



September 10, 2015

3258 Big Spruce Way
Park City, UT 84098
801-580-9692

Doug Smith, Wasatch County Planner
Wasatch County Planning Office
55 S 500 East
Heber, UT 84032

RE: Jordanelle Ridge Plat B

Dear Doug,

I have had a chance to complete a review of the numerous drawings, reports and letters for the Jordanelle Ridge Plat B Project. For this project Jordanelle Ridge Inc. is requesting Preliminary Subdivision approval for Jordanelle Ridge Plat B, which contains 201 town homes on 107.96 acres. This plat is part of the North Village Master Plan and was originally submitted for preliminary and final large scale development approval in 2007.

The review and recommendations that I have prepared are based mainly on issues that could have a detrimental effect on the water quality of the area, as that is the main concern for the Provo River Watershed Council (PRWC, formerly known as JTAC). As such I have focused the review on the following areas:

- Drainage Plans
- Erosion Control Measures
- Landscaping, revegetation and restoration

My comments are as follows:

1. The Landscape Plans should indicate the quantity (lbs./acre) of seed mix that will be applied in the various areas to be seeded. The Landscape Plans also should include specifications and details for top soil removal and storage.
2. I would like to see notes on the plans which outline maintenance practices for the erosion control measures. This should include such things as:
 - Sediment will be removed from behind sediment fences and barriers before it reaches a depth that is equal to half the height of the barrier.
 - Breaks and gaps in sediment fences and barriers will be repaired immediately.
 - All sediment that moves off-site due to construction activity will be cleaned up before the end of the same workday.
 - All sediment that moves off-site due to storm events will be cleaned up before the end of the next workday.
 - Access drives will be maintained throughout construction.
 - All installed erosion control practices will be maintained until the disturbed areas they protect are stabilized.

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These items can be addressed during the final review. If you should have any questions please feel free to give me a call at 801-580-9692.

Sincerely,

A handwritten signature in blue ink that reads "Alane E. Boyd". The signature is written in a cursive style with a large, looped initial "A".

Alane E. Boyd, P.E.
Principal

AEB:aeb

Cc: Luke Robinson, Wasatch County
Sandy Wingert, Division of Water Quality