

ENG-PUDSP21005-R3-PUDSP.pdf Markup Summary

1 (21)



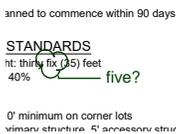
Subject: Callout
Page Index: 1
Date: 4/15/2022 3:10:03 PM
Author: Ryan Howser
Color: ■
Layer:
Space:
Page Label: [1] WB PUDSP 3.10.22-Cover

This is in conflict/redundant with the easement note in the table on the right side of this page. Please delete this note.



Subject: Text Box
Page Index: 1
Date: 4/15/2022 3:29:11 PM
Author: Ryan Howser
Color: ■
Layer:
Space:
Page Label: [1] WB PUDSP 3.10.22-Cover

This doesn't explain much. According to this, the ONLY allowed use is single-family residential lots. No parks, community facilities, etc. No accessory uses have been identified. Either reference a zoning district or list all of the uses. Original PUD for waterbury listed the uses.



Subject: Cloud+
Page Index: 1
Date: 4/21/2022 2:55:57 PM
Author: Ryan Howser
Color: ■
Layer:
Space:
Page Label: [1] WB PUDSP 3.10.22-Cover

five?



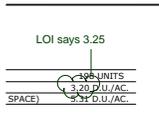
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Page Index: 1
Date: 4/15/2022 3:30:56 PM
Author: Ryan Howser
Color: ■
Layer:
Space:
Page Label: [1] WB PUDSP 3.10.22-Cover

All of the lots are less than 2.5 acres? Please revise for clarity.



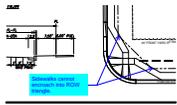
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Page Index: 1
Date: 4/15/2022 3:34:31 PM
Author: Ryan Howser
Color: ■
Layer:
Space:
Page Label: [1] WB PUDSP 3.10.22-Cover

The calculations here are different than those that appear on the LOI. Please revise where appropriate.



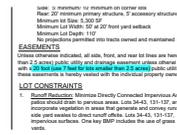
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Date: 4/15/2022 3:35:22 PM
Author: Ryan Howser
Color: ■
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Space:
Page Label: [1] WB PUDSP 3.10.22-Cover

LOI says 3.25



Subject: Callout
Page Index: 1
Date: 4/18/2022 2:50:21 PM
Author: CDurham
Color: ■
Layer:
Space:
Page Label: [1] WB PUDSP 3.10.22-Cover

Sidewalks cannot encroach into ROW triangle.



Subject:
Page Index: 1
Date: 4/21/2022 11:45:47 AM
Author: dsdrice
Color: ■
Layer:
Space:
Page Label: [1] WB PUDSP 3.10.22-Cover

20 foot (use 7 feet for lots smaller than 2.5 acres)



Subject:
Page Index: 1
Date: 4/21/2022 11:45:55 AM
Author: dsdrice
Color: ■
Layer:
Space:
Page Label: [1] WB PUDSP 3.10.22-Cover

0 foot (use 5 feet for lots smaller than 2.5 acres)

and permit require
 a **Division of Wildlife**
 regarding the E
 ise).

Subject:
Page Index: 1
Date: 4/21/2022 11:47:38 AM
Author: dsdrice
Color: ■
Layer:
Space:
Page Label: [1] WB PUDSP 3.10.22-Cover

Division of

Vay Ranch Metropolitan District No.2 via
 r at final platting.
 and floodplain as designated on the PUD
 Parks and
 new and permit requirements, and other
 Ignacio Division of Wildlife, Colorado Dep
 service regarding the Endangered Species
 ouse).

Subject: Callout
Page Index: 1
Date: 4/21/2022 11:47:55 AM
Author: dsdrice
Color: ■
Layer:
Space:
Page Label: [1] WB PUDSP 3.10.22-Cover

Parks and



Subject: Callout
Page Index: 1
Date: 4/21/2022 11:50:36 AM
Author: dsdrice
Color: ■
Layer:
Space:
Page Label: [1] WB PUDSP 3.10.22-Cover

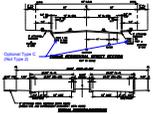
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TYPE 1 OR
TYPE 2 C&G
VARIES

Subject:
Page Index: 1
Date: 4/21/2022 1:04:32 PM
Author: dsdrice
Color: 
Layer:
Space:
Page Label: [1] WB PUDSP 3.10.22-Cover

SIDEWA
TYPE 1 OR
TYPE 2 C&G
VARIES
EL
&

Subject:
Page Index: 1
Date: 4/21/2022 1:04:37 PM
Author: dsdrice
Color: 
Layer:
Space:
Page Label: [1] WB PUDSP 3.10.22-Cover



Subject: Callout
Page Index: 1
Date: 4/21/2022 1:05:20 PM
Author: dsdrice
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Page Label: [1] WB PUDSP 3.10.22-Cover

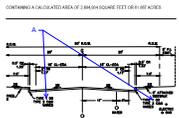
Optional Type C (Not Type 2)

TYPE 1 OR
TYPE 2 C&G
VARIES

Subject:
Page Index: 1
Date: 4/21/2022 1:05:37 PM
Author: dsdrice
Color: 
Layer:
Space:
Page Label: [1] WB PUDSP 3.10.22-Cover

5 ALL
SIDEWA
TYPE 1 OR
TYPE 2 C&G
VARIES

Subject:
Page Index: 1
Date: 4/21/2022 1:05:42 PM
Author: dsdrice
Color: 
Layer:
Space:
Page Label: [1] WB PUDSP 3.10.22-Cover



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Page Index: 1
Date: 4/21/2022 1:06:07 PM
Author: dsdrice
Color: 
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Space:
Page Label: [1] WB PUDSP 3.10.22-Cover

A

See comment letter also

Subject: Text Box
Page Index: 1
Date: 4/21/2022 1:34:02 PM
Author: dsdrice
Color: ■
Layer:
Space:
Page Label: [1] WB PUDSP 3.10.22-Cover

See comment letter also

not be placed in drainage easement. If to El Paso County for and upon ment. DPW be granted by El Paso County pr

Subject: Callout
Page Index: 1
Date: 4/21/2022 1:54:51 PM
Author: dsdrice
Color: ■
Layer:
Space:
Page Label: [1] WB PUDSP 3.10.22-Cover

DPW

oper storm water drainage in and through maintained by the individual lot owners and if impede the flow of runoff shall not be pla so County standards, dedicated to El Paso County Public Services Department street. An access permit shall be granted e.

Subject:
Page Index: 1
Date: 4/21/2022 1:54:59 PM
Author: dsdrice
Color: ■
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Space:
Page Label: [1] WB PUDSP 3.10.22-Cover

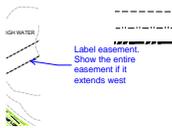
Public Services Department

2 (2)



Subject: Callout
Page Index: 2
Date: 4/21/2022 1:33:33 PM
Author: dsdrice
Color: ■
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Page Label: [2] WB PUDSP 3.10.22-PUD and adj owners

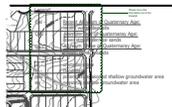
Floodplain can't be within the lot and there needs to be a 20' setback from the top of slope



Subject: Callout
Page Index: 2
Date: 4/21/2022 1:33:30 PM
Author: dsdrice
Color: ■
Layer:
Space:
Page Label: [2] WB PUDSP 3.10.22-PUD and adj owners

Label easement. Show the entire easement if it extends west

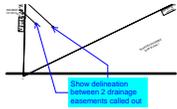
3 (1)



Subject: Cloud+
Page Index: 3
Date: 4/15/2022 1:57:10 PM
Author: Ryan Howser
Color: ■
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Space:
Page Label: [3] WB PUDSP 3.10.22-constraints plan

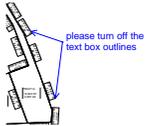
Please move this information out of the linework

4 (2)



Subject: Callout
Page Index: 4
Date: 4/18/2022 2:53:48 PM
Author: CDurham
Color: ■
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Space:
Page Label: [4] WB PUDSP 3.10.22-TRACTS

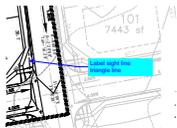
Show delineation between 2 drainage easements called out



Subject: Callout
Page Index: 4
Date: 4/21/2022 12:04:14 PM
Author: dsdrice
Color: ■
Layer:
Space:
Page Label: [4] WB PUDSP 3.10.22-TRACTS

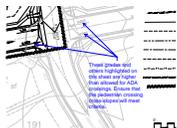
please turn off the text box outlines

5 (4)



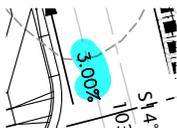
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Page Index: 5
Date: 4/18/2022 2:35:21 PM
Author: CDurham
Color: ■
Layer:
Space:
Page Label: [5] WB PUDSP 3.10.22-NW-PLP1

Label sight line triangle line

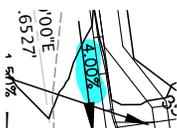


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Page Index: 5
Date: 4/21/2022 12:47:52 PM
Author: dsdrice
Color: ■
Layer:
Space:
Page Label: [5] WB PUDSP 3.10.22-NW-PLP1

These grades and others highlighted on this sheet are higher than allowed for ADA crossings. Ensure that the pedestrian crossing cross-slopes will meet criteria.



Subject:
Page Index: 5
Date: 4/21/2022 12:46:55 PM
Author: dsdrice
Color: ■
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Space:
Page Label: [5] WB PUDSP 3.10.22-NW-PLP1



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Page Label: [5] WB PUDSP 3.10.22-NW-PLP1



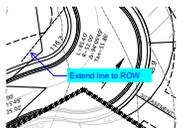
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Page Index: 6
Date: 4/18/2022 2:37:30 PM
Author: CDurham
Color: ■
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Page Label: [6] WB PUDSP 3.10.22-NE-PLP2

Missing sight line



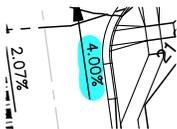
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Date: 4/18/2022 2:38:36 PM
Author: CDurham
Color: ■
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Page Label: [6] WB PUDSP 3.10.22-NE-PLP2

Label sight line triangles

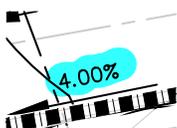


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Page Index: 6
Date: 4/18/2022 2:39:01 PM
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Color: ■
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Space:
Page Label: [6] WB PUDSP 3.10.22-NE-PLP2

Extend line to ROW



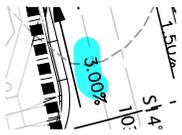
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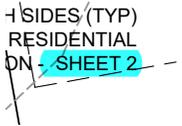
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Page Label: [6] WB PUDSP 3.10.22-NE-PLP2



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Page Label: [6] WB PUDSP 3.10.22-NE-PLP2

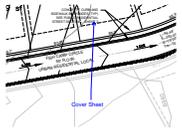


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Subject:
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Date: 4/21/2022 1:08:20 PM
Author: dsdrice
Color: ■
Layer:
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Page Label: [6] WB PUDSP 3.10.22-NE-PLP2

SHEET 2



Subject: Callout
Page Index: 6
Date: 4/21/2022 1:08:36 PM
Author: dsdrice
Color: ■
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Space:
Page Label: [6] WB PUDSP 3.10.22-NE-PLP2

Cover Sheet

7 (7)



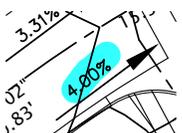
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Date: 4/18/2022 2:31:18 PM
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Page Label: [7] WB PUDSP 3.10.22-W-PLP3

Line needs to extend to ROW

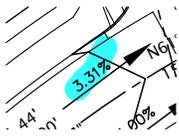


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Page Label: [7] WB PUDSP 3.10.22-W-PLP3

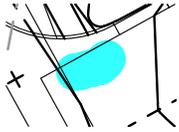
Fix overlapping text



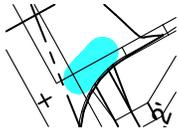
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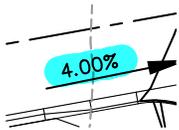
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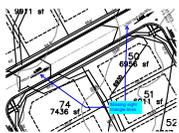


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8 (11)



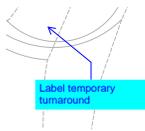
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Date: 4/18/2022 2:30:23 PM
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Missing sight triangle lines



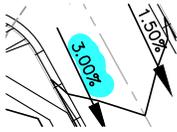
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Can't read all of note

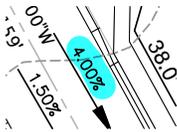


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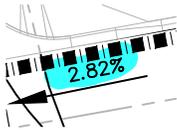
Label temporary turnaround



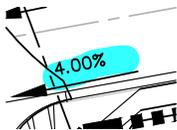
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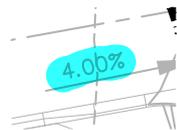
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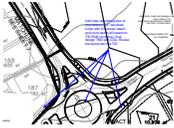
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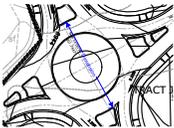
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Page Index: 8
Date: 4/21/2022 4:04:05 PM
Author: dsdrice
Color: ■
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Space:
Page Label: [8] WB PUDSP 3.10.22-E-PLP4

Add note describing size of roundabout (XX' inscribed circle with XX center island and truck apron all based on TIS RAB revisions), final design TBD with CDs. Revise the layout per the TIS.



Subject: Callout
Page Index: 8
Date: 4/21/2022 1:17:21 PM
Author: dsdrice
Color: ■
Layer:
Space:
Page Label: [8] WB PUDSP 3.10.22-E-PLP4

Label tract boundary distances and SF (all tracts)



Subject: Dimension
Page Index: 8
Date: 4/21/2022 4:03:46 PM
Author: dsdrice
Color: ■
Layer:
Space:
Page Label: [8] WB PUDSP 3.10.22-E-PLP4

Dimension

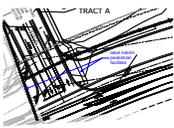
9 (1)



Subject: Callout
Page Index: 9
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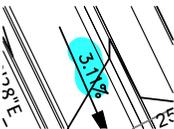
Update lot #

10 (6)



Subject: Callout
Page Index: 10
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Page Label: [10] WB PUDSP 3.10.22-SE-PLP6

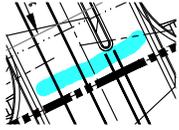
label interim pedestrian facilities



Subject:
Page Index: 10
Date: 4/21/2022 1:18:56 PM
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Page Label: [10] WB PUDSP 3.10.22-SE-PLP6



Subject:
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Date: 4/21/2022 1:18:58 PM
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Page Label: [10] WB PUDSP 3.10.22-SE-PLP6

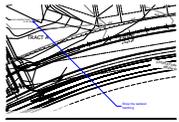


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Page Index: 10
Date: 4/21/2022 1:19:08 PM
Author: dsdrice
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Page Index: 10
Date: 4/21/2022 1:21:20 PM
Author: dsdrice
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Show and label all areas required to be vegetated and maintained by the district for runoff reduction purposes. (Other sheets also)



Subject: Callout
Page Index: 10
Date: 4/21/2022 1:22:27 PM
Author: dsdrice
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Page Label: [10] WB PUDSP 3.10.22-SE-PLP6

Show the wetland hatching

12 (1)



Subject: Callout
Page Index: 12
Date: 4/21/2022 1:24:33 PM
Author: dsdrice
Color: ■
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Page Label: [12] WB PUDSP 3.10.22-LS SAYBROOK

Add a note stating that roundabout lighting, landscaping and grading will be finalized with CDs