

## MEMORANDUM

**TO:** Planning Board

**FROM:** Jessica Stevens, Civil Engineer II

**DATE:** October 30, 2015

**SUBJECT:** **Call Up Item:** Floodplain Development Permit (LUR2015-000100)  
3689 Paseo Del Prado

This decision may be called up before Planning Board on or before **November 13, 2015**.

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A floodplain development permit was approved by Public Works Development Review staff on October 30, 2015 for improvements associated with the Wonderland Creek Townhomes development.

The proposed improvements will include two stormwater outfalls and an at grade recreational path crossing of Wonderland Creek. The proposed modifications have been coordinated with the Wonderland Creek Channel Improvements project and are consistent with the approved Conditional Letter of Map Revision from the Federal Emergency Management Agency.

The applicant has demonstrated compliance with the City's floodplain regulations. The project will not adversely impact nearby properties. A copy of the floodplain development permit and a vicinity map showing the location of the improvements is attached.

The floodplain development permit was approved by Public Works Development Review staff on October 30, 2015 and the decision may be called up before Planning Board on or before November 13, 2015. There is one Planning Board meeting within the 14 day call up period on **November 5, 2015**.

Questions about the project should be directed to the interim Floodplain and Wetlands Administrator, Jessica Stevens at 303-441-3121 or by e-mail at [stevensj@bouldercolorado.gov](mailto:stevensj@bouldercolorado.gov).

Attachments:

- A. Floodplain Development Permit
- B. Vicinity Map



**CITY OF BOULDER**  
**Planning and Development Services**

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1739 Broadway, Third Floor • P.O. Box 791, Boulder, CO 80306-0791  
 phone 303-441-1880 • fax 303-441-4241 • web boulderplandevlop.net

## Land Use Review Floodplain Development Permit

**Date Issued:**

**Expiration Date:**

(Pursuant to Subsection 9-3-6(e), B.R.C. 1981)

**Permit Number:**

LUR2015-00100

**Contact Information**

RICK ELAM  
 3528 PRECISION DRIVE UNIT 100  
 FORT COLLINS, CO 80528

**Project Information**

**Location:**

3689 PASEO DEL PRADO

**Legal Description:**

LOT 2 MANOR CARE SUBDIVISION

**Description of Work:**

FLOODPLAIN DEVELOPMENT PERMIT for the installation of utilities (storm sewer discharges) and multi-use path in and around Wonderland Creek.

**Type of Floodplain Permit:**

Floodplain Review W/O Analysis

**Creek Name:**

**Flood Protection Elevation:**

Not applicable

**Conditions of Approval**

- The proposed project/activity is approved on the basis that it satisfies applicable requirements of Chapter 9-3-3, "Floodplain Regulations," Boulder Revised Code 1981. Other floodplain requirements as set forth in Chapter 9-3-3 which are not specifically outlined in the conditions of approval below remain applicable to this project/activity.
- Improvements shall be constructed in accordance with the plans submitted as part of the floodplain development permit application.
- The applicant shall obtain a site inspection and approval from the City of Boulder Floodplain and Wetlands Coordinator upon completion of the projects.
- The applicant shall confirm in writing that all improvements have been completed in conformance with this Floodplain Development Permit.
- Prior to final inspection, the applicant must submit to Planning and Development Services as-built drawings prepared by a licensed engineer in accordance with City Standards.

**Inspections**

To schedule an inspection, call 303-441-3280 and refer to your permit number (LUR2015-00100).

# 3689 Paseo Del Prado



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SUBJECT TO REVISION

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For information call (303) 441-3266 or visit us on the web at <http://www.bouldercolorado.gov/pwplan>

