

September 19, 2008

John Luther  
City of Racine  
730 Washington Avenue Rm. 307  
Racine, WI 53403

Re: Woodland Pointe Condominiums Revisions

Dear Mr. Luther:

Enclosed are the revised construction plans, Storm Water Management Report, and Maintenance Agreement for the City's final review and approval. Stated below is a summary of how the comments on the redline plans were addressed:

Grading Plan (C1.0)

- Addresses have now been shown on the plan set.
- WinSLAMM calculations and a Maintenance Agreement have been included with this submittal.
- The proposed driveways have been revised to show 16' openings.

Utility Plan (C2.0)

- A note has been placed stating the sanitary sewer connection shall be cored and rubber boot installed per section 3.2.27 of the Standard Specifications.
- The storm sewer has been relocated to the sidewalk.
- A note has been added stating slurry backfill shall be used in all public pavement areas.
- A 48" diameter manhole has been shown for manholes #12 & #13.
- The proposed fire hydrant has been relocated per the marked up plans.
- The sanitary lateral that services building #4 has been moved out of the proposed rain garden. We have explored the option of making the entire sanitary sewer system private (per the marked up plans), however since the buildings will have a full basements we would be unable to service them with the extension of our sewer.

Roadway Plan (C3.0)

- The details have revised per the marked up plans.

I am requesting your review and approval for the enclosed revised construction plans and Storm Water Management Report addressing the above stated items. If you should have any questions concerning any of these items please feel free to contact me.

Thank you for your assistance.

Sincerely,



Jason Dahlgren, E.I.T.  
CJ Engineering, LLC

Enclosure: Revised Construction plans,  
S.W.M.P.(2 copies), and redline plans.

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