From: Abiel X. Carrillo
To: "ron@thegroup.cc"
Cc: Cherne, Curtis
Subject: C19D020 - Sol Vita Subdivision - Stamp Date 2-4-2016
Date: Wednesday, February 17, 2016 4:53:00 PM

Mr. Hensley,

This email is being sent in lieu of an attached comment letter in order to expedite the response for initial reviews. Responses to comments should continue to be included in a re-submittal. A reply to this email with responses to comments will not be considered a re-submittal.

Based upon the information provided in your re-submittal received 2-3-2016, and as discussed at DRB (1010520) the above referenced Grading Plan cannot be approved for Preliminary Plat, or Grading Permit (ESC), until the following comments are addressed (comments with strike font were addressed at DRB):

The drainage submittal needs to include a (brief) summary that describes how the recent improvements make the existing surge pond unnecessary, and how the two City projects were completed with the intent to completely remove the existing pond. To clarify, I don't need a full-blown report, it can just be a short email that describes how the various projects were built up to have the ability of this project to free discharge to the new system. I realize that the background is obvious to you (and to me now), but I need the file to be clear enough for any future reviewer, without having to piece together the reports for the previous three projects, since the only narrative on the plan states that the subdivision will free discharge to Signal Ave with an insignificant increase in peak flow.

~~Reference the applicable master plan and related city projects.~~ Addressed with the previous comment.

Include the capacity of the inlet to justify the size and type for I.L.

Use the City's revised 2405A/B standard drawing showing the depression between curb and sidewalk on the cul-de-sac, and along Signal Ave. Alternatively, call out the detail on the grading plan, and show it on the typical section sheet of the future DRC Set.

Show more information of the tie in points for curb and gutter to ensure that transitions are smooth (elevations just to the west of the new inlet and to the east of

the east terminus on Signal Ave).

The roadway improvements proposed on the infrastructure list on Signal need to be accounted for on the grading plan. The half-road construction needs to be ready to tie in to the future paving of the north side of the road. The expected layout of Signal Avenue should be at least conceptually developed to understand how the future half section to the north will tie in to the south half.

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~~Does the pipe to the pond need to be removed?~~ We understand that the pipe was removed with a previous project.

Any question just let me know.

Abiel Carrillo, P.E.

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