

MONROE COUNTY DRAINAGE BOARD
Wednesday November 1, 2023, at 8:30 AM
Location: Showers Building Room 106D
Hybrid Meeting with Virtual Attendance via Zoom

AGENDA

1. Call to Order
2. Approval of Minutes for: October 4, 2023 +*
3. Public Input for Items not on the Agenda
4. Business
 - a. Drainage Easement Waiver Request – 427 W That Road (Southern Meadows Lot 75) +*
 - b. Drainage Easement Waiver Request (after-the-fact) – 408 W Irie Ct. (Southern Meadows Lot 60) +*
 - c. Drainage Easement Violation (after-the-fact) – 404 W Irie Ct. (Southern Meadows Lot 58) +*
 - d. Drainage Easement Floodplain Violations (after-the-fact) – Southern Meadows Lots 60, 61, and 62 +*
 - e. Future Drainage Plan Reviews for DB approval:
 - i. K&S Rolloff – New Fill Area (determining if drainage plan is required)
 - ii. North Park II Area B-9 – large fill site
 - iii. North Park Area B-3 Lot 3 – Stone Carver Drive Extension
 - iv. Monroe County Airport Drainage Improvements Project – pipe lining and replacement
5. Staff Reports/Discussion
 - Link to DRAFT Stormwater Management Ordinance (August 2022):
https://www.co.monroe.in.us/egov/documents/1669831347_72535.pdf
 - Link to DRAFT Stormwater Technical Standards Manual (August 2022):
https://www.co.monroe.in.us/egov/documents/1669831403_93922.pdf
6. Adjournment
 - a. Date of Next Meeting: Wednesday December 6, 2023, at 8:30 AM

+ Attachment Included

* Board Action Requested

Zoom Meeting Information:

<https://monroecounty-in.zoom.us/j/81406336371?pwd=WWxYd240SGpGdG0yR2Vra3BRSVpYUT09>

Meeting ID: 814 0633 6371

Password: 663262

Dial by your location:

+1 312 626 6799 US (Chicago)

Anyone who requires an auxiliary aid or service for effective communication, or a modification of policies or procedures to participate in a program, service, or activity of Monroe County, should contact Monroe County Title VI Coordinator Angie Purdie, (812)349-2550, apurdie@co.monroe.in.us, as soon as possible but no later than forty-eight (48) hours before the scheduled event.

Individuals requiring special language services should, if possible, contact the Monroe County Government Title VI Coordinator at least seventy-two (72) hours prior to the date on which the services will be needed.

The meeting is open to the public.

MONROE COUNTY DRAINAGE BOARD
Wednesday October 4, 2023, at 8:30 AM
Location: Showers Building Room 106D
Hybrid Meeting with Virtual Attendance via Zoom

MEMBERS PRESENT: Bob Autio, Trohn Enright-Randolph (*ex officio*), Lee Jones, James Faber
Ginger Davis (attending virtually), Bill Riggert

MEMBERS ABSENT: None

STAFF: Donna Barbrick (Secretary), Kelsey Thetonia (MS4 Coordinator), Jackie Nester Jelen
(Planning), Erica Penna (Stormwater Inspector)

OTHERS: Andy Knust (BRCJ)

1. Call to Order by Robert Autio

2. Approval of Minutes for: May 31, 2023, and September 6, 2023.

Motion to approve May 31, 2023, minutes by Faber; second by Riggert. VOTE BY ROLL CALL: Riggert YES, Autio YES, Faber YES, Jones YES and Davis YES. Motion passes (unanimously).

Motion to approve September 6, 2023, minutes by Faber; second by Riggert. VOTE BY ROLL CALL: Riggert YES, Autio YES, Faber YES, Jones YES, and Davis YES. Motion passes (unanimously).

3. Public Input for Items not on the Agenda.

Faber said, regarding the road from Arlington to North Maple Grove, I would like the curb painted white. He said it is a difficult turn to visualize. He said I will finish out my Drainage Board (DB) term this year. He said I have been on this board since the 1990s. He said I remember Kevin Enright and I used to walk all these places that needed to be looked at. He asked if anyone else walks those areas now. Trohn said not with me. Bob Autio said thank you on behalf of the board. Faber said I hope you find someone who is a geologist and who is concerned about not allowing developments where there are problems, especially in karst areas. Jones asked if the commissioners make the appointment. Faber said yes. Regarding his last meeting, he said maybe you can get some donuts from Crescent Donuts; they have the best stuff in town.

4. Business

a. Highland Park Elementary School Improvements (site plan review)

Thetonia said I can do a quick summary and we have Andy Knust here to represent the project. She said this project is located in the Sinking Creek watershed. She pulled up the map and displayed aerials of the site. She said the Westgate Development is to the north with seven large detention ponds on that property. She said this elementary school is proposing a new running track and parking lot improvements. She said there is an existing pond on the site to the south. She said there would be modifications to the outlet structure to hold more water back and meet critical watershed release rates and modifying the existing pond. She said it all drains to the south. She displayed a schematic of the proposed improvements. She said we do have a wetland delineation for this project for the existing pond and an intermittent stream.

Ginger Davis had a question about an S-shaped curve in the Karst Park Greenway. Andy Knust said the greenway is a bike and pedestrian path. He said the path goes downhill as you approach that and so the curve reduces some of the speed as you come around the corner. He said there are no karst features in that immediate area.

Thetonia talked about the drainage from Westgate coming from the north. She said there are two concrete pipes under the sidewalk. She said runoff would be conveyed to an intermittent stream channel. She said

parking spaces would be added on the east side of the building. Knust said there are a couple of existing paths that cross the flow path. He said there are two existing concrete twin pipes that will be replaced with a single pipe and extend it on the south side of the pedestrian path. Faber asked about permeable pavers in the parking area. Andy said we haven't considered that here. He said part of the objective is to use this track also for cars picking up/dropping off students. Faber asked about trees. Knust said we could speak to the school about tree planting. He said there might be some area south of the detention pond. Trohn spoke about existing trees being removed. Thetonia said in the past we have required 1:1 tree planting ratios. She said I can work with Andy concerning how many trees are being removed. She said I can pay close attention to the landscaping and tree plantings in order to perhaps mitigate the loss of trees.

Andy said we are proposing mainly improvements to the embankment at the downstream side of the pond and the outfall control structure. He said we are just going to kind of touch the edge of the actual pond wetland area, but we will be removing trees that are growing into the embankment because tree roots are not good for the stability of the structure. He said further downstream might be a good place for tree planting and we can talk to the school about that. Jackie Jelen commented that on Page 5 of the plan it talks about preserving trees and what trees would be removed.

Thetonia moved on to a discussion of critical watershed release rates for this project. Knust read from a passage in the draft technical standards manual:

For proposed developments within the Sinking and Cave Creek watersheds, a minimum of three inches of runoff over the disturbed area must be released at a rate that results in a drawdown time from the end of a 100-year, 48-hour storm of no less than two days.

He said I think we need some clarification on exactly which volume to retain for exactly how long. Thetonia said this is the conversation we should be having before we pass an ordinance. She said Terry Quillman and I had a conversation about which calculation to use. She suggested doing both calculations and using the more stringent one, with the greater volume.

Knust said currently it draws down to within less than a tenth of a foot within about 40 hours so it would not take too much to stretch it out to 48 hours. He said right now we have a six-inch orifice in the plan and right now we have two of them. He said we are plugging up two of them to stretch out that release rate. He said I am not sure how we would achieve that. Thetonia said I think we should have a discussion about this. She asked as far as conditions that DB would want to place on this preliminary plan, can we leave it open to say that we will try to meet these conditions.

Faber asked if the pond had ever been cleaned out and if cleaning it out would increase the amount of water that it would hold back. Andy said cleaning out the pond would increase the volume, but the consequence would be disturbing a whole lot of what is now wetland. He said it would be less disturbance to go with the volume we have. He said to meet the Critical Watershed Release rates we don't need more volume in the pond, we need to make improvements on the embankment and basically leave the pond alone.

Jelen commented that Drew Myers is the planner on this. She said I don't think we have done a complete landscaping review yet. She said there are neighbors to the north who are concerned with the development and about that buffer yard on the west side being removed. She said we are sensitive to the idea of having as much tree reservation as possible on the west side, as well as new trees being placed where required.

Autio suggested staff review on both the tree issue and the critical release rates. Thetonia said she would work with Andy on a tree re-planting plan, and we will work with Katie Stein on the critical drainage area release rates.

She said one last item that I wanted to cover was where water enters the site from the Westgate development. She spoke about a gap between where a Westgate pond is discharging and where it is picked up by existing twin pipes on this development. She said I would like to have a structure there, but we don't. Knust said now that Westgate is installed, we could probably adjust the angle of the new pipe and align better.

Erica Penna spoke about current conditions at Westgate. She said the contours now should match the plan. Thetonia said I think the main thing for this plan is to look at the alignment of the new pipe.

Thetonia spoke about downstream restrictions. She said at the church to the south, there is a crossing that is probably inadequate; it may be helped with this project modifying the detention pond upstream. She also mentioned downstream there is a house that floods easily. She said there is debris backed up in the crossing under the railroad. She said those are my main concerns. She said it is really tough to get anything done in this area. She said the new ordinance will require downstream improvements. She asked for input about downstream issues and this project. Autio asked about the railroad crossing. Thetonia said when they replace that bridge, they will get it all cleaned out, but it will cost a lot of money to do the cleanup there; I can see what their plans are for that bridge. Faber spoke about the county having money to do something there, also. She said we have a small grant to do some work on that property in the ditch; it is pretty flat there so I don't know how much we can do there. She said I wanted to make you aware that we still have downstream issues in this critical watershed.

Trohn asked about flooding by the house downstream. Thetonia said I think the critical release rates will be a big help.

Autio suggested a motion to approve the preliminary drainage plan with staff review of tree replacement and critical watershed release rates. Trohn suggested adding to the motion "contingent to the MS4s review and approval." Faber seconded the motion. VOTE: Autio YES, Faber YES, Jones YES and Davis YES. Riggert RECUSED. Motion carried.

Thetonia said Erica Penna could give an update on Westgate. Penna said she inspected yesterday and took some pictures. The images were displayed for DB. She said she is doing monthly inspections there. She said as of this point, they have all the ponds to the north in and stabilization is beginning. She said Ponds #5, #6 and #7 at the south half are in various stages of stabilization. She said Pond #7 is at the south end and she pointed out where the outflow discharge area is. She said Westgate has not had any significant discharge from their site.

b. Southern Meadows Subdivision Drainage Easement Violations

Thetonia displayed the development site near That Road and South Rogers and said she would like to give an update. She said a couple of phases are being built out. She showed where the detention ponds are. She said there have been some violations on the site for flood plain permitting and fences going in on drainage easements. She said she sent out three letters last week to property owners. She said on one of them, a fence went in over the storm pipe that discharges to the detention pond to the north. She said I wanted to get your opinion on this. She said I'd like to have an inspection of the pipe to see if it was damaged during the fence construction. She said if the pipe is not damaged and the fence is off the pipe, I would propose to let the fence remain with the understanding that it could be removed if that pipe needs maintenance or to be replaced. She said that would be my proposal. She said if the pipe is damaged, I will

probably take it to DB and figure out how to fix the pipe. Autio asked if it was the homeowner's responsibility to fix the pipe. Thetonia said that is a very difficult question.

Davis asked about drainage easements. Thetonia said there are two easements on this property. Trohn said my thought is, if we permit this and recommend leaving it, would that create a domino effect. He said I would ask you to consider that, if we give them a pass then how do we say "no" to the next one. Thetonia said our ordinance says it is a case-by-case basis and every single case will go to DB to figure out how to handle them. Davis asked if the ground was regraded during construction. She said if it was re-graded there is a risk of the soil settling where the fence went in. She said there is a potential for future movement.

c. 2024 Drainage Board Meeting Dates +*

Thetonia displayed a proposed schedule for next year. She said I propose switching to Thursdays at 8:30 a.m. **Motion to approve the 2024 schedule by Riggert. Second by Autio. VOTE: Riggert, Autio, Faber, Jones, and Davis YES. Motion carried unanimously.**

Thetonia mentioned an upcoming SWCD Field Day event on October 20 and said she would send out a flyer.

5. Staff Reports/Discussion

6. Adjournment

- a. Date of Next Meeting: Wednesday November 1, 2023, at 8:30 AM**

There being no further business, meeting adjourned 9:41 am.

Minutes approved: _____

President

Secretary

Donyel Byrd and John Stipp
427 W. That Rd
Bloomington, IN 47403

October 3, 2023

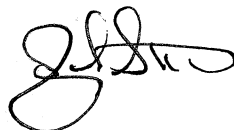
To the Monroe County Board of Zoning Appeals,

We are requesting a variance to add an additional depth of 6 feet onto our existing deck. The current deck is quite narrow (particularly due to the fact that there is a bay window on half of the outdoor portion of our deck. This makes it difficult to comfortably add an outdoor dining table and move the grill away from the house. The corner of the proposed deck addition will cross into a drainage easement by a total of only 30.6 square feet (4'-2" by 14'-8"). We have included dimensions and additional details in the attached drawings and pictures.

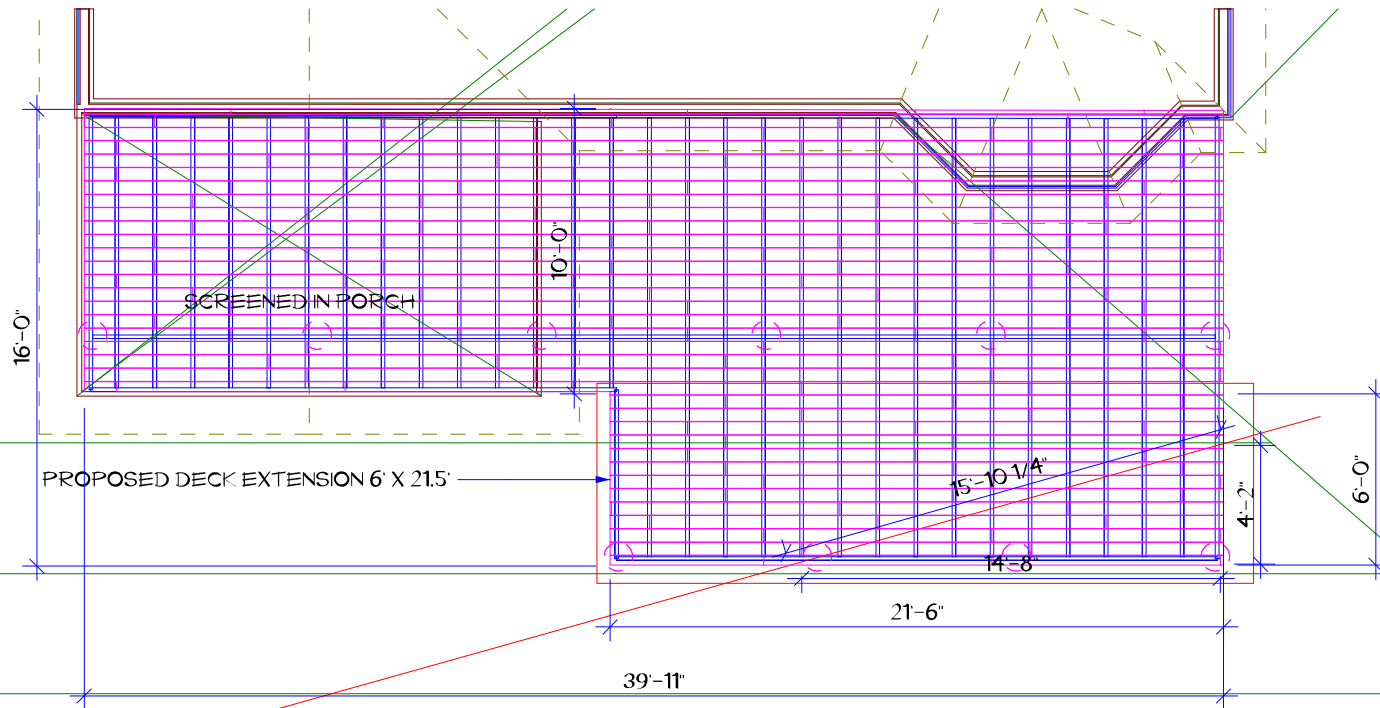
We will take precautions to make sure drainage is maintained, as it is in the best interests of us and the neighbors. We are currently taking steps to bury our downspouts and plan to add trees and an overseeding of grass for the fall. We believe our proposed deck would not impede any water flow, as there is a graded swale to allow the water to flow down the property line to the East of our home. Considering the slope of the lot, the design of the plat, and the openness of the underside of the deck we believe there will be no impact on drainage.

Thank you for your consideration.

Respectfully,



Donyel Byrd and John Stipp
427 W That Rd
Bloomington, IN 47403
donyel.byrd@gmail.com



GENERAL NOTES

No.	REVISION/ISSUE	DATE

ORIENTATION	STAMP

ALL DRAWINGS ARE THE PROPERTY OF THE DESIGNER AND THEIR USE IS LIMITED TO THE PROJECT AND PART WITHOUT THE WRITTEN CONSENT OF THE DESIGNER. CONTRACTOR TO CHECK AND VERIFY ALL DIMENSIONS BEFORE CONSTRUCTION AND TO REPORT ANY DISCREPANCIES TO THE DESIGNER.

APEX HOME SERVICES, LLC
 PO BOX 7256
 BLOOMINGTON IN 47407
 812.3614365

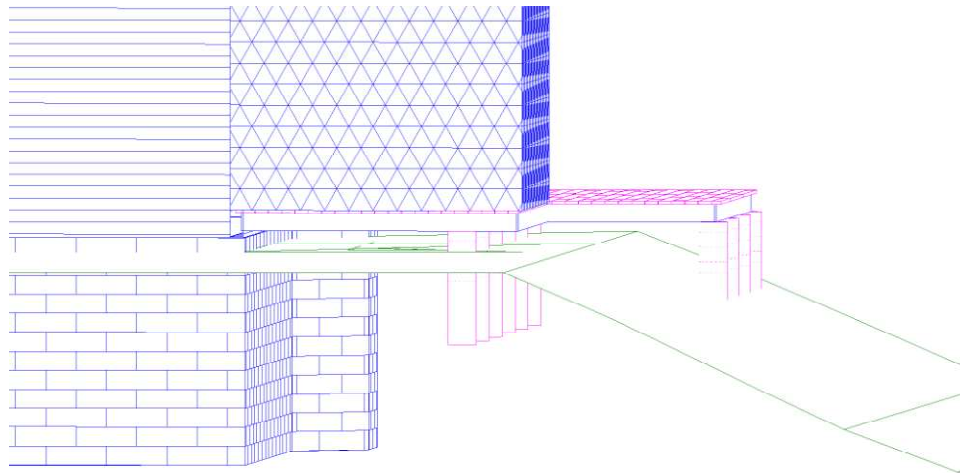
PROJECT NAME:
BYRD DECK EXT
 427 W. THAT ROAD
 BLOOMINGTON

CLIENT:
DONYEL BYRD

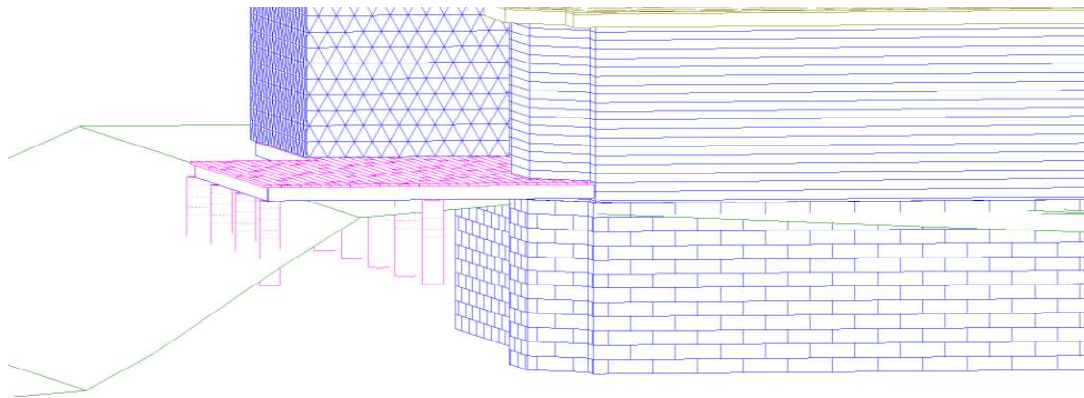
DRAWING:
FLOOR PLAN
 DRAWING SUB NAME
 SCALE: 1/4" = 1'-0" DATE: 01/06/2022

DRAWN BY:	#DRAWN BY	A1
CHECKED BY:	#CHECKED BY	
APPROVED BY:	#APPROVED BY	

RED LINE IS APPROXIMANT DRAINAGE EASEMENT LINE (DE) 30.6 sq ft ESTIMATED OVERLAP INTO DRAINAGE EASEMENT (DE)



WEST ELEVATION



EAST ELEVATION

GENERAL NOTES

No.	REVISION/ISSUE	DATE

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APEX HOME SERVICES, LLC

PO BOX 7256
BLOOMINGTON IN 47407
812.3614365

PROJECT NAME:
BYRD DECK EXT
427 W. THAT ROAD
BLOOMINGTON

CLIENT:
DONYEL BYRD

DRAWING:
ELEVATIONS
DRAWING SUB NAME
SCALE: 1/4" = 1'-0" DATE: 01/06/2022

DRAWN BY:	#DRAWN BY	SHEET:	A2
CHECKED BY:	#CHECKED BY		
APPROVED BY:	#APPROVED BY		



Brandon Sturgis
 09/11/2023 02:24 pm (EDT)
 Donyel Byrd / 2307-4687546-02
 427 West That Road Bloomington, IN 47403

EAST ELEVATION



Brandon Sturgis
 09/11/2023 02:23 pm (EDT)
 Donyel Byrd / 2307-4687546-02
 427 West That Road Bloomington, IN 47403

WEST ELEVATION

GENERAL NOTES

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ORIENTATION	STAMP
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APEX HOME SERVICES, LLC
 PO BOX 7356
 BLOOMINGTON, IN 47407
 812.361.9365

PROJECT NAME:
BYRD DECK EXT
 427 W. THAT ROAD
 BLOOMINGTON

CLIENT:
DONYEL BYRD

DRAWING:
DETAILS
 DRAWING SUB NAME
 SCALE: 1/4" = 1'-0" DATE: 01/06/2022

DRAWN BY:	#DRAWN BY	SHEET:
CHECKED BY:	#CHECKED BY	A3
APPROVED BY:	#APPROVED BY	



Brandon Sturgis
 09/11/2023 02:24 pm (EDT)
 Donyel Byrd / 2307-4587546-02
 427 West That Road Bloomington, IN 47403

SOUTH ELEVATION

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APEX HOME SERVICES, LLC
 PO BOX 7356
 BLOOMINGTON, IN 47407
 812.361.9365

PROJECT NAME:
BYRD DECK EXT
 427 W. THAT ROAD
 BLOOMINGTON

CLIENT:
DONYEL BYRD

DRAWING:
SITE PLAN
 DRAWING SUB NAME
 SCALE: 1/4" = 1'-0" DATE: 01/06/2022

DRAWN BY:	#DRAWN BY	SHEET:
CHECKED BY:	#CHECKED BY	A4
APPROVED BY:	#APPROVED BY	

DocuSign Envelope ID: 6E2085A-A41C-4A21-9504-AEC268780A58



PRELIMINARY PLOT PLAN
 LOT 75 SOUTHER MEADOWS
 PHASE 1
 (427 W THAT ROAD)

LEGEND
 BBL BUILDING SETBACK LINE
 U/E UTILITY EASEMENT
 C & U/E DRAINAGE & UTILITY EASEMENT
 PE PEDESTRIAN EASEMENT
 R/W RIGHT OF WAY
 CSW CONCRETE SIDEWALK



S SMITH
 DESIGN
 GROUP
 CIVIL ENGINEERING • LAND SURVEYING
 1407 W Arlington Road Bloomington, IN 47404
 (812) 336-8536 - smithdng.com
 JOB: 9064 DATE: 02/07/2023

Brandon Sturgis
 07/07/2023 10:16 am (EDT)
 Donyel Byrd / 2307-4687546-02
 427 West That Road Bloomington, IN 47403

GENERAL NOTES

No.	REVISION/ISSUE	DATE

ORIENTATION	STAMP

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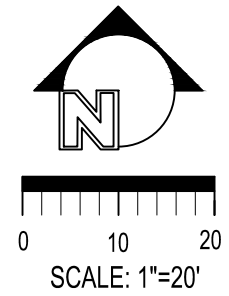
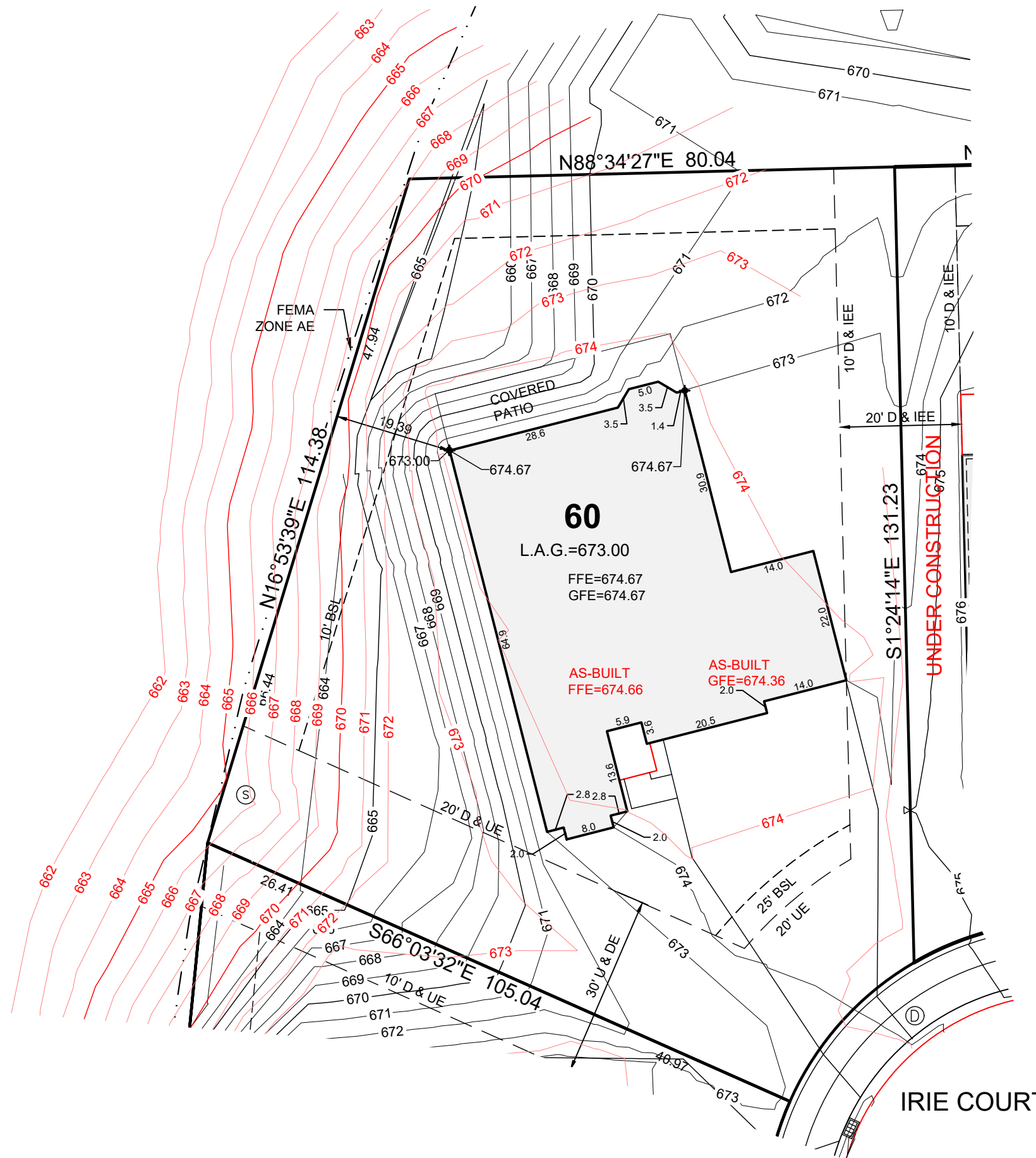
APEX HOME SERVICES, LLC
 PO BOX 7356
 BLOOMINGTON, IN 47407
 812.361.9365

PROJECT NAME:
BYRD DECK EXT
 427 W. THAT ROAD
 BLOOMINGTON

CLIENT:
DONYEL BYRD

DRAWING:
FLOOR PLAN
 DRAWING SUB NAME
 SCALE: 1/4" = 1'-0" DATE: 01/06/2022

DRAWN BY:	#DRAWN BY	SHEET:
CHECKED BY:	#CHECKED BY	A5
APPROVED BY:	#APPROVED BY	



LEGEND

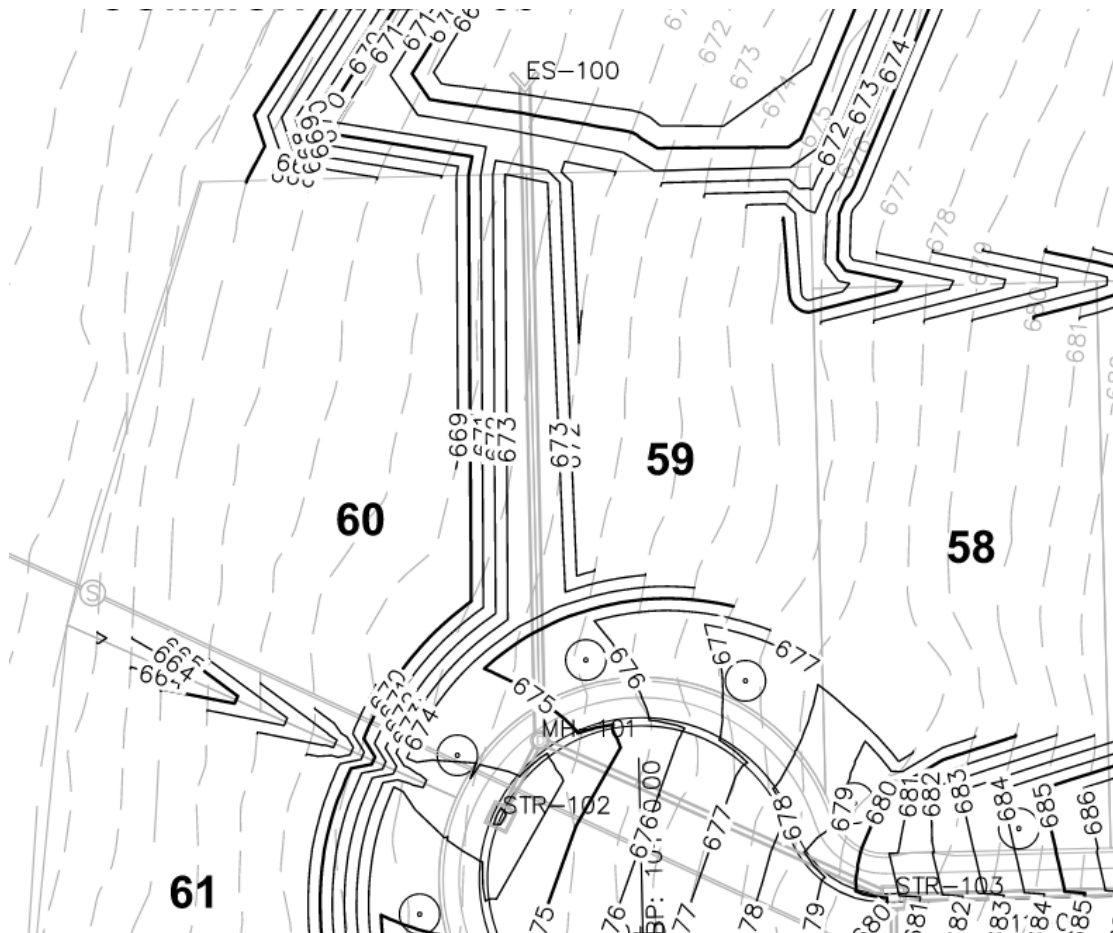
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- UE UTILITY EASEMENT
- R/W RIGHT OF WAY

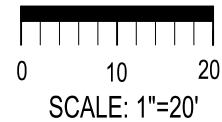
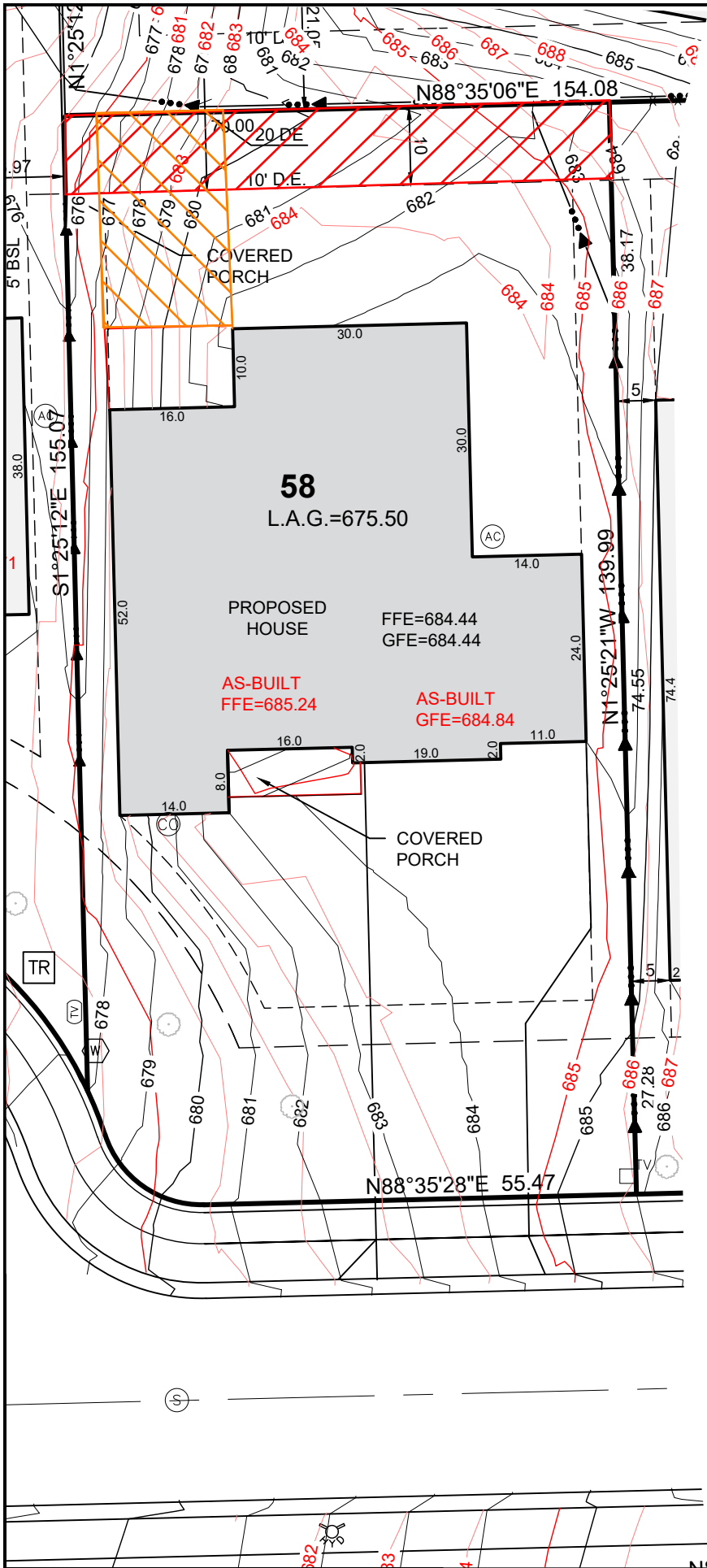
**AS-BUILT PLAN
LOT 60 SOUTHER MEADOWS PHASE 2
(408 W IRIE COURT)**



CIVIL ENGINEERING - LAND SURVEYING
1467 W Arlington Road Bloomington, IN 47404
(812) 336-6536 - smithdginc.com
JOB: 6064 DATE: 01/13/2023

Southern Meadows Lot 60 (408 W Irie Ct.) – Violation: Fence in Drainage Easement





LEGEND

- BSL BUILDING SETBACK LINE
- UE UTILITY EASEMENT
- DE DRAINAGE EASEMENT
- R/W RIGHT OF WAY
- GFE GARAGE FLOOR ELEVATION
- FFE FINISH FLOOR ELEVATION
- BFE BASEMENT FLOOR ELEVATION
- LAG LOWEST ADJACENT GRADE

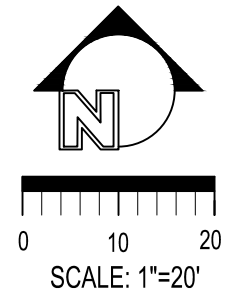
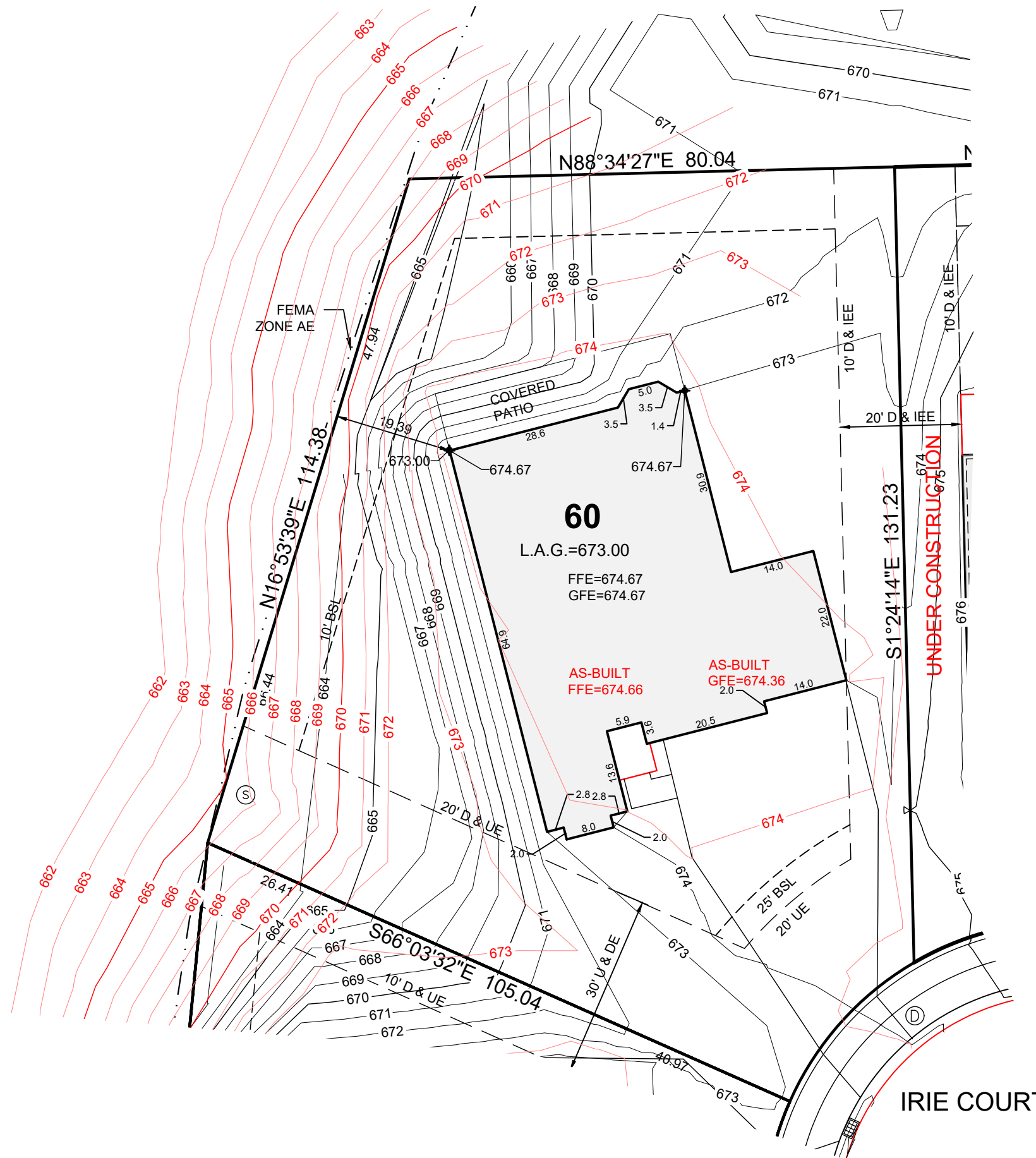
**AS-BUILT PLAN
LOT 58 SOUTHER MEADOWS
PHASE 2
(404 W IRIE COURT)**

NOTES:

1. AS-BUILT CONTOURS AND ELEVATIONS SHOWN IN RED
2. THIS EXHIBIT WAS PREPARED BASED UPON DOCUMENTS OBTAINED FROM THE OFFICE OF THE RECORDER OF MONROE COUNTY, AND OTHER SOURCES AND IS NOT INTENDED TO BE REPRESENTED AS A RETRACEMENT OR ORIGINAL BOUNDARY SURVEY, A ROUTE SURVEY OR A SURVEYOR LOCATION REPORT



CIVIL ENGINEERING - LAND SURVEYING
 1505 W Arlington Rd Bloomington, IN 47404
 (812) 336-6536 - smithdgroup.com
 JOB: 6064 DATE: 09/12/2023

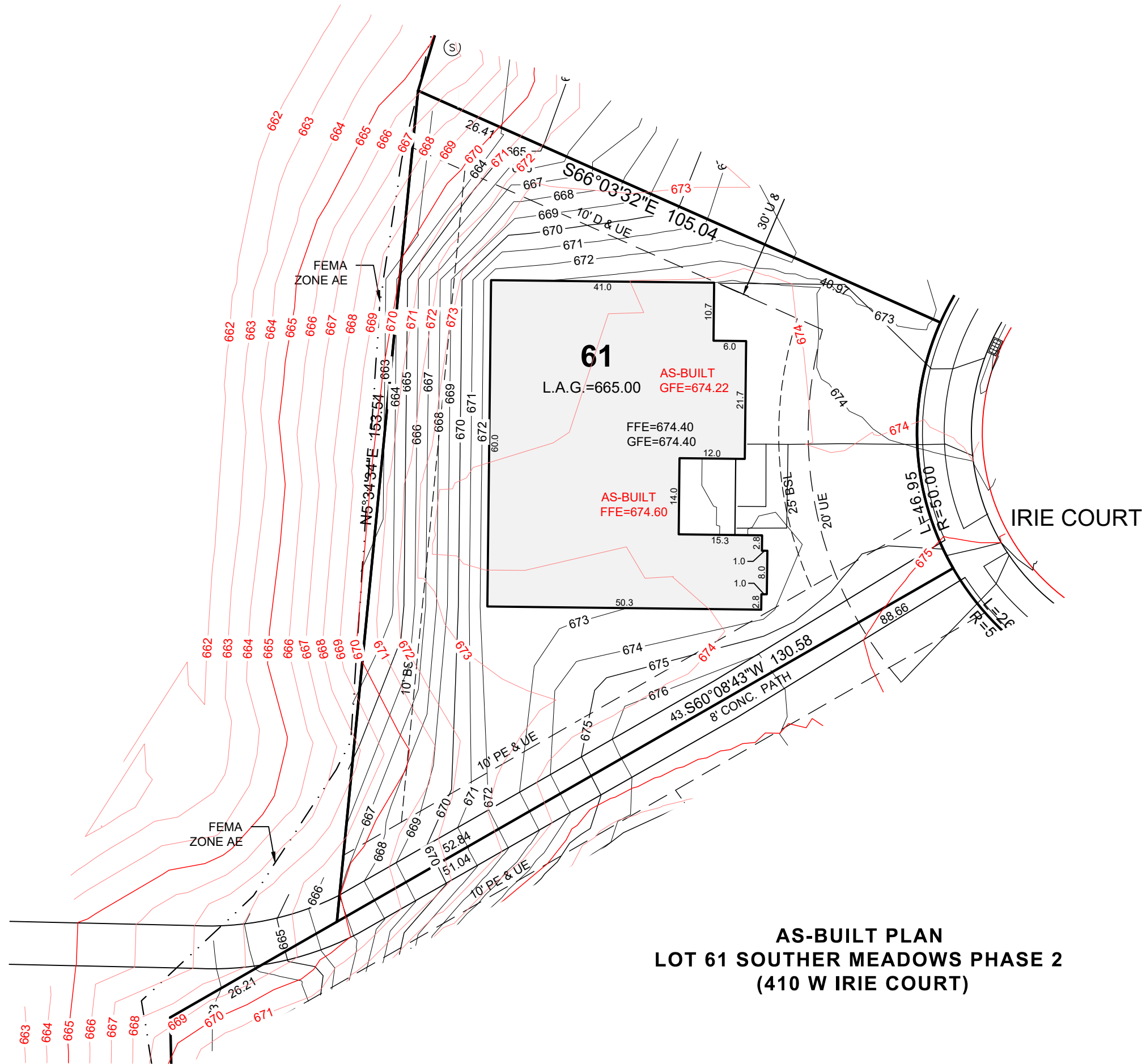


LEGEND
 BSL BUILDING SETBACK
 LINE
 UE UTILITY EASEMENT
 R/W RIGHT OF WAY

**AS-BUILT PLAN
 LOT 60 SOUTHER MEADOWS PHASE 2
 (408 W IRIE COURT)**

**SMITH
 DESIGN
 GROUP**

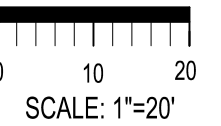
CIVIL ENGINEERING - LAND SURVEYING
 1467 W Arlington Road Bloomington, IN 47404
 (812) 336-6536 - smithdginc.com
 JOB: 6064 DATE: 01/13/2023



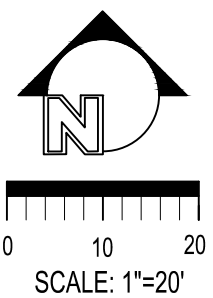
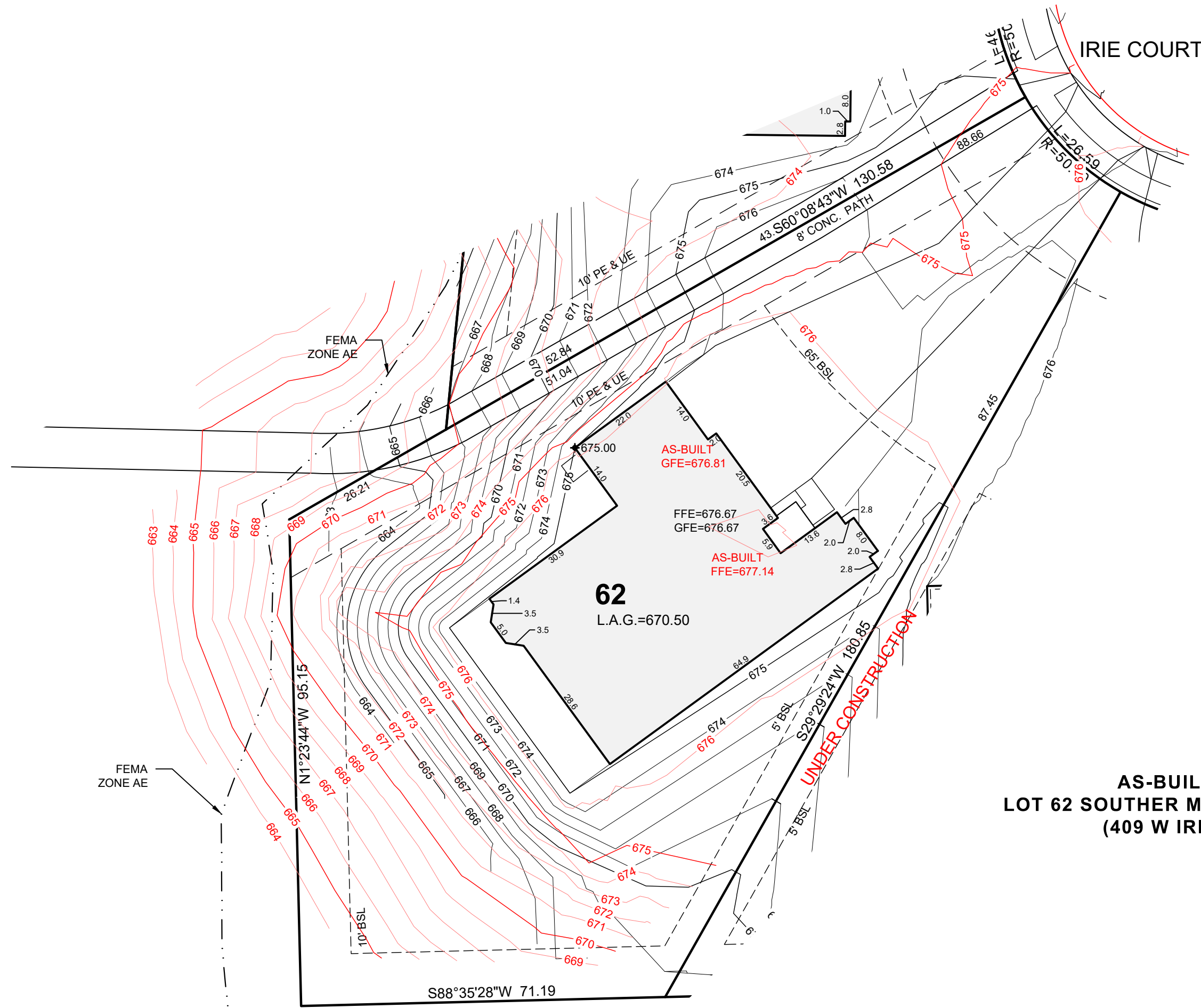
**AS-BUILT PLAN
LOT 61 SOUTHER MEADOWS PHASE 2
(410 W IRIE COURT)**

LEGEND

- BSL BUILDING SETBACK LINE
- UE UTILITY EASEMENT
- R/W RIGHT OF WAY



CIVIL ENGINEERING - LAND SURVEYING
1467 W Arlington Road Bloomington, IN 47404
(812) 336-6536 - smithdginc.com
JOB: 6064 DATE: 01/13/2023



LEGEND
 BSL BUILDING SETBACK
 LINE
 UE UTILITY EASEMENT
 RW RIGHT OF WAY

**AS-BUILT PLAN
 LOT 62 SOUTHER MEADOWS PHASE 2
 (409 W IRIE COURT)**



CIVIL ENGINEERING - LAND SURVEYING
 1467 W Arlington Road Bloomington, IN 47404
 (812) 336-6536 - smithdginc.com
 JOB: 6064 DATE: 01/13/2023