

Kenton C. Ward, CFM
Surveyor of Hamilton County
Phone (317) 776-8495
Fax (317) 776-9628

Suite 188
One Hamilton County Square
Noblesville, Indiana 46060-2230

July 5, 2017

TO: Hamilton County Drainage Board

RE: Cool Creek Drain, J.M. Thompson Arm of Anna Kendall Arm – Partial Vacation

Attached is a partial vacation request and location map submitted by Matthew and Teresa Skelton, property owners and developers of Junction North on Hoover Street in Westfield. This is for the arm of the J.M. Thompson Arm to the Anna Kendall Arm of the Cool Creek Drain on parcels 09-05-36-04-07-001.000, owned by petitioner, and 09-05-36-00-00-020.004, owned by the City of Westfield, in Washington Township.

The portion of the J.M. Thompson Arm to be vacated is the drain from Str. 1 of the Asa Bales Park Relocation to Str. 30, as described in the final report for the J.M. Thompson 1990 Reconstruction, dated April 16, 1992 and approved on April 20, 1992 (DB Book 3, pages 10 to 12). Also to be vacated is the drain from Str. 30 to 30B as described in the Hoover Street Extension report for the J.M. Thompson, dated February 18, 1992, with hearing on May 18, 1992 (DB Book 3, page 18).

The proposed vacation will remove 13 feet of 12" RCP and 100 feet of 36" RCP from the J.M. Thompson Arm of the Anna Kendall Arm of the Cool Creek Drain, for a total of 113 feet.

This parcel owned by the petitioner are being split and developed into North Junction, which will be 5 residential lots. The City of Westfield will continue to maintain the drainage from Hoover Street, as that is part of their system that discharges into the J.M. Thompson Arm.

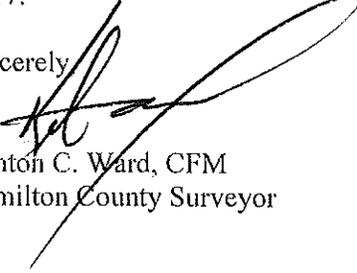
The main J.M. Thompson Arm will remain in place to continue to provide drainage for the overall watershed area and the upstream regulated drain tiles north of Hoover Street.

This will not change the current assessments for the Cool Creek Drainage Area on these parcels.

I believe that the requested partial vacation meets the requirements for vacation as set out in IC 36-9-27-34(d).

I recommend the Board set a hearing for this item as set out in IC 36-9-27-37 for August 28, 2017.

Sincerely,



Kenton C. Ward, CFM
Hamilton County Surveyor

KCW/pll

Cool Creek, J.M. Thompson Arm to Anna Kendall

Vacate from Str. 1 to 30 of Asa Bales Park Relocation and from Str. 30 to 30B of Hoover Street Extension.
This proposal will vacate 113' of drain.

For the benefit of North Junction Subd.

*No change in current maintenance assessment.

Hearing: 08/28/17

Partial Vacation Hearing

Parcel	Owner	Description	Benefit	MntAsmt	Total	% of
09-05-36-04-07-001.000	Skelton, Matthew S & Teresa O	S36 T19 R3 0.45 Ac	Zero	*	*	*
09-05-36-00-00-020.004	City of Westfield	S36 T19 R3 6.95 Ac	Zero	*	*	*

FILED

JUN 30 2017

OFFICE OF HAMILTON COUNTY SURVEYOR

MATTHEW S. AND TERESA O. SKELTON
547 N. Union Street
Westfield, IN 46074

June 28, 2017

Cell: (317) 762-8810

Email: watertowne.24.7@gmail.com

Hamilton County Drainage Board
c/o Mr. Greg Hoyes
One Hamilton County Square, Suite 188
Noblesville, IN 46060

Re: Request for Vacation of a portion of the J.M. Thompson Legal Drain

Mr. Hoyes:

Per our previous discussions, please accept this letter as our request to the Hamilton County Drainage Board to vacate a small portion of the J.M. Thompson Drain located on property we own at 149 W. Hoover Street in Westfield, Indiana.

As you know, in October of 2016, we obtained approval of a zoning proposal that permits the development of our property, identified in Exhibit A, into five (5) single-family residential lots. We are now in the process of subdividing the property.

The westernmost lot planned on the property is significantly encumbered by existing storm water infrastructure, identified in Exhibit B. We would like to remove the existing storm pipes and reconstruct them in a manner that would permit the construction of a new home on the lot (as illustrated in Exhibit C).

The existing storm pipes have been installed and modified over the years as part of more than one construction project. Some of the infrastructure was installed by the County as part of its regulated drain system and some of the infrastructure was installed and/or modified by the City of Westfield. These projects have resulted in an oddly designed network of drainage pipes.

Some of the storm pipes are part of the County's regulated drain system, even though now, as modified over the years, they only convey storm water from two storm inlets on Hoover Street. We propose to rebuild and relocate storm pipes that would continue to convey storm water from these inlets to the J.M. Thompson Drain. The City of Westfield has indicated that it supports the construction of the new storm pipes and that it will, if properly vacated by the County Drainage Board, be willing to accept and maintain the new storm pipes as part of the City's storm drainage system. A letter to this effect is attached hereto as Exhibit D.

Hopeful that this request will be accepted by the Hamilton County Drainage Board, we have discussed this matter at length with the City of Westfield to coordinate design of the relocated storm infrastructure. We have agreed that in advance of rerouting and installing the new storm infrastructure, our contractor would prepare a temporary pump-around from the roadway inlets to the downstream structure that is part of the County's regulated drain. Once the pump is in place, the old pipe at the downstream structure would be removed and the opening would be modified, as necessary, to accommodate the new infrastructure. We have already submitted an application for an Outlet Permit contemplating this work. All new pipe would be installed per City of Westfield and Hamilton County standards and the old existing infrastructure would be removed or temporarily capped until additional site development is performed.

Thank you for your consideration of this legal drain vacation request. Please let us know if you have any questions or if you need any additional information.

Sincerely,



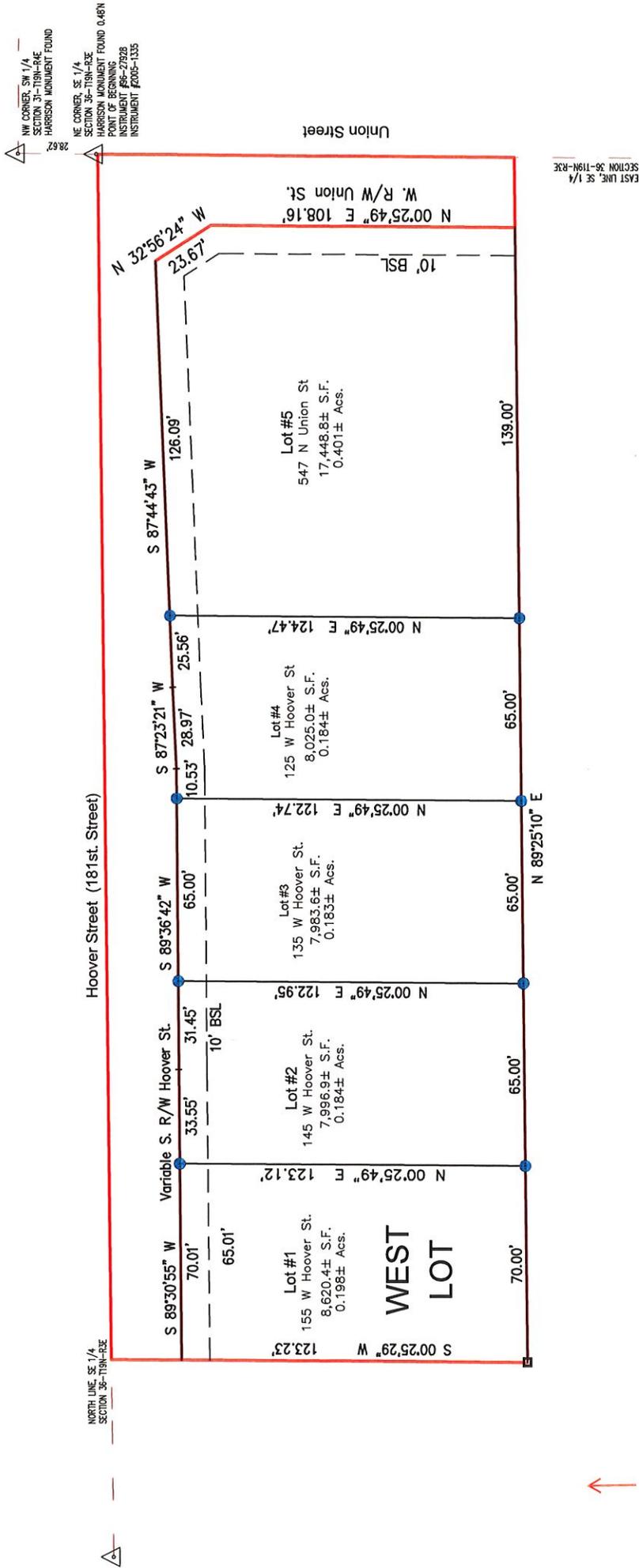
Matthew S. Skelton

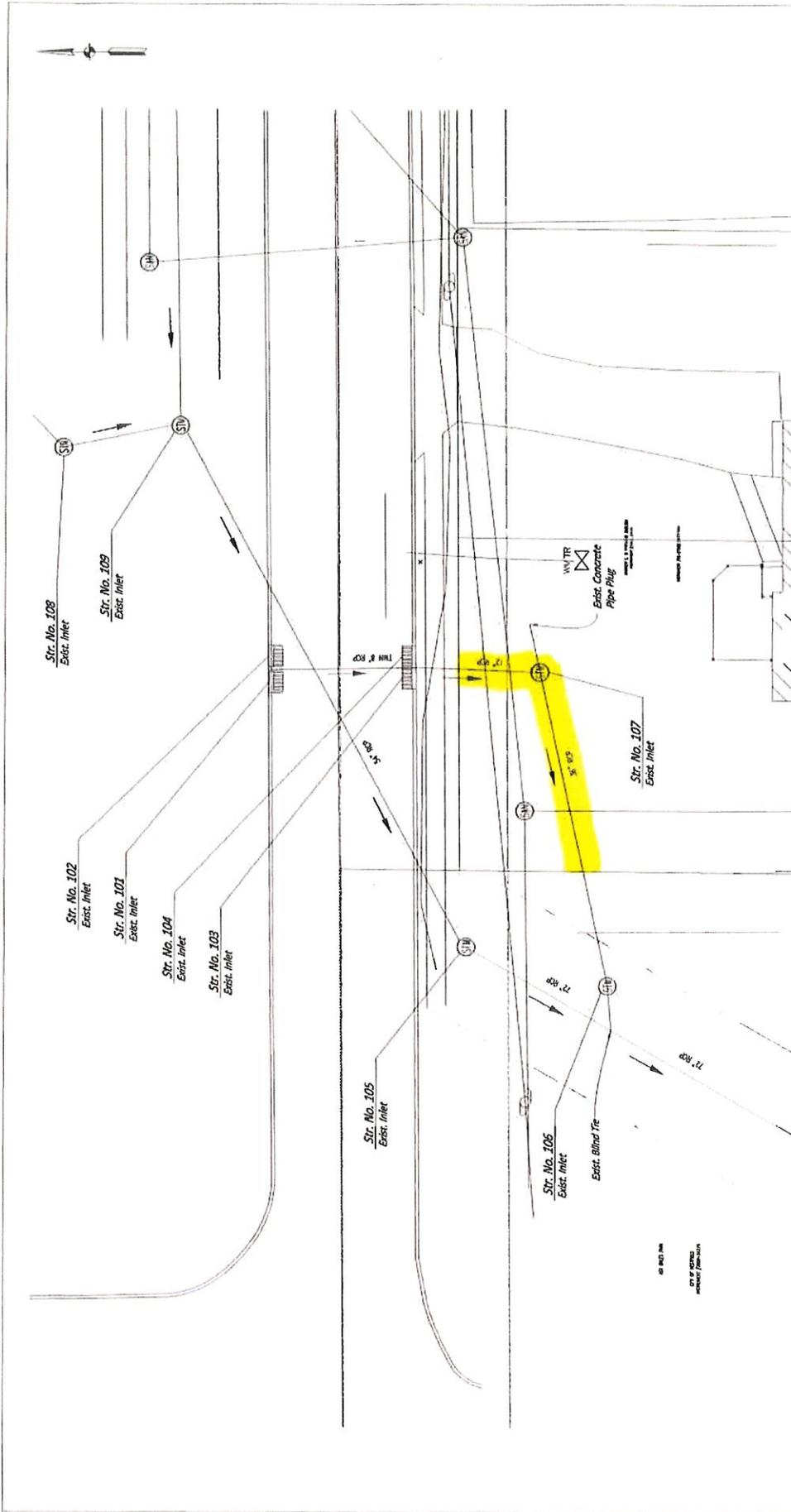


Teresa O. Skelton

cc: Jeremy Lollar, Director, Department of Public Works, City of Westfield

EXHIBIT A





NOTES:
 Topo Data Provided From SGI Group

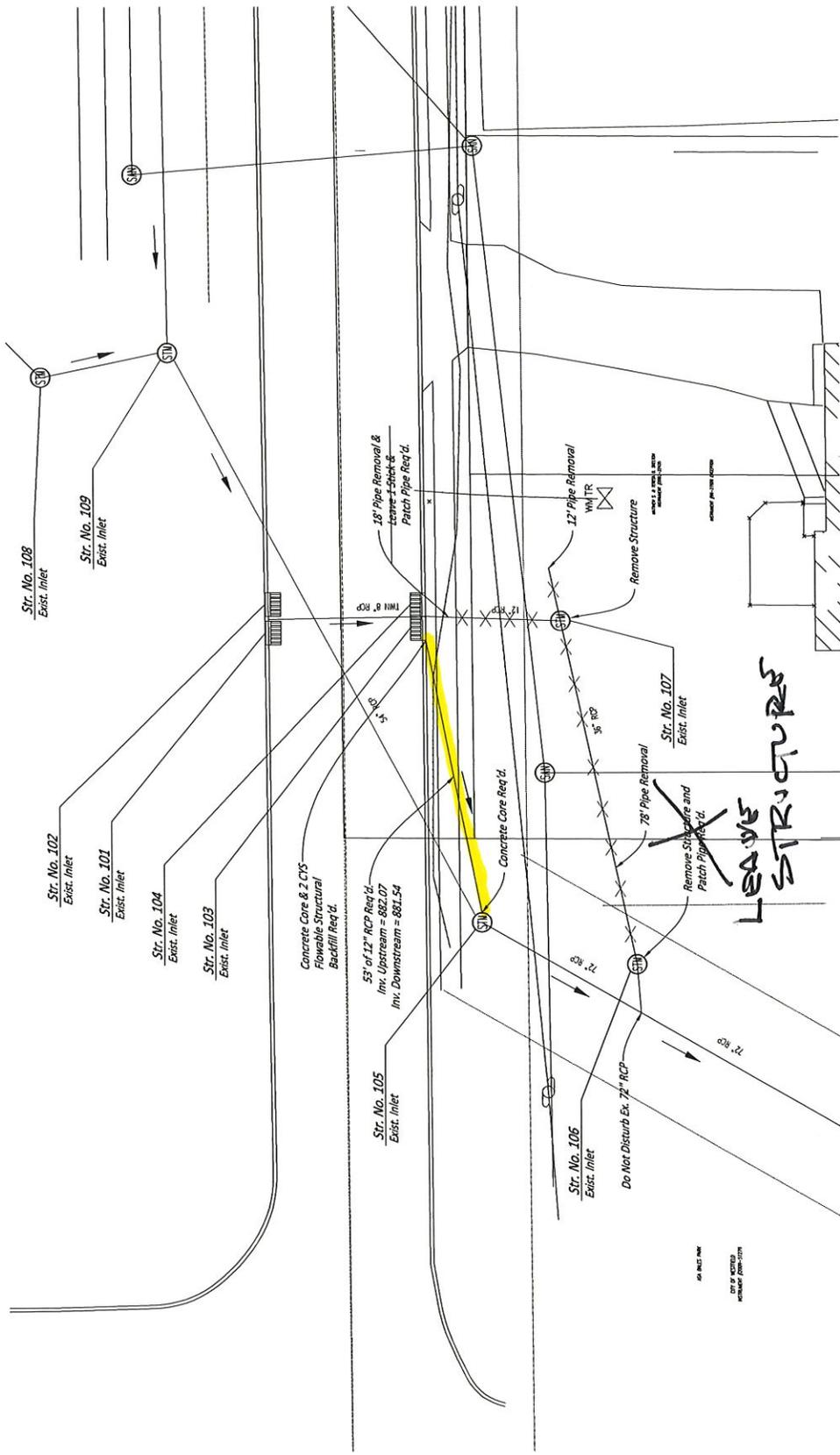
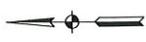
HORIZONTAL SCALE	1" = 10'
VERTICAL SCALE	1" = 10'
SURVEY BOOK	N/A
SHEETS	1 of 2
CONTRACT	
PROJECT NO.	

CITY OF WESTFIELD
 STORM SEWER PLAN
 EXISTING CONDITIONS

DESIGNED BY	PAS	DRAWN BY	PAS
CHECKED BY	PAS	DATE	6-26-17



EXHIBIT B



NOTES:
 Topo Data Provided From SEA Group

HORIZONTAL SCALE	1" = 10'	BRIDGE FILE	N/A
VERTICAL SCALE	1" = 10'	DESIGNATION NO.	
SURVEY BOOK		SHEETS	2
CONTRACT		PROJECT NO.	

CITY OF
 WESTFIELD
 STORM SEWER PLAN
 PROPOSED CONDITIONS

RECOMMENDED FOR APPROVAL	DESIGN ENGINEER	DATE	8-26-17
DESIGNED:	PAS	DRAWN:	PAS
CHECKED:	PAS	CHECKED:	PAS



EXHIBIT C



EXHIBIT D

June 26, 2017

Matthew S. and Teresa O. Skelton
547 N. Union Street
Westfield, IN 46074

Public Works

Jeremy Lollar, Director
Angie Smitherman, Asst. Director
Phil Sundling, City Engineer
Travis Stetnish, Streets Supt.
Chris McConnell, City Landscape

Re: Westfield's Assumption of Reconstructed Storm Drain

Mr. and Mrs. Skelton:

The Department of Public Works is aware of your intention to request that the Hamilton County Drainage Board vacate a portion of the J.M. Thompson Drain located on your property located at 149 W. Hoover Street in Westfield, Indiana. We have reviewed and approve of your plans to remove the existing storm water pipes on the property and reconstruct them in a manner that would permit the construction of a new home on the property.

As we discussed, the reconstructed storm pipes will need to continue to convey storm water from two storm inlets on Hoover Street to the J.M. Thompson Drain. All new pipes must be installed in compliance with City of Westfield and Hamilton County standards and the old existing infrastructure will need to be removed or temporarily capped until additional site development is performed.

The City is willing to accept and maintain the reconstructed storm pipes as part of the City's storm drainage system if the existing arm of the J.M. Thompson Drain, running across the 149 W. Hoover Street parcel, is properly vacated by the County Drainage Board. My Department is happy to attend any meetings or hearings related to this matter in order to represent the Department's position in person to the Drainage Board. Please keep us informed of any meeting dates related to this matter.

Please let us know if you have any questions as you move through the process.

Sincerely

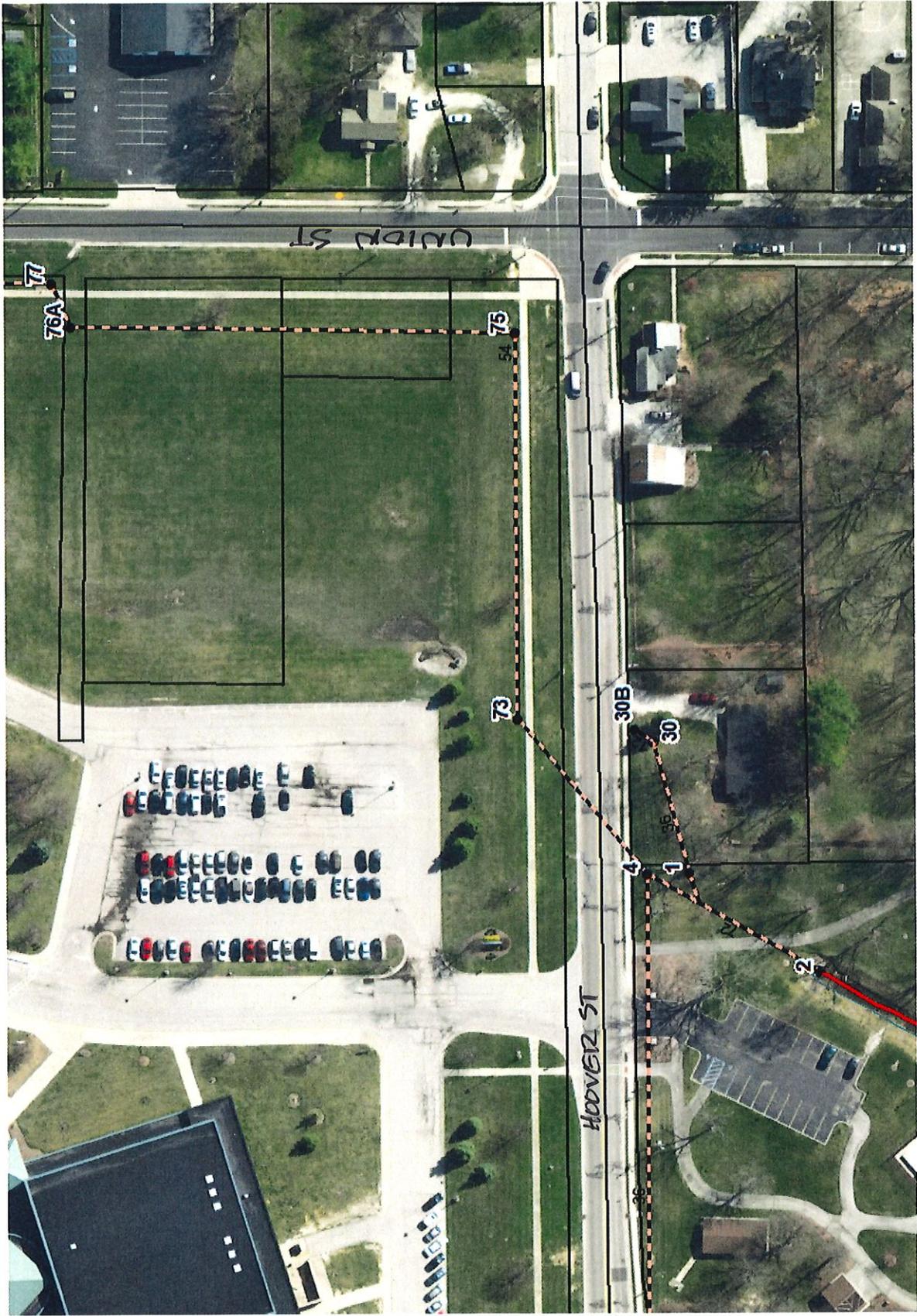
A handwritten signature in black ink, appearing to read "Jeremy Lollar", is written over a horizontal line.

Jeremy Lollar
Director of Public Works

Public Works Department

(317) 804-3100 office
(317) 804-3190 fax

2706 East 171st Street
Westfield, IN 46074
westfield.in.gov

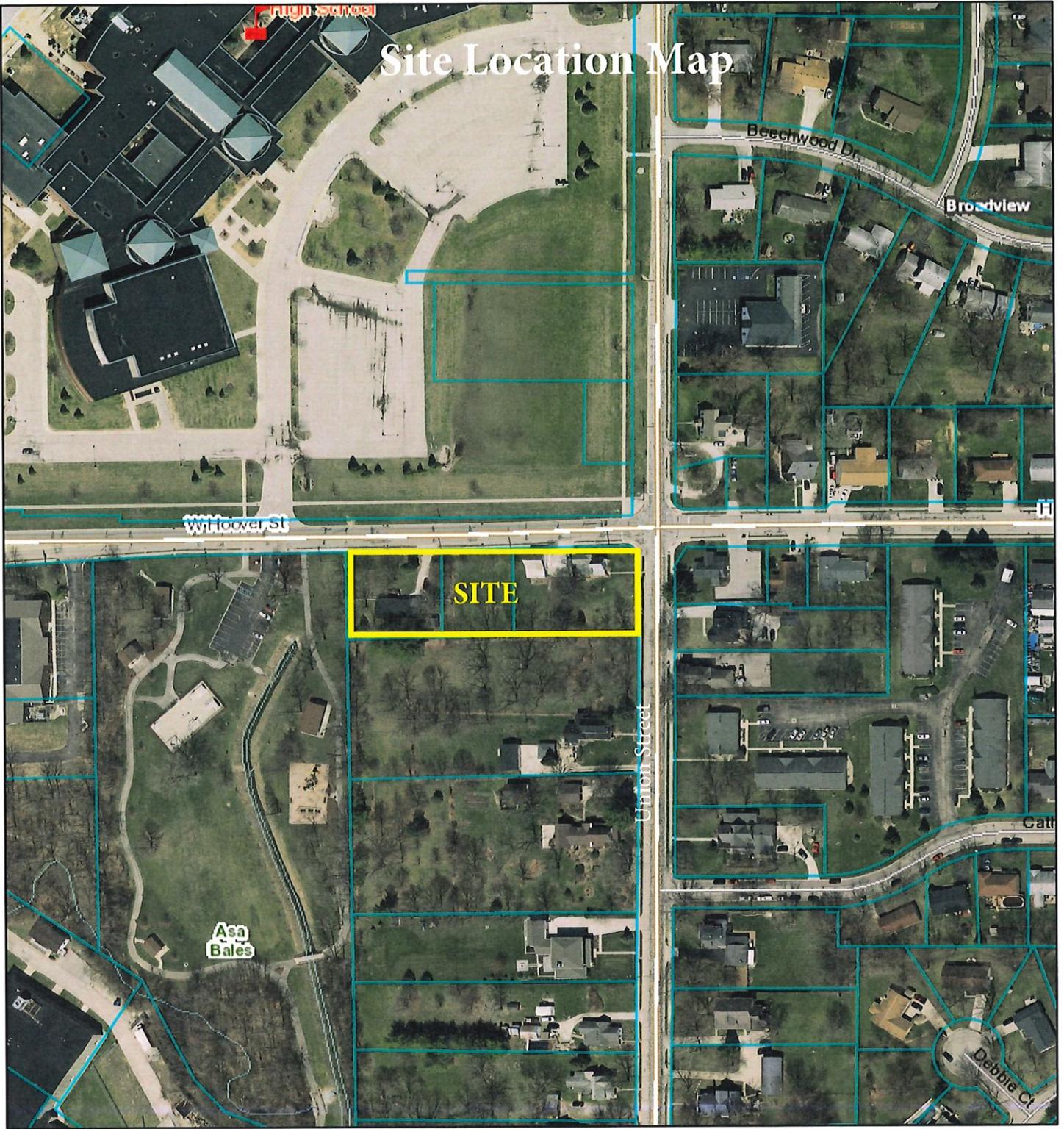


Printing Date: 07/05/2017
 Prepared By: Suzanne Mills, GISP
 Hamilton County Surveyor's Office
 One Hamilton County Square, Ste 18C
 Noblesville, IN 46060
 317-776-8495

Anna Kendall JM Thompson Arm

This map was compiled by the Hamilton County Surveyor's Office. Although strict accuracy standards have been employed in the compilation of this map, Hamilton County does not warrant or guarantee the accuracy of the information contained herein and disclaims any and all liability resulting from any error or omission in this map.





Site Location Map

Parcels

