

I am writing to register a concern about the Chapman project in Carmel Meadows, pln171046.

9/5/18

Concern re pln171046

I am Cary Hill, and own the adjacent property at 2740 Ribera Rd, which is directly downhill from the Chapman property. My mailing address is 13870 La Paloma Rd, Los Altos Hills, CA, 94022. My review of the plans suggests that the drainage plan is for all the water falling on the property to be collected at the low point of the property and then pumped up to Pradera Road and then released. The location of the collection reservoirs is adjacent to the property line I have in common with the project site.

Currently no appreciable water flows from the Chapman property onto my property. My lot is relatively flat, and if as a result of the property development any significant amount of water does flow onto my property, my house will likely flood.

My request is that redundancy and “worst case” planning be done to minimize the risk of flooding. I strongly suggest that dual sump pumps, each with the ability to pump all the water in a high flow situation be installed rather than just a single pump. If there is a pump failure I would like the reassurance that there is a backup pump that will be able to handle the load.

Similarly, a high water flow event is likely to occur during a storm, which is also a time to expect a power outage. I would also like there to be the requirement for an emergency generator to guarantee that the sump pumps will always be powered.

I cannot stress enough the likelihood of water damage to my property if the water from the Chapman property is inadvertently funneled through my yard.

Cary Hill