

Lake Weedunno Subdivision

Drainage Narrative

The subject parcel has an area of 136.73 acres (including some portions of 18 Road and I Road Right-of-way). The property is located at 916 18 Road and is owned by Lake Weedunno, LLC. The Mesa County Tax Parcel Number is 2697-291-00-816. The property consists of two lakes from previous gravel extraction and a residential structure with accessory buildings.



Site Location

The Site is located in a Drainage Basin designated as “117” and is east of the Little Salt Wash Basin and West of Adobe Creek Basin. The major drainages in the lower part of the basin are the Newman Drain and the Murray Drain. The Newman drain passes across the north boundary of the Site flowing west. The Murray Drain comes from the north and combines with the Newman Drain just before discharging into the Colorado River. A portion of the Site does lie with in a designated 100-year flood plain.

The Minor Subdivision will create two lots and dedicate I Road Right-of-way. There are no surface or utility changes being proposed with the subdivision. The subdivision will not change drainage patterns, nor will it increase or decrease stormwater runoff.