CITY OF SCOTTSDALE

Abbreviated Water and Sewer Needs

Todd Trainor

From: Bloemberg, Greg <GBLO@Scottsdaleaz.gov>
Sent: Wednesday, April 24, 2019 9:14 AM
To: Todd Trainor
Cc: robert dsaz.net; Hayes, Eliana; Grant, Randy; Curtis, Tim
Subject: FW: 24-ZN-2018: Winery Suites

Todd,

I asked Engineering to review your BOD's since I haven't heard anything from Water Resources (Thank you Eliana!).

Below are the review results. Please coordinate with your engineer to address the comments/analysis and provide a revised BOD for water only. There will be sewer-related stipulations but no revised BOD for sewer is needed.

Let us know if there are any questions.

Regards,

Greg Bloemberg
Senior Planner
Current Planning
City of Scottsdale
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From: Hayes, Eliana <EHayes@Scottsdaleaz.gov>
Sent: Tuesday, April 23, 2019 3:18 PM
To: Mars, Scott <SMars@Scottsdaleaz.gov>; Dillon, Levi <LDillon@Scottsdaleaz.gov>
Cc: Bloemberg, Greg <GBLO@Scottsdaleaz.gov>
Subject: 24-ZN-2018: Winery Suites

Hello Scott –

I took the liberty of reviewing the BODs associated with this case as I know Levi is sick + the applicant has been asking planning for their 2nd submittal response letter for which comments were due sometime back.

I hope y'all don't mind but I also shared the results of my review with the planning coordinator, Greg Bloemberg, so that he could get a sense of how this project was doing for water/sewer infrastructure. Quick synopsis, water seems to still be an issue, a) water demand calculations are still not per DSPM as they did not calculate Max + Peaking demands from gpm values given (instead used gpd values given) then b, the conclusion states that they are adversely affecting our water system but there is no mention of how they plan to mitigate it, which Levi asked them to address as part of his first round review.

Sewer seems to have been adequately addressed, took a fairly conservative approach to sewer demand + are proposing to upsize an 8" line to 12" along their property alley frontage to a manhole that then discharges into an 18" line. They will need to slope the 12" sewer to greater than minimum, specifically more than .009 (rise/run), but the inverts of existing manholes based on our records can provide for this. They may need to go further west of their site, to upstream manhole to accommodate this + we can stipulate the slopes + verify it during DR, final BOD.

I just wanted to let you know what I had found + shared in an effort to help all team members involved.

Please let me know if you have any comments or questions.

Thank you - Eliana