



PUBLIC WORKS ENGINEERING DIVISION

Date: Tuesday, June 27, 2017

To:

PAUL OSBORNE (OLSSON ASSOCIATES)

Email: POSBORNE@OLSSONASSOCIATES.COM

Fax #: <NO FAX NUMBER>

From: Sue Pyles, P.E.
Staff Engineer

Application Number: PL2017104

Application Type: Engineering Plan Review

Application Name: Summit Village 1st Plat Street & Storm, Water Line, Sanitary Plan

The Development Services Department received plans for this project on April 28, 2017. We have completed our review and offer the following comments:

Engineering Review

1. Sheet C409: Note 6 refers to the detail sheet for ADA ramp details. Please include the sheet number for the details in the note, as well.
2. Sheet C409: Revise the intersection details to provide all information required by the Design & Construction Manual Section 5304.8 and Table LS-5.
3. Sheet C410: Include the water and storm crossings near Sta. 15+00 in the Profile view to match the Plan view.
4. Sheets C418 & C419: Revise the standard details to be project specific.
5. Sheet C602: Include the sanitary crossing near 10+20 in the Profile view to match the Plan view.
6. Please review all standard details in the plan set. Many details have been recently updated and are available online.
7. Sheet C407: Include beginning and ending stations for the pavement marking on NW Blue Parkway.
8. The quantities for Subgrade Stabilization items and the Fine Grading item should be greater than the Asphalt quantity. The asphalt does not extend as far left and right of centerline as those items. Check and revise quantities in the Estimate of Quantities table on sheet C402 and on the Engineer's Estimate of

Probable Construction Costs as needed.

Traffic Review

1. The proposed 4" white line along Blue Pkwy shall be high build paint according to City specifications, not thermoplastic.
2. The 4" white line along Blue Pkwy should be dimensioned on the plans.
3. Include a plan note for pavement marking removal that requires removal procedures that do not scar the pavement.

In order to calculate the Engineering Plan Review and Inspection Fee, a sealed Engineer's Opinion of Probable Construction Costs shall accompany your final submittal copies. The itemized estimate (material and installation) shall be sufficiently broken down and shall include the following items, as applicable.

- Public infrastructure, both onsite and offsite.
- Private street construction, including parking lots and driveways.
- Sidewalks located within the right-of-way.
- ADA accessible ramps.
- Sanitary sewer manholes and piping between manholes, including private mains.
- Connection of the building sanitary sewer stub to the public main.
- Waterlines larger than 2 inches in diameter, valves, hydrants, and backflow preventer with vault, if outside the building.
- Stormwater piping greater than 6 inches in diameter, structures, and detention / retention facilities - public or private.
- Water quality features installed to meet the 40-hour extended duration detention requirements.
- Grading for detention / retention ponds.
- Grading to establish proper site drainage.
- Utility infrastructure adjustments to finished grade (i.e. manhole lids, water valves, etc.).
- Erosion and sediment control devices required for construction.
- Re-vegetation and other post-construction erosion and sediment control activities.

Electronic Plans for Resubmittal

Beginning Monday, May 23, 2016, all Planning application and development engineering plan resubmittals shall include an electronic copy of the documents as well as the required number of paper copies. Electronic copies will not be required for initial application submittals at this time as the plans are subject to change.

Electronic copies shall be provided on CD in the following formats

- Plats – All plats shall be provided in Tagged Image Format File (TIFF) Group 4 compression.
- Engineered Civil Plans – All engineered civil plans shall be provided in Tagged Image Format File (TIFF) Group 4 compression. All sheets shall be individually saved and titled with the sheet title.
- Architectural and other plan drawings – Architectural and other plan drawings, such as site electrical and landscaping, shall be provided in Portable Document Format (PDF).

- Studies – Studies, such as stormwater and traffic, shall be provided in Portable Document Format (PDF).
- It is requested that each plan sheet be a maximum of 2MB.

Please contact Staff with any questions or concerns you may have.

If you have any questions or comments, please contact me, Sue Pyles either at (816) 969-1245 or e-mail to Sue.Pyles@cityofls.net.

Sincerely,

Sue Pyles, P.E.
Staff Engineer

cc: Development Engineering Project File