



Date: September 8, 2023

Town of Alpine
250 River Circle
PO Box 3070
307-654-7757

ATTENTION: Mayor Eric Green

SUBJECT: Alpine Flats Infrastructure Engineer Review
PROJECT: Alpine Flats

Dear Mayor Green,

Jorgensen has reviewed the Inspection Reports and as-built documents for the Alpine Flats ongoing development. The above-named development/project has installed water and sanitary sewer infrastructure with connections to the Town of Alpine (TOA) water and wastewater systems. Please see our comments/questions for the owner below.

At this time, Jorgensen is unable to verify water/sewer capacities and pressures in absence of a water or wastewater system model.

General:

- As-built drawings provided show buildings, development and surfacing that does not appear to have been installed at this time. It is requested that the owner provide an as-built set or sheet that shows only the infrastructure that has been installed, inspected, and tested.
- Correspondence suggests that WYDEQ approval has been issued per NOC # 2022-120. Please provide a copy of this approval for reference and conformance to any WYDEQ requirements.
- Please note that the Town of Alpine, Wyoming- Alpine Flats Development Agreement states that “no later than thirty (30) days after installation, testing, and engineering certification/acceptance, Developer and/or Alpine Flats shall grant to the Town all easements. . .”
- This review is to include the Phase I development that has been completed. Engineer of Record indicated that subsequent phasing is to be completed. Future phasing infrastructure will need to be permitted, inspected, easements acquired and tested before adoption of this future infrastructure by the Town of Alpine.

Water:

- Appropriate pressure testing was completed for the water main installed on the property. Water Quality tests were completed in the form of Total Coliforms and E. coli Presence/Absence Testing. Correspondence with Engineer of Record indicated that the lines are not currently in use. Lines should be disinfected and tested again for water quality before adoption and use because of the elapsed time since the water quality testing was completed.
- As-built drawings indicate multiple stubbed water lines. Please provide detail, description and inspection certification that stubbed lines were properly capped and restrained.

Wastewater:

- Please indicate how new sewer lines were connected to existing east and west lines stubbed out of each side of existing manhole 5.
- Submittal includes testing reports including Water Tightness, Pressure, Mandrel and Light Tests. Submitted test results indicate that the installed infrastructure passed the testing requirements and is acceptable.

Sincerely,
Jorgensen Associates



Kolter Booth, P.E.
Project Manager