

Comments from Meeting with Southern Arizona Home Builders Association, February 5, 2009.

Issues raised by SAHBA and the District's response are:

Recommend inserting the word "final" in front of release of assurances in 16.16.070.B.2.d.

RFCO Response: RFCO understands the concerns regarding the timing of the release of assurances, however, the use of the terms "partial" and "final" occur informally, and not codified in the Pima County Code. As such, RFCO will continue to use "release of assurances", although the current process is not anticipated to change. No change to Ordinance.

Do the new critical facilities requirements apply to all utilities, even linear features like power lines? Will this apply in every regulatory floodplain (16.26.050)?

RFCO Response: The District has proposed using FEMA's definition of critical facilities, which includes linear features. However, it is important to note that the only real concern with linear features such as power poles is the determination of scour depth and structural stability should that scour occur. The District has amended the Ordinance to reduce the applicability of the critical facility requirements to only those floodplains designated by FEMA. In some cases, the applicant may be required to determine the flow characteristics of the 0.2% annual chance flood in order to design flood mitigation elements.

(16.36.030.D) How is this intending to address phased developments? Are we required to provide all of the "as-builts" for the whole development? How does this impact model home permits?

RFCO Response: This provision is only intended to address drainage infrastructure necessary to mitigate the proposed development and the language has been amended to reflect that. In addition, the District will continue to allow the construction of a few model homes prior to the submittal of the "as-built" plans although it is anticipated that much of the infrastructure would be in place.