

August 2, 2024

RE: 14982 Longwall Court
Colorado Springs, CO 80908

To Whom It May Concern:

We have reviewed the previously approved "Preliminary Drainage Report for Flying Horse North Preliminary Plan and Final Drainage Report for Flying Horse North Filing No. 1" by Classic Consulting dated June 2018, relating to 14982 Longwall Court (AKA Lot 60 Flying Horse North Filing No. 1) and have gathered information from aerial views and on site photos. Terra Nova Engineering is of the opinion that stormwater drainage will be in an acceptable condition pending the installation of turf reinforcement mat per the approved drainage report and the amended final plat which will revise the existing drainage easement so that the 100-year flow will be maintained inside of it. Calculations show that the existing flow path should provide stability once the turf reinforcement mat is installed. See the attached drawing below. The flow path was altered from the intended path by the placement of retaining walls and associated grading on 14982 Longwall Court. The adjacent neighbor's lot at 5021 Gold Run Court (AKA Lot 61 Flying Horse North Filing No. 1) is affected by the revised drainage easement but has agreed to the revision. An easement agreement has been written between the two lot owners to revise the easement and will be recorded along with the revised plat. The change will not affect the drainage as prescribed in the approved drainage report and will not affect any other neighboring or downstream sites.

If you require any additional information, please feel free to contact me directly.

Sincerely,

Terra Nova Engineering

Drainage Reports

Design Engineer's Statement:

The attached drainage plan and report were prepared under my direction and supervision and are correct to the best of my knowledge and belief. Said drainage report has been prepared according to the criteria established by the County for drainage reports and said report is in conformity with the applicable master plan of the drainage basin. I accept responsibility for any liability caused by any negligent acts, errors or omissions on my part in preparing this report.

[Name, P.E. #] Date

Owner/Developer's Statement:

I, the owner/developer have read and will comply with all of the requirements specified in this drainage report and plan.

[Name, Title] Date
[Business Name]
[Address]

El Paso County:

Filed in accordance with the requirements of the Drainage Criteria Manual, Volumes 1 and 2, El Paso County Engineering Criteria Manual and Land Development Code as amended.

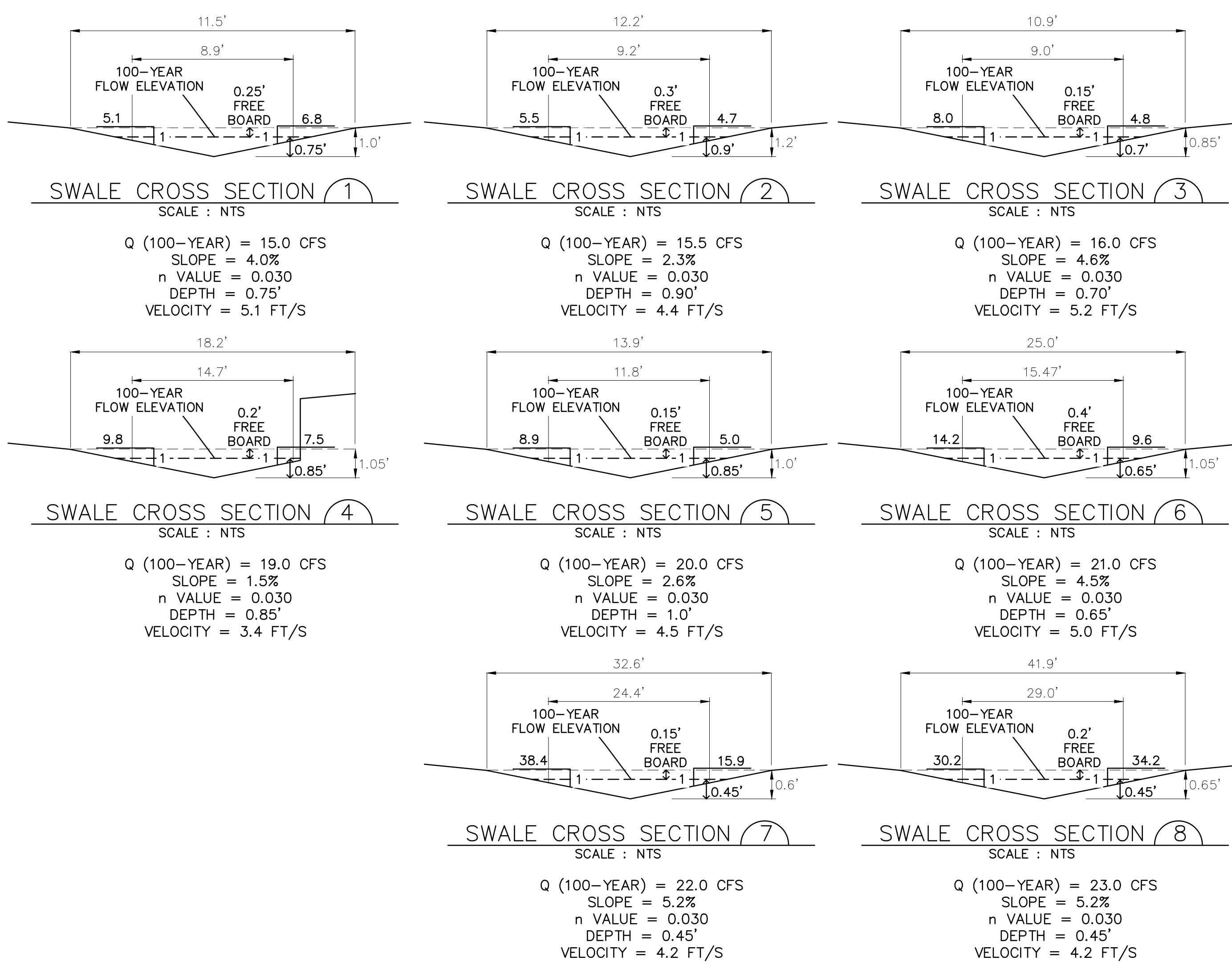
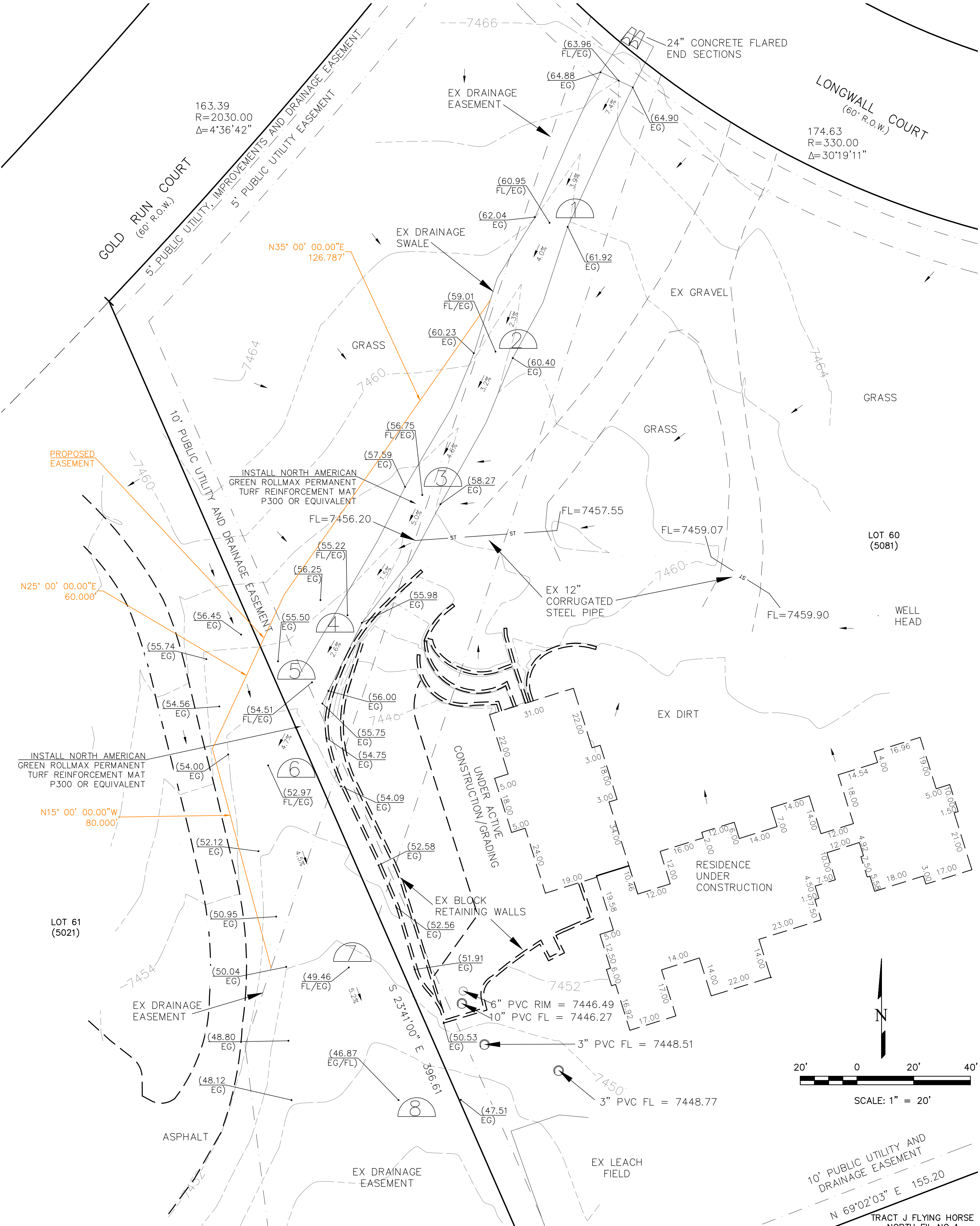
County Engineer / ECM Administrator Date

Conditions:

Please add standard signature blocs to letter
Please add original drainage report excerpt (attach to letter) and list flows on the grading and drainage plan



14982 LONGWALL COURT



ADDRESS:
14982 LONGWALL COURT
COLORADO SPRINGS, CO 80908

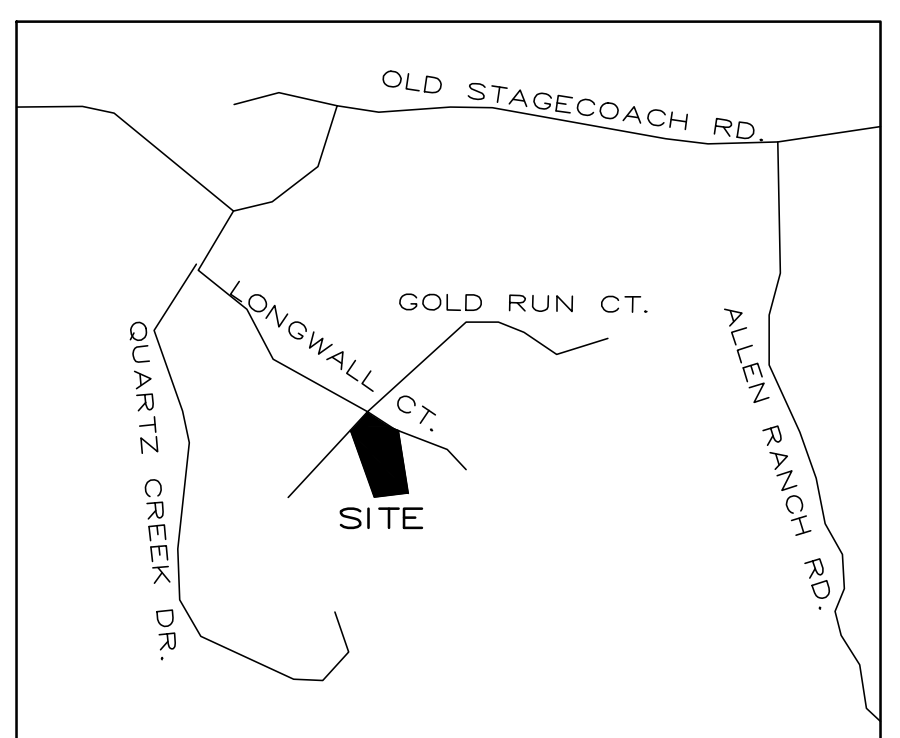
LAND DESCRIPTION:
LOT 60 FLYING HORSE
NORTH FILING NO 1

OWNER: JASON CAIN
9946 BUFFER CREEK COURT
COLORADO SPRINGS, CO 80924

CIVIL ENGINEER: TERRA NOVA ENGINEERING
721 S. 23RD ST.
COLORADO SPRINGS, COLORADO 80904
L. DUCETT, P.E. (719) 635-6422, (719) 635-6426
L@TNSINC.COM

GRADING LEGEND

---2302---	EXISTING CONTOURS - MINOR
---2300---	EXISTING CONTOURS - MAJOR
FL	FLOW LINE
---	PROPERTY LINE
---	EXISTING FLOW
---	LIMITS OF DISTURBANCE
==	PROP RETAINING WALL
---	EXISTING GRAVEL EDGE
---	EXISTING EASEMENT
---	EXISTING ASPHALT EDGE
---	EXISTING BUILDING
---	PROPOSED EASEMENT



STATEMENTS

DESIGN ENGINEER'S STATEMENT:
THESE DETAILED PLANS AND SPECIFICATIONS WERE PREPARED UNDER MY DIRECTION AND SUPERVISION. SAID PLANS AND SPECIFICATIONS HAVE BEEN PREPARED ACCORDING TO THE CRITERIA ESTABLISHED BY THE COUNTY FOR DETAILED ROADWAY, DRAINAGE, GRADING AND EROSION CONTROL PLANS AND SPECIFICATIONS, AND SAID PLANS AND SPECIFICATIONS ARE IN CONFORMITY WITH APPLICABLE MASTER DRAINAGE PLANS AND MASTER TRANSPORTATION PLANS. SAID PLANS AND SPECIFICATIONS MEET THE PURPOSES FOR WHICH THE PARTICULAR ROADWAY AND DRAINAGE FACILITIES ARE DESIGNED AND ARE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. I ACCEPT RESPONSIBILITY FOR ANY LIABILITY CAUSED BY ANY NEGLIGENT ACTS, ERRORS OR OMISSIONS ON MY PART TO PREPARATION OF THESE DETAILED PLANS AND SPECIFICATIONS.

L. DUCETT, P.E. #32339
FOR AND ON BEHALF OF TERRA NOVA ENGINEERING, INC.
5/29/2024

REVISIONS	NO.	DESCRIPTION	DATE
UNTIL SUCH TIME AS THESE DRAWINGS ARE APPROVED BY THE APPROPRIATE REVIEWING AGENCIES, INCORPORATING THEIR USE ONLY FOR THE PURPOSES DESIGNATED BY WRITTEN AUTHORIZATION.			
PREPARED FOR: JASON CAIN ATTN: 9946 BUFFER CREEK COURT COLORADO SPRINGS, CO 80924			
721 S. 23RD STREET COLORADO SPRINGS, CO 80904 OFFICE: 719-635-6422 FAX: 719-635-6426 www.tnsinc.com			
14982 LONGWALL COURT		GRADING PLAN	
DESIGNED BY	JF	DRAWN BY	JF
CHECKED BY	LD		
H-SCALE	AS SHOWN	V-SCALE	N/A
JOB NO.	2447.00	DATE ISSUED	5/29/24
SHEET NO.	1	OF 1	