**JayMarc Homes, LLC**

# Memo

**To:** Don Cole

**From:** Gary Upper

**cc:**

**Date:** 10/10/18

**Re:** Wet Weather Variance for 8223 SE 30th St, Moody Short Plat lot 3

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Don,

This lot has a wet weather restriction on it because of the steep slope at its, and the sites, western boundary. This slope slopes to the west. Basically, the whole site slopes to the east away from the subject slope. Lot three's foundation is held back ten feet to the east from the top of slope and the portion of the foundation nearest to that slope is crawl space which limits the depth of the required excavation.

During completion of our short plat sitework we have redistributed material from the west end of the site to build the site road. We have done so with the excavation of lot 3 in mind so that little remains to finish that foundation excavation. Currently there is a 2:1 slope to the east starting at the ten-foot setback from the top of slope. This existing condition represents most of the impact on the west edge of the house excavation.

All of the drainage from lot 3 clearly flows to the east away from the steep slope. There is substantial vegetation to the east as well as a completed road, drainage collection system and vault to deal with drainage. Also, you can observe we have quite excellent, soil on this particular site to work with.

Our Geotech has looked at the site and written a letter supporting our request for this variance. We have our building permit and would like to start work as soon as the curb and paving is complete on our site roadway. Weather permitting that work should be done within a week.

Gary