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*Noblesville, Indiana 46060-2230*

May 1, 2018

TO: Hamilton County Drainage Board

**RE: Mud Creek/Sand Creek Drain, Cumberland Ridge Arm**

Attached is a drain map and petition, filed August 25, 2015 by Eleven (11) property owners in Cumberland Ridge to regulate the existing storm sewer infrastructure in the Cumberland Ridge subdivision as the Cumberland Ridge Arm of the Mud Creek/Sand Creek Drain. The proposed drain is located in Fall Creek Township between 96<sup>th</sup> Street and 106<sup>th</sup> Streets on the eastside of Cumberland Road in Section 8, Township 17 N, Range 5 E.

I have made a personal inspection of the land described in the petition. Upon doing so, I believe that the drain is practicable; will improve the public health; benefit a public highway and be of public utility; and that the costs, damages, and expenses of the proposed drain will be less than the benefits accruing to the owners of the land likely to be benefitted. The drain will consist of the following:

On November 11, 2015 Andrew Conover and Jerry Liston investigated the existing drainage facilities in the Cumberland Ridge Subdivision. This inspection was requested by the Hamilton County Drainage Board in response to a petition to regulate the drains within the Cumberland Ridge subdivision (Hamilton County Drainage Board Book 16, Pages 563 – 566)

There are three (3) separate sections/basins of the drainage system which drains the Cumberland Ridge subdivision to the Nancy Kimberlain Drain (Mud Creek) open drain. Section 1, which consists of 12" and 18" CMP and drains the western third of the subdivision from Cumberland Ridge Lane north across lots 21, 22 and 23 to the open drain. Section 2, consisting of 12" CMP, drains the middle section of the subdivision from Cumberland Ridge Court north across Lots 19 and 20 to the open drain and Section 3, consisting of 21" and 24" CMP, drains the eastern third of the subdivision east of Cumberland Ridge Lane north across lots 7, 8, 9, 10, 11 and 12 to the open drain. These are described as follows:

Section 3 begins at or near a point 100 feet north of the northeast corner of Lot 7. Thence runs in a southwest direction 110 feet to the north lot line of Lot 7, thence along said north lot line in a northwesterly direction to the east right of way of Cumberland Ridge Lane. Thence running northerly along said east right of way and across the cul-de-sac to a point in the north right of way between Lots 11 and 12. Thence runs northerly between Lots 11 and 12 into Mud Creek. Also an arm under Cumberland Ridge Lane running west to east from approximately 45 feet north of the southeast corner of Lot 14 in the west right of way of said road to a point approximately 25 feet south of the northwest corner of Lot 8 in the east right of way of said road.

Section 2 begins at the southwest corner of Lot 19 within the north right of way of Cumberland Ridge Court and runs northwesterly 185 feet between Lots 19 and 20 into Mud Creek.

Section 1 begins approximately 40 feet west of the northeast corner of Lot 2 within the south right of way of Cumberland Ridge Lane. Thence running in a northwesterly direction to the southwest corner of Lot 22 thence in that direction between Lots 22 and 23 and Lots 21 and 23 to the northwest corner of Lot 23. The drain then runs north along the east right of way of Cumberland Road along the west line of Lot 21 to Mud Creek.

This drainage system consists of the following lengths:

- Open Ditch – 105 Feet
- 12" CMP - 517 Feet
- 15" CMP – 40 Feet
- 18" CMP – 80 Feet
- 21" CMP – 400 Feet
- 24" CMP – 612 Feet

The total length of this arm to Mud Creek/Sand Creek Drain is 1,859 feet.

The drainage cross Lots 1-5 will not be considered part of the regulated drain and will remain private. These lots will be assessed at the non-regulated rate.

Section 2 or the middle section of this drainage system in the Cumberland Ridge subdivision is the portion that is currently in need of repair. The property owners adjacent to this section of drain carried the petition to regulate the existing drainage facilities as part of the Mud Creek Sand Creek Drainage Area. During the March 14, 2016 meeting the Board requested cost estimates for the repair of this section of drain. (Hamilton County Drainage Board Book 16, Pages 475 – 478). A report was made to the Board on May 26, 2016 with estimated costs for three (3) possible solutions to repair the rusted collapsed pipe between Lots 19 and 20 (Hamilton County Drainage Board Book 16, Pages 563 – 566).

Below are the cost estimates for the two (2) viable options to repair the pipe between lots 19 and 20. Slip Lining the pipe was looked at as a third (3) option and it was determined that this method of repair is not viable due to the apparent condition of the pipe after televising.

**Open Cut**

The estimate to clear the easement of trees across Lots 19-20 and install new 12" RCP in the same location as the existing pipe is \$58,500.00.

**Directional Boring**

The estimate for directional boring 12" HDPE heavy wall solid smooth pipe would be in the \$130.00 per foot range. This would put the pipe cost for 185 feet at approximately \$24,000.00. The existing pipe would be abandoned in place. Hamilton County standards would require the abandoned drain to be grouted in full with flowable fill to prevent the possibility of the drain further collapsing. The cost of grouting the pipe with flowable fill is estimated at \$3,000.00. Additional costs for end sections, seeding, grading and rip rap at the outlet and inlet is estimated at \$8,000.00 for a total cost estimate of \$35,000.00.

I recommend the directional boring option at an estimate of \$35,000.00. I would further recommend that the cost of this work be taken from the Mud Creek Sand Creek maintenance fund which currently has a balance of \$2,739,810.21 and has an annual assessment of \$565,049.82.

The Cumberland Ridge subdivision is currently assessed to the Mud Creek/Sand Creek drain at the non-regulated rate of \$5 Acre \$35 Lot. If the Board accepts the Cumberland Ridge drainage facilities as part of the regulated drain the assessment would increase to \$10 Acre \$65 Lot.

I believe this proposal meets the requirements for Urban Drain Classification as set out in IC 36-9-27-67 to 69. Therefore the drain shall be designated as an Urban Drain.

The easements per the plat for Cumberland Ridge, as recorded in the Office of the County Recorder (See Book 6, Pages 49 –50), do not meet the minimum requirements for a tile drain as set out in IC 36-9-27-33. Currently, the easements are platted as 10' per half and will need to be 15' per half from each side of the center line of the drain tile. Since the drain is already in place and within existing easement, right-of-way or building setback area, I believe that no damages will result to landowners by the regulating of this drain.

The Cumberland Ridge Arm of the Mud Creek/Sand Creek Drain will add easement to the following tracts.

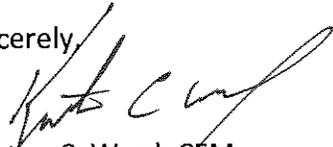
<u>Parcel</u>	<u>Owner</u>
13-15-08-01-01-001.000	Shine, Robert L. & Peggy L.
13-15-08-01-01-012.000	Jeffers, Rebecca A.
13-15-08-01-01-011.000	Chandler, Bruce & Diane M.

13-15-08-01-01-002.000  
13-15-08-01-01-003.000  
13-15-08-01-02-002.000  
13-15-08-01-02-001.000  
13-15-08-01-02-006.000  
13-15-08-01-02-005.000  
Cumberland Ridge Lane  
Cumberland Ridge Court

Nousek Goebel, Nancy  
Marshall, Suzanne M.  
Trinkle, William E. & Elizabeth E. jtrs  
Frazee, Mark D. & Lindsey A.  
Akin, Jon C. & Brandy L.  
Grasso, Curtis J. & Dorothy  
Hamilton County Highway  
Hamilton County Highway

I recommend the Board set a hearing for this proposal for June 25, 2018.

Sincerely,



Kenton C. Ward, CFM  
Hamilton County Surveyor

KCW/jll

**Mud Crk/Sand Crk #347**

Cumberland Ridge Estate Arm to Nancy Kimberlain

Adding 3 sections of existing tile that outlet into Kimberlain drain and totals 1,754'. Changing affected lots from Un-Regulated to Regulated Subd.

Lot 1,4,5&6 are not affected by this arm.

Open cut cost estimate is \$58,500. Directional Boring cost estimate is \$35,000.

\*Cost of reconstruction to be paid from the Mud Crk/Sand Crk maintenance fund.

Reconstruction & Maintenance Hearing: June 25, 2018

Parcel	Owner	Desc	Ben	Current Rate	Current Mnt Asmt	Proposed Rate	Proposed Mnt Asmt	Rec. Asmt	% of Total
13-15-08-01-01-001.000	Shine, Robert L & Peggy L	S8 T17 R5 Cumberland Ridge Estates Lot 21	One Lot	Un-Regulated Subd	\$35.00	Regulated Subd.	\$65.00	*	4.83%
13-15-08-01-01-002.000	Nousek Goebel, Nancy	S8 T17 R5 Cumberland Ridge Estates Lot 20	One Lot	Un-Regulated Subd	\$35.00	Regulated Subd.	\$65.00	*	4.83%
13-15-08-01-01-003.000	Marshall, Suzanne M	S8 T17 R5 Cumberland Ridge Estates Lot 19	One Lot	Un-Regulated Subd	\$35.00	Regulated Subd.	\$65.00	*	4.83%
13-15-08-01-01-004.000	Williams, Ronald Lee & Linda Hays	S8 T17 R5 Cumberland Ridge Estates Lot Pt 18	One Lot	Un-Regulated Subd	\$35.00	Regulated Subd.	\$65.00	*	4.83%
13-15-08-01-01-004.001	Marshall, Suzanne M	S8 T17 R5 Cumberland Ridge Estates Lot Pt 18	One Lot	Un-Regulated Subd	\$35.00	Regulated Subd.	\$65.00	*	4.83%
13-15-08-01-01-005.000	Addleman, Stephen T & April A	S8 T17 R5 Cumberland Ridge Estates Lot 17	One Lot	Un-Regulated Subd	\$35.00	Regulated Subd.	\$65.00	*	4.83%
13-15-08-01-01-006.000	Keller, Jim & Mary E	S8 T17 R5 Cumberland Ridge Estates Lot 16	One Lot	Un-Regulated Subd	\$35.00	Regulated Subd.	\$65.00	*	4.83%
13-15-08-01-01-008.000	Wheeler, John M Jr & Karen Hall	S8 T17 R5 Cumberland Ridge Estates Lot 3	One Lot	Un-Regulated Subd	\$35.00	Regulated Subd.	\$65.00	*	4.83%
13-15-08-01-01-009.000	Reitz, David J & Jane L	S8 T17 R5 Cumberland Ridge Estates Lot 2	One Lot	Un-Regulated Subd	\$35.00	Regulated Subd.	\$65.00	*	4.83%
13-15-08-01-01-011.000	Chandler, Bruce & Diane M	S8 T17 R5 Cumberland Ridge Estates Lot 23	One Lot	Un-Regulated Subd	\$35.00	Regulated Subd.	\$65.00	*	4.83%
13-15-08-01-01-012.000	Jeffers, Rebecca A	S8 T17 R5 Cumberland Ridge Estates Lot 22	One Lot	Un-Regulated Subd	\$35.00	Regulated Subd.	\$65.00	*	4.83%
13-15-08-01-02-001.000	Frazee, Mark D & Lindsey A	S8 T17 R5 Cumberland Ridge Estates Lot 12	One Lot	Un-Regulated Subd	\$35.00	Regulated Subd.	\$65.00	*	4.83%
13-15-08-01-02-002.000	Trinkle, William E & Elizabeth E jtrs	S8 T17 R5 Cumberland Ridge Estates Lot 11	One Lot	Un-Regulated Subd	\$35.00	Regulated Subd.	\$65.00	*	4.83%
13-15-08-01-02-003.000	Banter, Eric & Amy	S8 T17 R5 Cumberland Ridge Estates Lot 10	One Lot	Un-Regulated Subd	\$35.00	Regulated Subd.	\$65.00	*	4.83%
13-15-08-01-02-004.000	Hoye, Robert E Jr & Cynthia Clark Hoye	S8 T17 R5 Cumberland Ridge Estates Lot 9	One Lot	Un-Regulated Subd	\$35.00	Regulated Subd.	\$65.00	*	4.83%
13-15-08-01-02-005.000	Grasso, Curtis J & Dorothy	S8 T17 R5 Cumberland Ridge Estates Lot 8	One Lot	Un-Regulated Subd	\$35.00	Regulated Subd.	\$65.00	*	4.83%
13-15-08-01-02-006.000	Akin, Jon C & Brandy L	S8 T17 R5 Cumberland Ridge Estates Lot 7	One Lot	Un-Regulated Subd	\$35.00	Regulated Subd.	\$65.00	*	4.83%
13-15-08-01-02-009.000	Mattingly, Daniel E & Jill S	S8 T17 R5 Cumberland Ridge Estates Lot 15	One Lot	Un-Regulated Subd	\$35.00	Regulated Subd.	\$65.00	*	4.83%
13-15-08-01-02-010.000	Pitts, Derryl A & Michele R	S8 T17 R5 Cumberland Ridge Estates Lot 14	One Lot	Un-Regulated Subd	\$35.00	Regulated Subd.	\$65.00	*	4.83%
13-15-08-01-02-011.000	Williams, Ronald Lee & Linda Hays	S8 T17 R5 Cumberland Ridge Estates Lot 13	One Lot	Un-Regulated Subd	\$35.00	Regulated Subd.	\$65.00	*	4.83%
99-99-99-99-999.001	Hamilton County Highway Department	S8 T17 R5 Cumberland Ridge Est. Roads	4.44	Road	\$44.40	Road	\$44.40	*	3.30%
Parcels: 21			Totals: 20 lots & 4.44 Ac		Totals: \$744.40		\$1344.40		100.0%



Andy Couvour  
776-PY85



AUG 26 2015

To: Hamilton County Drainage Board

Re: In the matter of the Mud Creek/Sand Creek Drain Petition  
Cumberland Ridge Estates

OFFICE OF HAMILTON COUNTY SURVEYOR

Comes now the undersigned individuals, who petition the Hamilton County Drainage Board, per IC 36-9-27-54, for a new regulated drain. The undersigned believe the following:

1. They are owners of ten percent (10%) in acreage; or twenty five percent (25%) or more of the assessed valuation of the land that is outside the corporate boundaries of a municipality and is alleged by the petition to be affected by the proposed drain.

2. That as property owners within the drainage shed, they are qualified petitioners.

3. That they now desire that a regulated drain be established in Fall Creek Township, which involves the following public roads; Cumberland Ridge Ct, Cumberland Ridge Lane and various areas surrounding these roads in the drainage shed.

4. The names and address of each owner affected by the proposed public drainage are attached hereto, made a part hereof, and marked Exhibit "A", which area of land involved in the proposed drainage area is located in section 8, township 17 north, range 5 east, Hamilton County, Indiana.

5. No other public lands or owners are located in the area which would affect improvement.

6. That the general route of the proposed drain is shown in the attached plan which is marked Exhibit "B" and made a part hereof.

7. That in the opinion of the Petitioner, the costs, damages, and expenses of the proposed improvement will be less than the benefits which will result to the owners of the land to be benefited thereby.

8. That in the opinion of the Petitioner, the proposed improvement will improve the public health; benefit a public highway; and be of public utility.

N/A X 9. That the name of the attorney or spokesman representing petitioner in the drainage petition is \_\_\_\_\_, who has an office at or whose address is \_\_\_\_\_, phone \_\_\_\_\_.

N/A X 10. That Petitioners shall pay all the cost of notice and all legal costs if the petition is dismissed. These costs include but are not limited to engineering, appraisals, surveying and other costs associated with the proposed drain.

N/A X 11. Petitioners shall post a bond, if required, to pay the cost of notice and all legal costs in the case the improvement is not established. These costs include but are not limited to engineering, appraisals, surveying and other costs associated with the proposed drain.

Signature	Printed Name	Printed Address
<u>Nancy Kant</u>	(Formerly Nousek Goebel) Nancy Kant	10416 Cumberland Ridge Ct
<u>Glenn R. Kant</u>	Glenn R. Kant	10416 Cumberland Ridge Ct.
<u>William Trinkle</u>	WILLIAM TRINKLE	9945 CUMBERLAND RIDGE LN
<u>Lindsay Frazee</u>	Lindsay Frazee	9920 Cumberland Ridge Ln.
<u>Linda Williams</u>	LINDA WILLIAMS	9922 CUMBER RIDGE LANE
<u>Diane M. Chandler</u>	DIANE M. CHANDLER	9802 CUMBERLAND RIDGE LN,

