



Review Date: 3-31-23

Application No. PL2022249

Application Type: Engineering Plan Review

Application Name: THE VILLAS OF CHAPEL RIDGE 2ND PLAT, LOTS 43-74 AND TRACTS C-1 AND D-1 -
Mass Grading and Erosion Control Plans

Engineering Review – Corrections

1. Please see the comments contained in the Street, Stormwater, and Master Drainage Plan applicant letter dated Mar. 31, 2023. The engineered channels do not appear to be an effective solution for conveying stormwater to the existing detention pond on a permanent basis. Although there may be instances where a temporary channel might be utilized, it should be noted on the plans as a temporary swale to be upgraded to an underground system at a later date. Finally, it would appear offsite easements are required for offsite grading activities. Please revise as appropriate, and provide a status update on the easements required. **Please see our responses to these issues in the Street and Storm Comment Response Letter. The proposed easements are being sent for review to the LPOA. The LPOA is aware of the proposed improvements and are anticipating potential storm water improvements adjacent to their retention basin.**

2. A SWPPP was missing from the resubmittal package. Please submit a SWPPP for the project. **SWPPP enclosed.**

Feel free to contact me should you have any addition questions regarding this project.

Thank You,

Matt Schlicht