

## Catherine Trotter

---

**From:** Russell Pennington  
**Sent:** Monday, January 13, 2020 1:56 PM  
**To:** Catherine Trotter  
**Subject:** B-3 Comments

Catherine,

Please see the review comments below. Please let me know if you have any questions.

### Public Works' Comments

1. An Subdivision Improvement Agreement or and Improvement Agreement will be required.

#### Sheet 1.0

1. General Comments need to be reviewed and corrected.

#### Sheet 2.0

1. Concrete washout needs to be relocated so that the full length of the VTC can be utilized.
2. Remove silt fence for access to the VTC.
3. Adjust the silt fence location for the water line tie in connection on the east side of Wapiti Drive. The silt fence and construction cannot hinder the operation of the trail.
4. Please add legend.

#### Sheet 4.0

1. Utility Notes need to be reviewed and corrected.
2. The connection to the existing waterline needs to be moved to the south. The trail cannot be impacted by this construction.
3. The water line profile should to address the following:
  - a. The 6-inch plug should be an 8-inch plug.
  - b. The notes for the fire hydrant and the service tap should reflect what is shown in the plan view.
  - c. The proposed grade shows that that there will be earth fill in the floodplain and is not consistent with the grading plan.
4. The sanitary sewer plan view should address the following:
  - a. Manhole call out labels and information should be added to the manholes.
  - b. Provide pipe information such as size and material.
  - c. Provide casing pipe information.
  - d. The linework for the proposed sewer line extends past the connection point of the existing sewer line.
5. The sanitary sewer profile view should address the following:
  - a. Provide connection information to existing sewer line.
  - b. The existing sewer line is not an 8-inch line. It is an 24-inch line.
  - c. Define weather protection.
  - d. Provide pipe information such as size and material.
  - e. Provide casing pipe information and show in profile.
  - f. Provide manhole information such as size and the invert in and out information.
6. On Sheet 4.0, please distinguish between what portion of the sewer line will be constructed with this project and what is future. The sewer profile shows a portion of sewer line to be constructed later but a concrete drive will be placed on the future alignment. Please clarify.

7. An easement from the Town is required for utilities in the Elk Creek corridor.
8. The decision needs to be made if this is a service line or a main. If a main, a minimum easement width of 36-ft will be required per Detail A-5. There is currently 15-ft between building and the property line. Also, on Sheet 3.0, a 15-ft easement is called out.
9. The
10. Construction means and methods shall be presented to the Town. Town Staff has concerns that this proposed sewer line cannot be constructed as shown.
11. If this sewer line is considered a service line, the line can only serve one building per Town Code. The future sewer expansion will not be allowed.
12. A Stormwater Management Plan and Dewatering Plan shall be submitted that includes how the pumped ground water will be handled.
13. Regarding the work in the floodplain and possible wetlands, applicant is required to follow the requirements of the Nationwide Permit 12 which includes a Preconstruction Notification and Pre-Application Consultation with the Corp of Engineers.
14. Add construction details to the plan set.

Russell W. Pennington, P.E.  
Public Works Director  
Town of Fraser  
153 Fraser Avenue, P.O. Box 370  
Fraser, CO 80442  
Phone: 970-726-5491 x205  
[www.frasercolorado.com](http://www.frasercolorado.com)



Confidentiality Warning: This message and any attachments are intended only for the use of the intended recipient(s). are confidential, and may be privileged. If you are not the intended recipient, you are hereby notified that any review, retransmission, conversion to hard copy, copying, circulation or other use of this message and any attachments is strictly prohibited. If you are not the intended recipient, please notify the sender immediately by return e-mail, and delete this message and any attachments from your system.