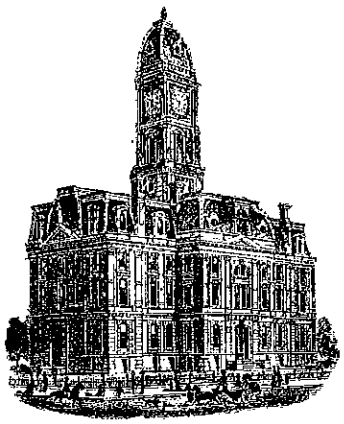

SURVEYOR'S OFFICE

Hamilton County

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 30, 2012

To: Hamilton County Drainage Board

Re: Cool Creek Drainage Area, Taylor Trace #336 Arm

Upon review of the Cool Creek Drain, I believe that the Taylor Trace Drain should be made an arm to the Cool Creek Drain, as the Taylor Trace Drain outlets into the Cool Creek Drain. This would also avoid a double assessment on the tracts currently assessed for the Taylor Trace Drain when the remainder of the Cool Creek Drain is assessed for maintenance.

The Taylor Trace Drain was created per my report dated October 14, 2002 and approved by the Board at a hearing on November 25, 2002 (See Drainage Board Minute Book #6, pages 496 to 498). At present the Taylor Trace Drain maintenance assessment affects 5.08 acres and 12 lots. The rate of assessment for the drain is set at $10.00 per acre with a $65.00 minimum per lot and roads are set at $10.00 per acre with a $65.00 minimum. This rate collects $1,105.00 annually and the balance within the fund is $5,380.28. There are no outstanding work orders for this drain at this time.

The current maintenance assessments, as per the existing rates set for the Cool Creek Drain are as follows:

1. Maintenance assessment for roads and streets are set at $10.00 per acre with a $25.00 minimum.

2. Maintenance assessment for agricultural tracts are set at $2.00 per acre with a $15.00 minimum.

3. Maintenance assessment for non-platted residential tracts are set at $2.00 per acre with a $15.00 minimum.

4. Maintenance assessment for commercial, institutional and multi-family residential tracts are set at $35.00 per acre with a $75.00 minimum.

5. Maintenance assessment for platted lots in subdivisions whose drainage systems will not be part of the regulated drain shall be set at $25.00 per lot/minimum. Common areas within non-regulated drain subdivisions shall be assessed at $10.00 per acre with a $25.00 minimum.

6. Maintenance assessment for platted lots within subdivisions whose drainage system will be part of the regulated drain shall be set at $65.00 per lot/minimum. Common areas within the regulated drain subdivisions shall be set at $15.00 per acre with a $65.00 minimum.

The total annual assessment for this arm will be $1,009.80.

The current balance of the Taylor Trace Drain shall be kept separate and these funds expended for needed maintenance on the Taylor Trace Drain. This shall be done until the funds are exhausted. At that time funding for repairs shall then be taken from the Cool Creek Drain fund.

Future assessments for the drainage area of the Taylor Trace Drain will be made into the Cool Creek Drain fund. No further maintenance collections for the Taylor Trace Drain shall be made after 2012 other than any delinquent assessment penalties and interest which remain unpaid.

I recommend that the Board set a hearing for this consolidation for November 26, 2012.

Sincerely,

Kenton C. Ward, CFM
Hamilton County Surveyor

KCW/pll

Cool Creek #345
Taylor Trace #336 Arm
Hearing: 11/26/12
Period of collection for maintenance is until fund is 8 * the annual assessment.
Taylor Trace rates were $10/Ac, $65/Mininum
Combining Taylor Trace as an arm to Cool Creek.
*Proposed acreage of roads will be added to the existing acreage already assessed to Cool Creek.

	Rate	Minimum
Residential/Ag	2.00	15.00
Un-Reg Subd.	10.00	25.00
Regulated Subd.	15.00	65.00
Commercial	35.00	75.00
Roads	10.00	25.00

Parcel	Owner	Desc		Rate	Ben	Current Asmt	Proposed AsmtAmt	% of Total
17-10-20-00-03-003.000	Adams, Kimberly L	S20 T18 R4 Taylor Trace Lot 3		Regulated Subd	One Lot	$65.00	$65.00	6.44%
17-10-20-00-03-001.000	Barnes, Robert W & Sandra A	S20 T18 R4 Taylor Trace Lot 1		Regulated Subd	One Lot	$65.00	$65.00	6.44%
99-99-99-99-99-999.005	City Of Carmel	S20 T18 R4 Taylor Trace		Road	2.52	$65.00	$25.20	2.50%
17-10-20-00-03-004.000	Colvin, Timothy J & Monica R	S20 T18 R4 Taylor Trace Lot 4		Regulated Subd	One Lot	$65.00	$65.00	6.44%
17-10-20-00-03-005.000	Dawidczyk, Thomas E & Lori A Longnecker h&w	S20 T18 R4 Taylor Trace Lot 5		Regulated Subd	One Lot	$65.00	$65.00	6.44%
17-10-20-00-03-009.000	GLF Realty Inc	S20 T18 R4 Taylor Trace Lot 9		Regulated Subd	One Lot	$65.00	$65.00	6.44%
99-99-99-99-99-999.001	Hamilton County Highway Department	S20 T18 R4 146th St		Road	0.96	$65.00	$9.60	0.95%
17-10-20-00-03-010.000	Lambdin, David C & Mona L	S20 T18 R4 Taylor Trace Lot 10		Regulated Subd	One Lot	$65.00	$65.00	6.44%
17-10-20-00-03-007.000	Locke, Richard K & Joan K	S20 T18 R4 Taylor Trace Lot 7		Regulated Subd	One Lot	$65.00	$65.00	6.44%
17-10-20-00-03-012.000	Marcotte, Eric & Mary	S20 T18 R4 Taylor Trace Lot 12		Regulated Subd	One Lot	$65.00	$65.00	6.44%
17-10-20-00-03-008.000	Risser, Jason a/k/a Jason P Riser & Charlotte Stohrer	S20 T18 R4 Taylor Trace Lot 8		Regulated Subd	One Lot	$65.00	$65.00	6.44%
17-10-20-00-03-011.000	Schwartz, Erik	S20 T18 R4 Taylor Trace Lot 11		Regulated Subd	One Lot	$65.00	$65.00	6.44%
17-10-20-00-03-013.000	Taylor Trace Homeowners Association	S20 T18 R4 Taylor Trace Blk A	1.53Ac	Regulated Subd	1.53	$65.00	$65.00	6.44%
17-10-20-00-03-014.000	Taylor Trace Homeowners Association	S20 T18 R4 Taylor Trace Blk B		Regulated Subd	0.05	$65.00	$65.00	6.44%
17-10-20-00-03-015.000	Taylor Trace Homeowners Association	S20 T18 R4 Taylor Trace Blk C		Regulated Subd	0.02	$65.00	$65.00	6.44%
17-10-20-00-03-002.000	Waddell, Lisa K & Gary L Jackson jtrs	S20 T18 R4 Taylor Trace Lot 2		Regulated Subd	One Lot	$65.00	$65.00	6.44%
17-10-20-00-03-006.000	Wulf, Eric & Joung Yeon Kim Jt/Rs	S20 T18 R4 Taylor Trace Lot 6		Regulated Subd	One Lot	$65.00	$65.00	6.44%
Parcels: 17					5.08	$1,105.00	$1,009.80	100.00%
					12 lots			

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