

**Colorado Timber Ridge Metro District**  
**CTR Road Evaluation**  
**April 8, 2021**  
**Updated April 29, 2021**

**Attendees:**

Rich Bechtolt (Bechtolt Engineering)  
Steve Dayton  
Gary Franklin (CTR Metro District)  
Tim Gallagher (CTR Metro District)  
Kim Kron (CTR Metro District)  
Bobby Milford (CTR Metro District)

**Evaluation**

**Note:** The team agreed that it will determine and mark specific areas on each CRT road where crack filling will be required (1/2 inch wide cracks) rather than leave that decision up to the contractor. Crack filling and any patchwork cited below will occur prior to chip sealing each road. The cost estimate used per square foot for patch work is **\$5.00**. Patching will be removing 3 inches of old and replacing with 3 inches of new asphalt.

**1. Lower Bristlecone (section down by the CTR Club House)**

Rich believes that a Full Depth Reclamation (FDR) is required, although Tim thinks that the base is in pretty good condition. Since this section is below the residential areas (until homes are built on Lots 7 and 8 further down), the team agreed that the best course of action at this juncture is to chip seal.

**2. Shooting Star**

No areas requiring patching or an FDR were observed. The street will be chip sealed.

**3. Crown Court**

No areas requiring patching or an FDR were observed. The street will be chip sealed.

**4. Engelman**

No areas requiring patching or an FDR were observed. The street will be chip sealed.

**5. Bristlecone and Lower Kelsey Intersection**

A patchwork area of 6' wide by 65' long was identified. **Estimated cost: \$1,950**

**6. Kelsey Circle**

A sizeable crack requiring crack sealing was noted at the intersection with Bristlecone. A 5 x5 ft area needed patching. **Est Cost \$125**. No other areas need patching or an FDR were observed. The street will be chip sealed.

**7. Bristlecone and Upper Kelsey Intersection**

- a. Below (downhill from the intersection) a large section requiring patching was observed, measuring 16' wide by 175' long. **Estimated cost: \$14,000**
- b. Above (uphill from) the intersection, another section requiring patching was measured at 12' wide by 100' long. **Estimated cost: \$6,000**

**8. Bristlecone Around Heath Intersection**

A large area requiring patchwork was observed measuring 7' wide by 130' Long. **Estimated Cost: \$4,550**

**9. Bristlecone Below CRT Mail Boxes**

A small area measuring 4' wide by 6' long was noted. **Estimated Cost: \$120**

**10. Bristlecone by Mail Box -Potholes near mail boxes 3 x 17. Estimated Cost \$255**

**11. Bristlecone South of Sage- Alligator Cracks 17 x 8 Estimated Cost \$680.** Also a few pot holes. **Est Cost \$400.**

**12. Bristlecone and Cool Pines Intersection: Alligator Cracks 13 x 14 ft Estimated Cost \$910**

**13. Cool Pines Drive (Around Address at 1060)**

A large area requiring patchwork was observed measuring 10' wide by 90' Long. **Estimated Cost: \$4,500**

**14. Upper Cool Pines Drive (Near Cul de Sac)**

The road edges are in poor shape, but for now the best option is to chip seal.

**15. Sage**

No areas requiring patching or an FDR were observed. The street will be chip sealed.

**16. Heath**

No areas requiring patching or an FDR were observed. The street will be chip sealed.

**17. Yarrow**

No areas requiring patching or an FDR were observed. The street will be chip sealed.

**18. Mariposa**

No areas requiring patching or an FDR were observed. The street will be chip sealed.

**19. Multiple Utility Crossings**

There are several utility crossings that are in various condition. Two crossings were noted on Bristlecone that should be repaired, plus two crossings on Cool Pines Drive. The estimated cost to patch each utility crossing is \$1,500, thus a **total estimated cost of \$6,000** to patch all four.

Based on any road funds being available after the crack seal, patching and chip seal are completed, the Board will determine whether to do patching on other utility crossings and in what priority they should be completed.

## **Other**

Rich advised that, in his opinion, chip sealing should under normal use should be done every 6-7 years and can extend the life of our roads by as much as 10 years or more. Rich also believes that it will be OK to have the chip sealing done in August.

## **Summary**

**The cumulative estimated cost to perform all patchwork enumerated above is \$39,490. *2021 Budgeted \$50,000.***

***Estimated Crack filling on 1/2 inch cracks \$5,000 to \$10,000. Estimated cost is \$2.25 per pound. 2021 Budgeted \$10,000.***