Weber County Planning

RE: Kimberly-Clark Ogden Diaper Plant

2010 North Rulon White Blvd

Ogden, Utah

Project: Trailer Parking Improvement

Kimberly-Clark seeks to improve an existing trailer parking area located near the southwest corner of their property. The trailers currently are parked on a thin roadbase area. The 6.8 acre project scope includes grading, roadbase and asphalt paving improvements per the site-specific geotechnical report. Storm drain piping and inlets will be installed that will conduct flows to a proposed on-site detention pond. Kimberly-Clark has an existing large, sodded, well-maintained master drainage pond to the north with a grated control structure box that has been gradually elevated over the years to accompany new impervious surfaces that have been added. For this project, drainage is towards the existing on-site 'street' that borders the north side of the trailer parking area (termed 1975 North Street) which has inlets that capture flows and conduct them westward to the piped municipal storm drain system in Rulon White Boulevard. The new improved parking area will utilize an approximate 3-inch orifice that will meter pre-project flows into an existing curb inlet on the south side of 1975 North Street. Drainage patterns will basically remain the same, but flows will be captured and better managed into/through a detention pond - the net effect is arguably a decreased impact storm drainage-wise. Note that this is an off-street parking facility on private property - 1975 North is actually an on-site roadway/driveway behind a gated entry - accordingly, there will no new driveway access to Rulon White Boulevard - the site will continue to utilize the on-site 1975 North 'Street.' Further, the project does not involve any new buildings and does not induce any additional traffic impacts.

The new improved parking lot will have a substantial structural section which is shown in the profile views of the 17-page set of plans. Additionally, 8-inch concrete landing gear support areas will be installed. The plans show three phases - the first two phases will be initially constructed which will provide approximately 212 improved trailer parking stalls. Existing condition photos have been included in the County submittal - one can readily perceive the erosion-eliminating nature of the proposed improvements.

Drainage calculations for the 295,741 SF (6.79 acres) parking areas utilizing 100-year rainfall data with a metered outflow at 0.1 cfs/acre (.679 cfs) yields a storage requirement of 38,616 cubic feet - the four-foot deep pond to be provided will hold 38,843 below the high water surface elevation (which affords 1-foot of freeboard). Orifice calculations reveal a 3-5/8-inch circular orifice hole.

High mast lighting will be installed throughout the proposed parking area to allow for 24-hour usage. As mentioned, there are no proposed modifications to the existing buildings - this project only pertains to trailer parking improvements.

No new exterior signage is proposed as part of this project.

A SWPPP plan is included in the project plan set - the awarded contractor will implement the NOI and associated documents.

The existing mature, bermed landscaping between the site and Rulon White Boulevard consists of evergreen trees and grass - such will remain as is. The new on-site pond will consist of rockscape.

In summary, Kimberly-Clark is making a very substantial investment in an on-site parking area that will eliminate erosion possibilities. The project is responsibly handling the increased runoff due to increased impervious development. Project improvements are soundly based on geotechnical study stipulations.