

## INTRACITY COMMUNICATION

September 5, 2014

Rhonda Clark – SPS

**WILSHIRE BY THE LAKE, THIRD PLAT  
ESR #2013-00046**

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

***PARTIAL RELEASE: 35 LOTS WILL BE PERMITTED UNTIL THE SECONDARY EMERGENCY ACCESS IS CONSTRUCTED. QUESTIONS REGARDING LOT AVAILABILITY SHOULD BE DIRECTED TO PHELPS ENGINEERING INC OR WILSHIRE BY THE LAKE LLC.***

***HOLD: LOT 128 IS ON HOLD UNTIL THE SEDIMENT BASIN IS FILLED IN.***

**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>
122	H-H	0.38
123	H-H	0.38
124	H-H	0.38
125	H-H	0.38
127	F-F	0.76
128	F-F	0.76
128	E-E	0.49
128	D-D	0.59
129	D-D	0.59
130	C-C	0.64
131	C-C	0.64
132	C-C	0.64
138	C-C	0.64
139	C-C	0.64

140	C-C	0.64
141	C-C	0.64
141	D-D	0.59
142	D-D	0.59
143	E-E	0.49
144	B-B	0.65
160	B-B	0.65
162	A-A	0.57
163	A-A	0.57
175	L-L	0.14
176	L-L	0.14

**MLO SET BY ENGINEER**

The following lots are adjacent to large open stormwater conveyances which require freeboard for all building openings and tops of foundation walls. An engineered plot plan is required for these lots which show the minimum low opening established on the subdivision as-built grading plan and actual proposed building openings and top of foundation wall elevations.

<b><u>LOT</u></b>	<b><u>MLO (All Building Openings)</u></b>
127	1018.7
128	1019.8
143	1024.3
144	1026.8
161	1031.9
162	1034.3
175	1066.5
177	1066.5

**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.

<b><u>LOT</u></b>	<b><u>CONDITION</u></b>
128	Existing Drainage
139	Existing Drainage
140	Existing Drainage
143	Existing Drainage

If you have any questions, please contact me.

Wilshire by the Lake, Third Plat  
September 5, 2014  
Page 3

Ernie Longoria, P.E.  
Civil Engineer, Sr.

c: Tim Tucker, PEI  
David Miller, Supervisory Civil Engineer  
Brandon Melius, Senior Construction Inspector  
Jeff Ashner, Wilshire by the Lake, LLC  
Subdivision Flood File  
City website