

planners · consultants · engineers

Suite 200
4525 Northpark Drive
Colorado Springs, Colo. 80907

(303) 598-3222

May 17, 1971

Mr. DeWitt Miller
Director of Public Works
P.O. Box 1575
Colorado Springs, Colorado

Dear Deke:

Enclosed is a Master Drainage Plan for the approximate 73 acres of Maizeland Moors Development. This land lies between Academy Boulevard and Murray Boulevard and immediately south of the Village Seven Development. The drainage is a part of the Sand Creek Drainage Basin.

A map, an estimate of cost and an analysis of drainage letters of credit is submitted as part of this report.

The cost of the required drainage facilities within this development exceeds the drainage fees for the 73 acres and we respectfully request that letters of credit be accepted in lieu of cash in the initial plats and that these letters of credit be used to guarantee the construction of the required drainage facilities.

If you have any questions, please call me.

Sincerely,

G. J. WEISS
Business Manager

/cel

Reviewed by

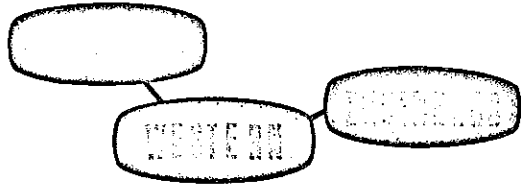
Developer

Approved by

City Engineer - 6-24-71

Revised Per City's Comments

OE talks 6-16-71



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June 17, 1971

Subject: Maizeland Moors Master Drainage Plan

Revised Cost Estimate

June 17, 1971

Items within the subdivision Est. of May 17, 1971	\$37,003.00
Items outside the subdivision Est. of May 17, 1971	\$26,212.00
Added 60' slope protection	<u>600.00</u>
	\$26,812.00
5% Engr. & Cont.	<u>1,340.60</u>

SUBTOTAL-----\$28,152.60

REVISED TOTAL-----\$65,155.60

c.c. Ray McPherson

O.E. Watts
O.E. WATTS PE-LS

Date December 17, 1969

City of Colorado Springs
Colorado Springs,
Colorado

Gentlemen:

This is to certify that The Central Colorado Bank
has \$307.84 ^{J.T.O.} J.T.O. Name of Company
for the use or credit of Raymond F. McPherson

owner or developer of the following described land:

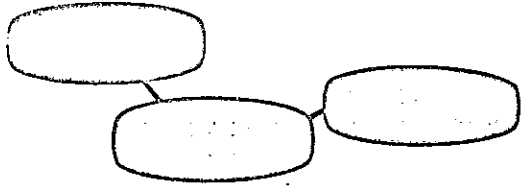
Maizeland Moors Sub Filing No. 4
Lot 9-Block 1
(Drainage Fee)

and that these funds will be made available to said owner or developer for the installation of curb, gutter, sidewalk, paving, watermains, sewer mains, and services, and barricading and drainage facilities within and in connection with said land as and when said installations are required by the City of Colorado Springs. The aforesaid funds will be made available to the City of Colorado Springs for said improvements and facilities when requested by the City.

Yours very truly,

The Central Colorado Bank

BY: James C. Miller
Asst. Vice Pres.



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SUBJECT: MAIZELAND MOORS MASTER DRAINAGE PLAN

Cost Estimate

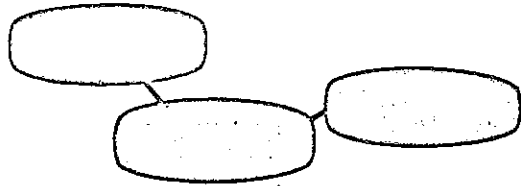
Items within the Subdivision:

<u>Item</u>	<u>Quantity</u>	<u>Bid</u>	
Unlined earth ditch	60'	3.00	\$ 180.00
2' x 6" concrete channel	130'	2.75	358.00
4' x 1' concrete channel	315'	4.85	1528.00
catch basin w = 4'	one each	600	600.00
catch basin w = 6'	four each	700	2800.00
18" RCP	320'	8.00	2560.00
21" RCP	165'	9.00	1485.00
24" RCP	560'	10.00	5600.00
30" RCP	390'	12.00	4680.00
Concrete Channel	350'	27.00	9450.00
Rip Rap end section	300 cy	20.00	6000.00
			<u>\$35241.00 St</u>
15% Engineering & contingency			<u>1762.00</u>
			Subtotal----- <u>\$37003.00</u>

Items outside the Subdivision - % of cost share shown

36" RCP	718' @ 50%	18.00	6462.00
18" CMP	100' @ 50%	8.00	400.00
catch basin w = 6'	1' @ 50%	700	350.00
bridge & transitions	Lump Sum 50%	38,000/2	19000.00
			<u>\$26212.00 St</u>
5% Engineering & contingency			<u>1311.00</u>
			Subtotal----- <u>\$27523.00</u>
			Total----- <u>\$64526.00</u>

\$4,138,200



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Supplementary Information

Drainage Fees: 73 acres @ \$690 = \$50,370.00

Existing letters of credit: (See attached sheet)

Amount already expended by owner:

Portion on Asphalt Ditch South of Brigadoon: \$1077.58 (REMCO)

Engineering on Bridge 1608.00 (Keith Hook)

Total-----\$2685.58

