

Dear Mr. Anderson,

Thank you for your comments. I'm sorry to hear about the ongoing sinking of your property over the past 20 years. I understand your concern about how nearby new construction might affect you personally. Please rest assured that your concerns have been thoroughly reviewed by my civil engineer. In this response, I'll address the aspects related to my project.

The flooding issue you mentioned was indeed due to a lack of maintenance, as you noted in your email. Specifically, debris had blocked the culvert inlets, which caused flooding and required significant effort from you and your neighbors to reopen them.

At the time of my civil engineer's onsite visit, these inlets had been cleared and maintained, and additional inlet protection with riprap had been installed. The attached photo, taken on December 29, 2023, during the wet season, shows no signs of flooding once the inlets were cleared of debris. Importantly, the flooding was not caused by an overcapacity of the conveyance ditch. It's also worth emphasizing that the maintenance of ditches in the public right-of-way is the City's responsibility, over which I have no control.

According to the Downstream Report, the current downstream conveyance system is sufficient to handle runoff. My property development will not significantly increase runoff, as it involves replacing an existing building. Provided the City continues to maintain the downstream conveyance ditches, flooding due to capacity issues should not occur.

Sincerely,

Tony Chen



