

INTRACITY COMMUNICATION

April 28, 2010

Rhonda Clark – SPS

**Revised: release lots 67- 85, 99-100 and 104-105 (swale) - see Lot Grading Issues below**

**CHAPEL HILL  
ESR 2005-00111**

**NOTE: *Building Permits will not be issued until the applicant produces a Sanitary Sewer Connection Permit from Johnson County Wastewater.***

**NOTE: *A maximum of 50% of the lots in the subdivision - excluding those requiring re-grading or fill (see "lot grading issues" below), once we approve an as-built grading plan. Before we can release more than 50% of the lots in the subdivision, the following shall be addressed:***

- 1. Completion of the private trail system shown on the plans.***
- 2. Work to address the asphalt surface issues – see letter from David Miller to Bazin Excavating dated 11/21/2008 for additional information.***

**LOT GRADING ISSUES:**

***Before we release lots 12-13(swale) and 115-119, the lot grading issues will need to be resolved. Note - although we require a "plan" grade of 2.5% on residential lots, for approval of as-built plans, we require the "as-constructed" grade to be 2.3% or higher.***

**SWALE GRADING**

The following lots include, or are adjacent to engineered swales designed for purposes of stormwater conveyance. An engineered plot plan is required for these lots in conformance with City requirements.

Minimum Low Openings must be a minimum of 1 foot above the 100-year storm energy grade line as measured perpendicular to the swale.

<b><u>LOT</u></b>	<b><u>SWALE</u></b>	<b><u>EGL DEPTH (FEET)</u></b>
12	?-?	?-?
13	?-?	?-?

<u>LOT (continued)</u>	<u>SWALE</u>	<u>EGL DEPTH (FEET)</u>
21	M-M	0.97
22	M-M	0.97
23	M-M	0.97
24	M-M	0.97
39	H-H	0.42
41	H-H	0.42
42	H-H	0.42
43	H-H	0.42
43	I-I	0.24
44	I-I	0.24
45	F-F	0.25
46	F-F	0.25
47	F-F	0.25
48	E-E	0.20
49	E-E	0.20
50	D-D	0.28
51	D-D	0.28
54	D-D	0.28
55	D-D	0.28
56	E-E	0.20
56	F-F	0.25
57	F-F	0.25
58	H-H	0.42
59	H-H	0.42
64	N-N	0.34
65	N-N	0.34
87	A-A	0.38
88	A-A	0.38

<u>LOT (continued)</u>	<u>SWALE</u>	<u>EGL DEPTH (FEET)</u>
98	C-C	0.33
99	C-C	0.33
104	R-R	0.30
105	R-R	0.30
109	L-L	0.32
110	L-L	0.32
111	L-L	0.32
112	L-L	0.32
113	L-L	0.32
114	L-L	0.32
115	L-L	0.32

### **FOUNDATION INVESTIGATION**

The following lots are constructed over areas that require special foundation designs to minimize potential for geotechnical related problems. The foundation investigation must be submitted and approved prior to a footing inspection. An Engineered plot plan is NOT required for this condition.

<u>LOT</u>	<u>CONDITION</u>
12	Fill
13	Fill
14	Fill
15	Fill
16	Fill
41	Fill
42	Fill
58	Fill
59	Fill
61	Fill
103	Fill
104	Fill
105	Fill

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If you have any questions, please contact me.

Berry Lutz, ETsr

c: Sterling Cramer, P.E., Olsson and Associates  
Tony Meyers, SupvCE  
David Miller, SupvCE  
Jim Cannon, Csi-II  
Developer:  
Subdivision: Chapel Hill - 1<sup>st</sup> Plat  
City website