Development Review Team Comments

Date: 11/13/2022
Project Number: PLT2022-00026
Project Name: Berkeley Villas Final Plat

Commenting Division: Plan Coordination 2nd Review
Name of Reviewer: Layla Bajelan
Date: 11/13/2022
Email:
Resubmittal Required

Commenting Division: Development Engineering Review 2nd Review
Name of Reviewer: Greg Labrie
Date: 11/10/2022
Email: glabrie@adcogov.org

Complete

ENG1: The civil design plans are complete. The engineering plans and reports are required to be signed and stamped by professional engineer for final approval and before construction permits can be issued.
ENG2: The cost estimate associated with Exhibit B of the Development Agreement must be submitted reviewed and approved by Adams County Staff before the final plat is scheduled for the Public Hearing with the Board of County Commissioners.
ENG3: The developer will be required to obtain construction permits and a stormwater permit and schedule a preconstruction meeting prior to the construction start date.
Commenting Division: Attorney Review 2nd Review
Name of Reviewer: Christine Fitch
Date: 11/10/2022
Email: 

**Resubmittal Required**
SIA comments sent to Planner. Please see comments from County Staff to ensure plat meets county standards.

Commenting Division: ROW Review 2nd Review
Name of Reviewer: David Dittmer
Date: 11/10/2022
Email: 

**Resubmittal Required**
ROW1: A copy of a recorded statement of authority needs to be provided to verify signature privilege's for TTLC Management for Scott needs to be provided.
ROW2: Add the company name within the notary affirmation as shown
ROW3: Missing BASIS OF BEARINGS and FLOOD PLAIN NOTES
ROW4: Need to clearly identify that the alleys are within TRACT B. With the naming shown it leads to additional tracts, so just show "alley" or Tract B. Add "Alleys" to purpose of Tract B
ROW5: Need to add Clerk and Recorder above recording information
ROW6: Need to set all pins at bearing and course changes for final platting and noted.
ROW7: Add POINT OF BEGINNING on sheet for boundary legal
ROW8: Since you have to own the lots now, remove the other ownership information from Sheet 2 as to 'assessed owner'.
ROW9: Add address plat as provided and title as such. It will be its own sheet.

Commenting Division: Planner Review 2nd Review
Name of Reviewer: Layla Bajelan
Date: 11/10/2022
Email: 
Complete

Commenting Division: Application Intake 2nd Review
Name of Reviewer: Megan Ulibarri
Date: 10/20/2022
Email: 
Complete