



Towne Development Group, LTD

at The Monastery
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Date: Monday June 5, 2017

To: Robert Lucke Group Scott Lucke , Tom Larocque

From: Towne Development Group, LTD

Subject: Four Bridges Single Family
Storm Water
Erosion Sediment Control (ESC)
Best Management Practices (BMP)
Living Word Church

Scott, Tom

Towne Development Group met with Butler County Engineers Office (Storm Water District) on Wednesday 5/31/17 on site to discuss the following issues. Our discussions included:

- Export of basement spoils to Living Word Church existing pond. (RLG)(WB?)
- Export ramp created behind lot 218 to gain access to drained pond for dumping of spoils. (RLG). BCEO was first notified by existing homeowner when water problems arose.
- Water run-off from Church's property to rear lots of 220 219 218 217 216.
- Existing culvert pipe extended from Church property to existing catch basin.
- Silt Fence not properly installed on Church's property after regrading of said export. BCEO discussing with Tom Murphy.
- Silt run off and erosion ruts on Church property in area of imported soils.
- Grading/ESC recommendations suggested on Church's property.
- Check dams recommendations on Church's property to slow water run off until vegetation is fully established.
- The rear property lines at lots 220 219 218 217 graded per the approved plan to prevent the standing water which currently exists (RLG, LWC).
- Lot 218 rear property line needs to be regraded at tree line allowing for positive drainage flow.(RLG)
- Rock channels installed at existing catch basin located at north west corner of lot 220.(Completed TDG)
- Silt clean up at existing catch basin lot 220 (Completed TDG)
- Rock channels to be installed at rear lot 216 (Completed TDG)
- Silt clean up at existing catch basin rear lot 216.(Completed TDG)
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- Disturbed lots as a result of adjacent home construction will need the existing vegetation to be restored by methods of seed/straw/hydro seed etc.(RLG)(BMP ESC)



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- All waddle worms at curb line must be re-established and maintained during construction of new homes. (Completed TDG). Go forward (RLG)
- All silt fence that has been disturbed as a result of construction needs to be repaired or replaced.
- Concrete wash out areas need to have a destination area within site and clearly labeled for its use.

Please review the discussion items listed above so that we can address in a timely professional manner. I will be also discussing Living Word Church responsibilities as well.

Thank, you

Scott Stansel LEED AP
Production Manager
Towne Development Group

C/c BJB, JDW, SO,
C/c Butler County Engineering Storm Water District