

MINUTES OF THE
STORM WATER APPEALS BOARD (SWAB)
MEETING OF August 24, 2011

1. **OPENING** – The Storm Water Appeals Board (SWAB) met in session on Wednesday, August 24, 2011 at 8:30 a.m. in the Auditorium of the Williamson County Administrative Complex. Chairman Rick Schuff called the meeting to order. A quorum was present. Attendees were:

- 1.1 **Board Members**

- John Minton, Homebuilders Representative
 - Brad Hoot, Community Representative, Secretary
 - Dan Crunk, Development Representative
 - John Kinnie, Agricultural Representative
 - Richard Schuff, Engineering Representative, Chairman

- 1.2 **Staff**

- Floyd Heflin, County Engineer
 - Michael Scott, Storm Water Quality Coordinator
 - Debbie Smith, Administrative Assistant
 - William Andrews, Assistant to the County Engineer
 - Kristi Ransom, County Attorney

- 1.3 **Representative for Appeals**

- Tim Turner, T-Squared Engineering
 - Randy Chapdelaine, Surveyor
 - Tim Lockwood
 - Kenneth Carson

2. **APPROVAL OF JULY 2011 MINUTES** – Mr. Schuff opened the floor for comments on the July 27, 2011 minutes. Brad Hoot asked that Section 3.5 be amended to reflect that the impacted area to which the minutes referred was the WNA, Brad Hoot then moved for approval of the minutes as corrected, seconded by Dan Crunk. The motion was unanimously approved.

3. **08-24-11-01 - Appeal for Old Hillsboro Rd.**

- 3.1 **Introduction by Staff** – Mr. Scott reviewed the Staff report for the record.

- 3.2 **Appellant Case** – Tim Lockwood indicated to the Board that the driveway location has been approved by the State at the proposed location. He also added that the proposed location is the best of two bad options, since the other side of the creek is lower and tends to flood easier.

- 3.3 **Public Hearing** – No public comments.

3.4 Board Discussion – Dan Crunk asked the applicant if he had the entrance site designed by an Engineer. Mr. Lockwood stated that he had not, and that it was only approved by the State with the requirement that a driveway culvert be installed. The Board discussed whether a retaining wall would be required. Mr. Heflin noted that if the wall was higher than 4 feet and included on the building permit for the residence, then it would require an Engineer's Design Letter, otherwise, it would not require permits or inspections.

Brad Hoot asked what type of surface the drive would be. The applicant indicated it would be asphalt.

3.5 Board Action – Dan Crunk move to approve this request as submitted with the condition that an engineered drawing be done for the entrance only and approved by the Williamson County Engineering Dept, seconded by John Minton.

Brad Hoot amended the motion to include that mitigation be done from the entrance to point F as shown on the drawing submitted (see attached) and utilize the BMP guidelines to determine the best methods for mitigation, seconded by Dan Crunk. The amendment was unanimously approved.

The motion as amended was unanimously approved.

4. 08-24-11-02 - Appeal for 5680 Leipers Creek Rd.

4.1 Introduction by Staff – Mr. Scott reviewed the Staff report for the record.

4.2 Appellant Case – Kenneth Carson indicated the existing deck would be removed in order to build the seasonal room. The house was built approximately 30 years ago and since the deck is in need of repair, they would like to build something in its place that they would use more.

4.3 Public Hearing – No Comments.

4.4 Board Discussion – Brad Hoot asked the size of the new room. Mr. Carson indicated the existing deck is 10 x 10 and the room would be 18 x 12. John Kinnie asked what type of foundation the room would be on. Mr. Carson stated it would be on a block foundation.

John Minton asked if the roof would be a Hip or Gable style. Mr. Carson stated it would be Hip style roof.

4.5 Board Action – Dan Crunk moved to approve this request submitted with the condition that the applicant install two (2) gutter downspouts with energy dissipating measures to slow the flow of water into the stream, seconded by Brad Hoot. The motion was unanimously approved.

5. **08-24-11-03 - Appeal for Drury Lane.** Michael Scott recused himself from the item due to a conflict of interest and left the meeting.

5.1 Introduction by Staff – Mr. William Andrews reviewed the Staff report for the record. Mr. Andrews noted that each waiver request would require a separate motion.

5.2 Appellant Case – Randy Chapdelaine stated that the owner Harry Drury wishes to divide this property so his grandchildren could each have a building site. This request must also be approved by the Williamson County Planning Commission because of the use of easements to access these tracts. He stated there is currently one residence and a log cabin being served by the existing drive.

Mr. Chapdelaine stated this driveway has been in place for hundreds of years and was a roadway that went from Waddell Hollow Road to Big East Fork Road at one time. He noted that it is well compacted and would not erode with more use.

5.3 Public Hearing – No Comments.

5.4 Board Discussion – John Kinnie noted this area drains into the South Harpeth River, not the West Harpeth River as stated in the report.

Brad Hoot asked how many people would be using the road once this property is divided. Mr. Chapdelaine indicated at maximum use, it would be as many as five (5) families. Mr. Hoot stated that the existing state of the driveway may be eroded quickly with the increased usage and wanted to know if any improvements were planned for the drive.

Dan Crunk asked for more information about the Double Crossing required for Waiver 1. Mr. Chapdelaine stated it would require an Engineer to design the bridge and since he was not an Engineer, he could not speak to those requirements. Mr. Crunk asked how a waiver could be granted if the Board was not sure of what would be built. Mr. Schuff stated the Board was only approving a crossing not the design of that crossing.

Mr. Kinnie asked if the State's ARAP would dictate the size of the crossing? Mr. Heflin stated it would not, so he would recommend they include in the motion the type of crossing they would like to see constructed.

5.5 Board Action –

Waiver 1 – Brad Hoot moved to approve the waiver as presented with the condition that the Double Crossing be raised and an Engineered Drawing be submitted to the County for approval and that the crossing be constructed in accordance with State and County requirements, seconded by John Kinnie. The motion was unanimously approved.

Waiver 2 – Brad Hoot moved to approve the request as submitted, seconded by Dan Crunk. The motion was unanimously approved.

Waiver 3 – Brad Hoot moved to approve the waiver as presented with the condition that the Crossing be raised and an Engineered Drawing be submitted to the County for approval and that the crossing be constructed in accordance with State and County requirements, seconded by Dan Crunk. The motion was unanimously approved.

Waiver 4 - Brad Hoot moved to approve waiver as presented with the condition that the Crossing be raised and allow the crossing to be built with a span that would have the least amount of impact on the WNA, an Engineered Drawing be submitted to the County for approval and that the crossing be constructed in accordance with State and County requirements, seconded by Dan Crunk. The motion was unanimously approved.

Dan Crunk moved to require all approved waivers, including the conditions and requirements be placed on the final plat to be recorded, seconded by Brad Hoot. The motion was unanimously approved

6. 08-24-11-04 - Appeal for Cox Road.

At this time, Mr. Scott returned to the meeting.

This item was a non-agenda item and must be voted upon before it can be heard. Dan Crunk moved to hear the item, seconded by John Minton. The motion was unanimously approved.

6.1 Introduction by Staff – Mr. Scott reviewed the Staff report for the record.

6.2 Appellant Case – Tim Turner stated to the Board that the property owner has received approval from the Board of Zoning Appeals for a 40' front setback variance. This allows the owner to move the house closer to Cox Road, however, this still does not remove it from the WNA. Due to the unique conditions on the lot, there is not a building envelope that would allow for the residence to be located out of the WNA.

He stated the house would be located within the 100 year flood plain, and he would be engineering the flood vents for the foundation. He also indicated he would be installing a grass channel with level spreaders as mitigation. This would allow the water flow to slow down and remove the sediment before entering the river.

6.3 Public Hearing – No Comments.

6.4 Board Discussion – Dan Crunk asked how much area would be disturbed. Mr. Turner stated it was approximately 6100 square feet for the septic area and then the area for the house. The area where the septic system would be installed is a wooded area and they plan to work the system around the trees so only a few would need to be removed.

6.5 Board Action – Brad Hoot moved to approve as submitted, seconded by Dan Crunk. The motion was unanimously approved

7. **Other Business** – John Kinnie asked if the County could do anything about the platforms that have been built along the Harpeth River. Mrs. Ransom stated she would have to research whether it was County Right of Way or private property, and would report back to the Board at the next meeting.

ADJOURNMENT - There being no further business, John Kinnie moved for adjournment, seconded by Brad Hoot. The motion was unanimously approved.

Chairman

Date