



JAMES A. SEWELL & ASSOCIATES, LLC

1319 North Division Avenue
Sandpoint, Idaho 83864
(208) 263-4160

• Civil Engineering • Land Surveying • Building Inspection • Land Use Planning

April 24, 2025

KayLeigh Miller
Planning Director
City of Ponderay
P.O. Box 500
Ponderay, ID 83852

Subj: Ponderay Mobile Home Park Storm Water Management System

KayLeigh:

Lou Vermeer and I prepared the attached storm water management plan in 1995. The plan included management of 19,000 square feet of impervious surface for storage units and associated driveways noted as "storage area" on the said plan. It is my opinion that further design and/or analysis is not necessary.

If you have any questions, please contact me at 208-263-4160 or email to sbrown@jasewell.com.

Sincerely,

B. Scott Brown, P.E.



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PLANNING OFFICE
CITY OF PONDERAY

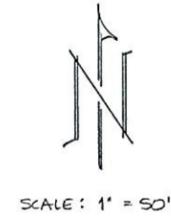
James A. Sewell & Associates, LLC

Newport Office - 600-4th Street West, Newport, WA 99156 (509)447-3626 (208)437-2641

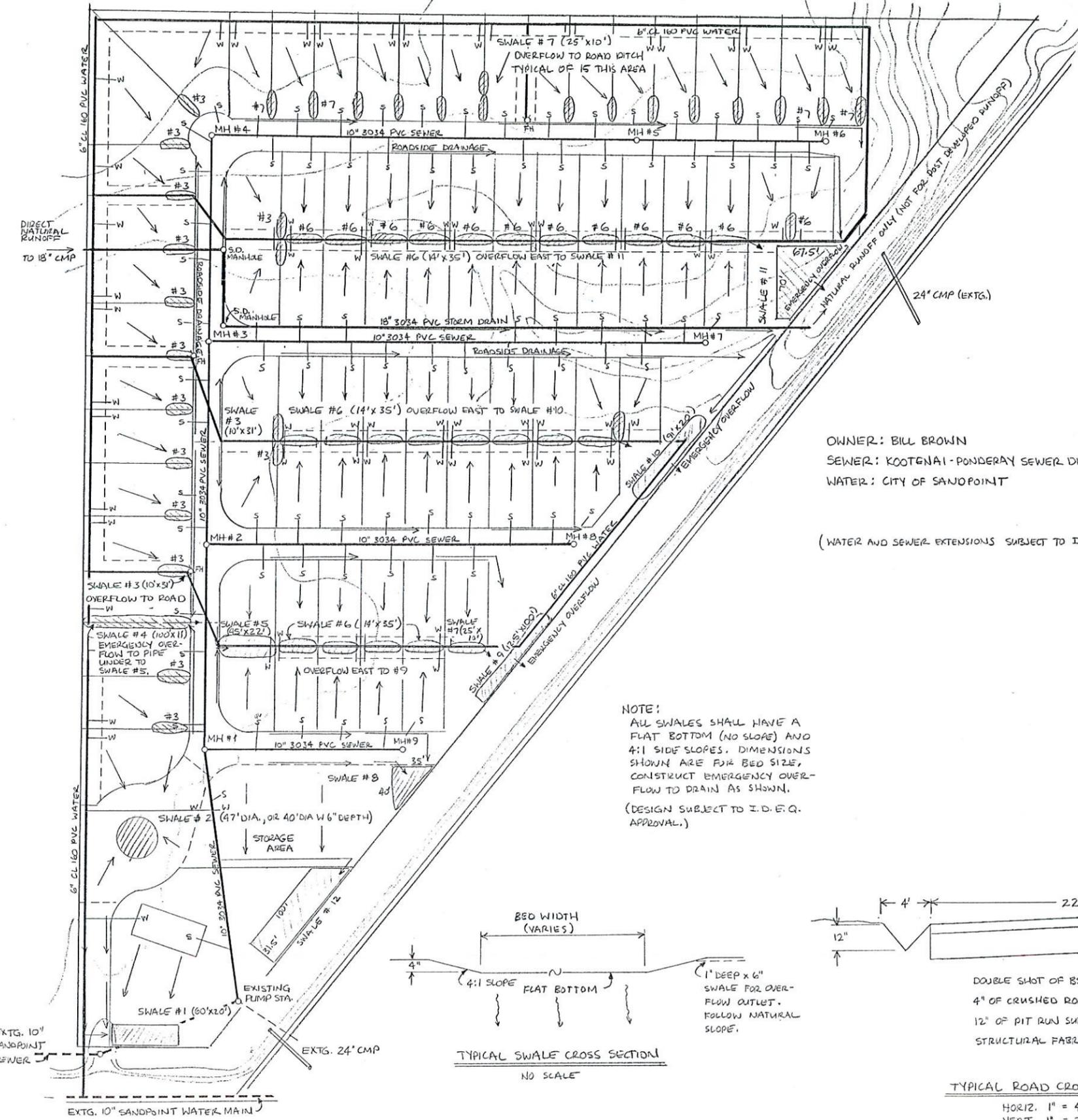
Sandpoint Office - 1319 North Division Avenue, Sandpoint, ID 83864 (208)263-4160

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PONDERAY MOBILE HOME PARK
ENGINEERING PLAN

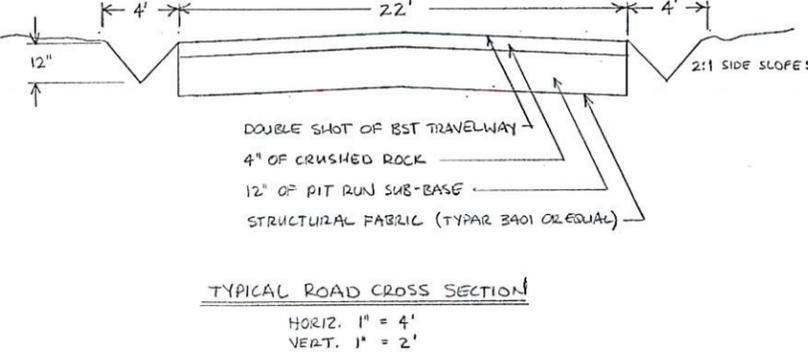
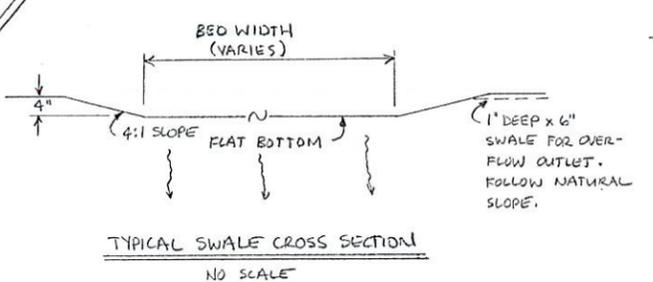


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OWNER: BILL BROWN
 SEWER: KOOTENAI-PONDERAY SEWER DISTRICT
 WATER: CITY OF SANDPOINT
 (WATER AND SEWER EXTENSIONS SUBJECT TO I.D.E.Q. APPROVAL)

NOTE:
 ALL SWALES SHALL HAVE A FLAT BOTTOM (NO SLOPE) AND 4:1 SIDE SLOPES. DIMENSIONS SHOWN ARE FOR BED SIZE, CONSTRUCT EMERGENCY OVERFLOW TO DRAIN AS SHOWN.
 (DESIGN SUBJECT TO I.D.E.Q. APPROVAL.)



CALCULATION SUMMARY
 Hydrologic Soil Group = C (Silt Loam)
 Return Period = 25 years

Swale #	Impervious Area (sf)	Composite Runoff Coefficient	Time of Concentration (min)	Rainfall Intensity (in/hr)	Post Developed Peak Flow (cfs)	Infiltration Rate (in/hr)	Storage Required (cf)	Volume Available (cf)	Volume to Treat First 1/2 in. of Rain
Swale #1	6,360	0.84	5	2.5	0.26	0.25	392	400	265
Swale #2	8,364	0.68	5	2.5	0.36	0.25	527	103	349
Swale #3	1,764	0.60	5	2.5	0.07	0.25	102	167	74
Swale #4	5,394	0.67	5	2.5	0.23	0.25	345	393	225
Swale #5	5,178	0.63	5	2.5	0.20	0.25	308	333	216
Swale #6	2,608	0.60	5	2.5	0.10	0.25	135	167	103
Swale #7	1,204	0.60	5	2.5	0.05	0.25	72	83	54
Swale #8	4,400	0.70	5	2.5	0.18	0.25	330	350	183
Swale #9	8,140	0.70	5	2.5	0.34	0.25	620	625	339
Swale #10	11,880	0.70	7.7	2.4	0.45	0.25	906	910	455
Swale #11	18,480	0.70	9.4	2.1	0.62	0.25	1,400	1,400	770
Swale #12	19,000	0.75	5	2.5	0.90	0.25	1,548	1,578	792