

DEPARTMENT OF ENGINEERING
PUBLIC WORKS – STORMWATER MANAGEMENT
CITY OF PLYMOUTH, INDIANA
900 OAKHILL AVENUE - P.O. BOX 492
PLYMOUTH, IN 46563

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City Engineer

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TRC MEETING NOTES:

DATE: August 25, 2020

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AGENDA ITEMS:

9:00 Centennial Crossing PUD Revisions

ATTENDANCE:

See attached Attendance Sheet for 2020-08-25

MEETING NOTES:

Centennial Crossing PUD Revisions

Project Summary:

- Revisions to Centennial Crossing will be going before the Plan Commission on September 1, 2020 for revision approval.
- Changes include:
 - Some single-family home width changes, Originally 40' now 42'.
 - The addition of two additional garage units.
 - Drainage system changes.
- There will be 12 different floor plan layouts used.
- It was stated 24" overhangs will be utilized on the all buildings.

Planning:

- Building setbacks from one another need to be measured from the eve line not the foundation line as indicated in the plan received.
- The distance between each building shall allow access with a fire truck if needed.
 - Keith noted that a distance of 18' was acceptable per the Fire Chief.

Wastewater:

- No items to address at this time.

Water:

- No items to address at this time.

Drainage:

- Based on the drawing received it appears there has been significant changes made to the Stormwater drainage system.

- The revised drainage plan and the calculations for all the stormwater runoff, conveyance systems and storage need to be turned into the City for review as soon as possible.
- Inlet calculations shall show that all the stormwater is being intercepted by the stormwater system and does not leave the property especially near the Plymouth-Goshen Trail intersections.

Street:

- Crosswalks shall be moved closer to the intersections to avoid traffic control signs being placed too far back from an intersection causing a sight visibility problem.
- Home site 35 has a driveway that is placed too close to the intersection.
- A street lighting plan has never been received by the City for review. Plans shall include calculations indicating proper illumination is per City ordinance.
- Who is responsible for the acceleration / de-acceleration and passing blisters on Plymouth-Goshen Trail? Most of Plymouth-Goshen Trail in this section is owned and maintained by Marshall County. Burke Richeson is to discuss with Sean.
- Burke Richeson has indicated ADA accessibility has been review and approved by an ADA specialist. Burke will provide the City with copies of the approval letters.
- Sidewalks placed through driveways shall maintain all ADA accessible slopes.
- Based on research, safe crosswalks should either be parallel or perpendicular with traffic flow. The provided plan does not indicate this.
- Crosswalks within uncontrolled intersections shall be avoided.

General:

- There is a bridge indicated on the drawings as being constructed over the Elmer Seltwright Ditch, plans need to be revised to correctly identify the ditch. This proposed bridge will need to be brought in front of the Marshall County Drainage Board for their approval.
- Only the items in the original PUD description are being requested.

END OF MEETING

Abby Collins

From: Chris Marshall <gis@plymouthin.com>
Sent: Wednesday, August 26, 2020 9:43 AM
To: 'Abby Collins '; 'CHIEF MILLER'; 'Chris Marshall'; 'County Surveyor'; 'Dave Bacon '; 'Donnie Davidson'; 'Doug Feece'; 'Fred Webster'; 'Jeanine M. Xaver'; 'Jeff Yeazel'; 'Jim Marquardt'; 'Keith Hammonds'; 'Larry Hatcher'; locates@plymouthin.com; 'Mayor Mark Senter'; 'Sean Surrisi'; streetsec@plymouthin.com; Rick Gaul - City Engineer; Ralph Booker (City Email); mark.gidley@gmail.com
Cc: 'Burke Richeson'
Subject: FW: TRC MEETING NOTES - 8-25-2020

Please find the below revision to the recently sent TRC notes.

Thank you,

Chris Marshall
Engineering / GIS

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From: Burke Richeson <bricheson@reconsultantsllc.com>
Sent: Wednesday, August 26, 2020 9:26 AM
To: Chris Marshall <gis@plymouthin.com>
Subject: Re: TRC MEETING NOTES - 8-25-2020

The only changes to the notes that I saw would be that the eaves of the single family homes were estimated at 24". I confirmed with Alan that the eaves for the homes at 12", which gives us even more space.

Thanks everyone,

Burke L. Richeson
Attorney at Law
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On Aug 26, 2020, at 7:36 AM, Chris Marshall <gis@plymouthin.com> wrote:

Please find attached the recent TRC meeting notes along with other information presented or discussed.

Please advise if any revisions

Chris Marshall

Engineering / GIS

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<2020-08-25 TRC Meeting Notes.pdf><2020-08-13 Final PUD Site Plan.pdf>