

6 (3)

า Meadows

Subject: Page Index: 6

ng No. 3 prc Date: 8/19/2022 10:21:42 AM

W.

Author: dsdrice Color: Layer: Space:

Page Label: 6

to the control of the

Subject: Callout Page Index: 6

Date: 8/19/2022 10:22:21 AM

Author: dsdrice
Color: Layer:
Space:
Page Label: 6

and Filing No. 3

No. 3

ains which were developed as part of Falcon Meadows at Bent C lential Filing No. 2: Subject: Text Box Page Index: 6

Date: 8/19/2022 10:23:00 AM

Author: dsdrice
Color: Layer:
Space:
Page Label: 6

Existing conditions plan not found

9 (3)

of classes Flag (bit of FTCH)

2-C-SAS means are included in provious reports. It was a described that given the
in November Collection and Provided in the Collection and Provided in receiver to receive the
in November Collection and Provided in November Collection in November Collection

(Internation that in party case Section IV Discontinue and Foliace).

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T

Subject: Page Index: 9

Date: 8/19/2022 10:23:29 AM

Author: dsdrice
Color: Layer:
Space:
Page Label: 9

no improvements will be made to the channel with this filing

update

Subject: Callout Page Index: 9

Date: 8/19/2022 10:23:41 AM

Author: dsdrice Color: Layer: Space:

Page Label: 9

update 1

Subject: Callout clarify - overall FMBG site? Page Index: 9 Date: 8/19/2022 10:24:43 AM Author: dsdrice Color: Layer: Space: Page Label: 9 10 (1) Subject: Callout describe riprap to be removed and revegetation of Page Index: 10 rear lots Date: 8/19/2022 10:32:44 AM Author: dsdrice Color: Layer: Space: Page Label: 10 11 (10) Subject: Callout C-1g? Page Index: 11 Date: 8/19/2022 10:41:53 AM Author: dsdrice Color: Layer: Space: Page Label: 11 Subject: Callout C-1h? Page Index: 11 Date: 8/19/2022 10:43:22 AM Author: dsdrice sin D-4c (3.00 AC, Q5 = 5.4 cfs, Q100 = 11.2 cfs): a basin Color: Layer: Space: Page Label: 11 Subject: Jayla Trail sin D-4c (3.00 AC Page Index: 11 Date: 8/19/2022 10:52:12 AM f of Jayla Trail. Ru untable curb and (Author: dsdrice Color: noff is conveved d Layer: Space: Page Label: 11 Subject: Callout /pe C inlet at DP 19. Flows ar DP 17? Page Index: 11 DP 17? Date: 8/19/2022 10:53:17 AM les residential lots and the eas R.O.W. where existing pe R sump inlet at DP 17c.

'where flows are combined w Author: dsdrice

Color: Layer: Space: Page Label: 11

7 A. O. Cliff or 3 A cold plane of the challenge has an apriler of transport of the American Science of the Cliff or 1 Am

Subject: Callout Page Index: 11

Date: 8/19/2022 10:53:48 AM

Author: dsdrice Color:

Layer: Space: Page Label: 11

Subject:

asin D-8 (1.46 AC, Page Index: 11

long Jayla Trail. Ru Date: 8/19/2022 10:57:58 AM

directed to Existing Author: dsdrice

Color: Layer: Space: Page Label: 11

espectively. The portion of this basin impacted by proposed da ng No. 4 will sheet flow to the rear property line, then onward

Subject: Callout Page Index: 11

Date: 8/19/2022 11:11:08 AM

Author: dsdrice Color: Layer:

Space: Page Label: 11

Constitution of the consti

Subject: Callout Page Index: 11

Date: 8/19/2022 11:11:45 AM

Author: dsdrice Color: Layer:

Space: Page Label: 11

.....

directed to Existing Pond North via pr Basin D-4c (3.00 AC, Q5 = 5.4 cfs, Q half of Jayla Taril. Runoff will flow from Subject: Callout Page Index: 11

Date: 8/19/2022 11:14:45 AM

Author: dsdrice Color:

Layer: Space:

Page Label: 11

And the second of the second o

Subject: Callout Page Index: 11

Date: 8/19/2022 11:17:53 AM

Author: dsdrice

Color: Layer:
Space:
Page Label: 11

Address the bypass flows from DP4 and 5 and capacity of Bent Grass Meadows Drive with the total combined flows in BGM Drive to DP 8

Jayla Trail

show these DPs on the plan

State district maintenance of Swale C

State district maintenance of Swale A

add other roads included

12 (5)

Subject:

Page Index: 12

neet will be use Date: 8/19/2022 11:12:06 AM

sed storm syste

Author: dsdrice

Color: Layer: Space:

Page Label: 12

Subject: Callout Page Index: 12

Date: 8/19/2022 11:19:31 AM

Author: dsdrice Color: Layer: Space:

Page Label: 12

is part of F

Subject:

Page Index: 12

and east of

Date: 8/19/2022 11:21:22 AM Author: dsdrice

his facility & Color:

Layer: Space: Page Label: 12

Subject: Callout Page Index: 12

Date: 8/19/2022 11:21:49 AM

Author: dsdrice Color: Layer: Space:

Page Label: 12

Subject: SW - Textbox with Arrow

Date: 8/29/2022 1:41:32 PM

Layer: Space: will be

and proposed inlets at DP 4 and DP 5

east

Show on plan

Page Index: 12

Author: Glenn Reese - EPC Stormwater

Color: Page Label: 12 Clarify this paragraph to more accurately describe the exclusions shown on the map on pdf pg 109. Basin A-2 does not county towards the exclusion !.7.1.B.7 as this paragraph states. Basin A-2

utilizes WQ exclusion I.7.1.C.1.

13 (10)

Subject: Page Index: 13

Date: 8/19/2022 11:32:23 AM

Author: dsdrice Color:

Layer: Space:

Page Label: 13

(50' undisturbed buffer from FEMA floodplain

Subject: Callout floodplain is on rear lot lines Page Index: 13 Date: 8/19/2022 11:32:45 AM Author: dsdrice Color: Layer: Space: Page Label: 13 Subject: No channel improvements are proposed with this Page Index: 13 Filing Date: 8/19/2022 11:33:14 AM Author: dsdrice Color: Layer: Space: Page Label: 13 Subject: Callout Clarify that channel construction is required prior to Page Index: 13 approval and recording this plat Date: 8/19/2022 11:34:06 AM Author: dsdrice Color: Layer: Space: Page Label: 13 Subject: It is unknown why the western channel, RWT202 Page Index: 13 is unmapped since it is the larger contributor Date: 8/19/2022 11:34:38 AM regarding flow rates. Author: dsdrice Color: Layer: Space: Page Label: 13 Subject: Callout Delete? Page Index: 13 Date: 8/19/2022 11:35:35 AM Author: dsdrice Color: Layer: Space: Page Label: 13 Subject: when channel improvements are addressed with Page Index: 13 future filings. Date: 8/19/2022 11:35:14 AM Author: dsdrice Color: Layer: Space: Page Label: 13

Subject: SW - Highlight Page Index: 13

Date: 8/29/2022 1:43:02 PM

Author: Glenn Reese - EPC Stormwater

a an-eita facilitiae ie laec

e directed toward Lemon

and runoff reduction will b

Color: Layer: Space:

Page Label: 13

Subject: SW - Textbox with Arrow

Page Index: 13

Date: 8/29/2022 1:45:02 PM

Author: Glenn Reese - EPC Stormwater

Color: Layer: Space:

Page Label: 13

The measures discussed in this paragraph are unnecessary since Basin A-2 is excluded from needing WQ treatment. So you can delete/modify this paragraph. The use of runoff reduction must

be supported by calcs.

runoff reduction

martid settleates and navel' reduction will be replemented within this and be treated also on site facilities in less than 1.0 acre, as required,

Subject: SW - Textbox with Arrow

Page Index: 13

Date: 8/29/2022 1:47:03 PM

Author: Glenn Reese - EPC Stormwater

Color: ■
Layer:
Space:
Page Label: 13

The wording of this paragraph is a little contradictory to the previous statements about Basin A-2 because Basin A-2 is excluded it wouldn't fall under the "non-excluded area" discussed in this sentence. So clarify/remove this

sentence.

14 (2)

Subject: Highlight Page Index: 14

Date: 8/19/2022 12:22:50 PM

Author: dsdrice Color: Layer: Space: Page Label: 14

Once vetted and credits established

Section 2. In the control of the con

Subject: Callout Page Index: 14

Date: 8/19/2022 12:23:48 PM

Author: dsdrice Color:

Layer: Space: Page Label: 14

15 (2)

y area. The proposed development will not have any advance impair or solding development, and in the process and descording in the Danlarge Cristia Manuals, all one and markets the otherwise will see an affirm that all final southeast, all the last form that all final southeast, and the sold form of control cristians the Secretary public power responsible, of EI Plano County, Upon development of falser things Statistians appears Front Danlarge Reports will be required to be sonly.

Subject: Callout Page Index: 15

Date: 8/19/2022 1:01:24 PM

Author: dsdrice Color: Layer: Space:

Page Label: 15

and accepted by EPC

Jose will become publicly owned and in development of future fliggs within Reports will be required type submitted Page 12 of 20 Isn't this the last

Subject: Callout

Page Index: 15

Date: 8/19/2022 1:01:59 PM

Author: dsdrice Color:

Layer: Space:

Page Label: 15

Isn't this the last one?

19 (2)



Subject: Callout Page Index: 19

Date: 8/19/2022 9:37:43 AM

Author: dsdrice Color:

Layer: Space:

Page Label: 19

Outline the Filing 4 area

Subject: Snapshot Page Index: 19

Date: 8/19/2022 1:04:16 PM

Author: dsdrice Color: ■

Color: Layer: Space:

Page Label: 19

106 (2)

APPENDIX E
Drainage Maps

Move this appendix to the

Subject: Text Box Page Index: 106

Date: 8/19/2022 10:04:13 AM

Author: dsdrice
Color: Layer:
Space:

Page Label: 106

Move this appendix to the very end of the report

Subject: Text Box Page Index: 106

Date: 8/19/2022 10:13:22 AM

Author: dsdrice Color: Layer: Space:

Page Label: 106

Provide the existing drainage plan

107 (11)



Subject: Callout Page Index: 107

Date: 8/19/2022 10:07:48 AM

Author: dsdrice

Color: Layer: Space:

Page Label: 107

Label material and if it is to be removed



Subject: Callout Page Index: 107

Date: 8/19/2022 10:09:19 AM

Author: dsdrice

Color: Layer: Space:

Page Label: 107

Provide maintenance access



Subject: Callout

Page Index: 107 Date: 8/19/2022 10:34:14 AM

Author: dsdrice Color:

Layer: Space:

Page Label: 107

Show DP 6



Subject: Callout Page Index: 107

Date: 8/19/2022 10:35:12 AM

Author: dsdrice Color:

Layer: Space:

Page Label: 107

Provide a DP for gutter flows entering BGM Drive



Subject: Callout Page Index: 107

Date: 8/19/2022 10:37:16 AM

Author: dsdrice Color: Layer:

Space: Page Label: 107 Provide flows at DP AA



Subject: Callout **Page Index:** 107

Date: 8/19/2022 10:37:58 AM

Author: dsdrice
Color: Layer:
Space:

Page Label: 107

Provide a DP summary table



Subject: Callout Page Index: 107

Date: 8/19/2022 10:40:32 AM

Author: dsdrice

Color: Layer: Space:

Page Label: 107

Show DP 13



Subject: Callout Page Index: 107

Date: 8/19/2022 10:58:57 AM

Author: dsdrice Color:

Layer: Space:

Page Label: 107





Subject: Polygon Page Index: 107

Date: 8/19/2022 10:48:33 AM

Author: dsdrice

Color: Layer: Space:

Page Label: 107



Subject: Callout Page Index: 107

Date: 8/19/2022 11:29:40 AM

Author: dsdrice

Color: Layer: Space:

Page Label: 107

Provide a separate tract to include Swale A for ownership and maintenance by district



Subject:

Page Index: 107

Date: 8/19/2022 1:07:06 PM

Author: dsdrice

Color: Layer: Space:

Page Label: 107

0.9





Subject: Callout

Page Index: 108

Date: 8/19/2022 10:05:31 AM

Author: dsdrice Color: Layer: Space:

Page Label: 108

Show floodplain boundary and elevations



Subject: Callout Page Index: 108

Date: 8/19/2022 10:06:11 AM

Author: dsdrice
Color: Layer:
Space:

Page Label: 108

Label maintenance access road



Subject: Callout

Page Index: 108 Date: 8/19/2022 11:20:14 AM

Author: dsdrice

Color: Layer: Space:

Page Label: 108

Provide a DP



Subject: Callout Page Index: 108

Date: 8/19/2022 10:55:06 AM

Author: dsdrice Color: Layer:

Space: Page Label: 108 Provide WQ pond summary tables on each plan



Subject: Callout Page Index: 108

Date: 8/19/2022 10:59:10 AM

Author: dsdrice Color: Layer:

Space:

Page Label: 108

Provide Swale C cross-section



Subject: Callout Page Index: 108

Date: 8/19/2022 11:10:11 AM

Author: dsdrice

Color: Layer: Space:

Page Label: 108

Label lot numbers

109 (2)



Subject: SW - Textbox with Arrow

Page Index: 109

Date: 8/29/2022 1:31:25 PM

Author: Glenn Reese - EPC Stormwater

Color: Layer: Space:

Page Label: 109

These are both labeled as "Pond North." Is one mislabeled? Per pdf pg 12 above, there is supposed to be a "Existing Pond 1" that I'm not seeing on this sheet. Per map DR-9 below (pdf pg 133), the eastern one is "Existing Pond 1."



Subject: SW - Textbox with Arrow

Page Index: 109

Date: 8/29/2022 1:36:32 PM

Author: Glenn Reese - EPC Stormwater

Color: Layer: Space:

Page Label: 109

Is this whole light blue area tributary to Existing Pond 1 or is there other existing PBMPs? Just clarify with parenthesis here like you did for the

North and South ponds above.



Subject: Callout Page Index: 131

Date: 8/19/2022 9:20:58 AM

Author: dsdrice

Color: Layer: Space:

Page Label: 131

Show existing and proposed floodplains and elevations matching the contours



Subject: Arrow Page Index: 131

Date: 8/19/2022 9:17:09 AM

Author: dsdrice
Color: Layer:
Space:

Page Label: 131



Subject: Arrow Page Index: 131

Date: 8/19/2022 9:21:11 AM

Author: dsdrice
Color: Layer:
Space:

Page Label: 131



Subject: Arrow Page Index: 131

Date: 8/19/2022 9:20:38 AM

Author: dsdrice Color: Layer: Space:

Page Label: 131

133 (2)



Subject: Arrow Page Index: 133

Date: 8/19/2022 9:22:30 AM

Author: dsdrice Color: Layer: Space:

Page Label: 133



Subject: Arrow Page Index: 133

Date: 8/19/2022 9:23:19 AM

Author: dsdrice Color: Layer: Space:

Page Label: 133