

January 10, 2018

The Hendricks County Area Plan Commission Administrative and Plat Committee held a meeting on Wednesday January 10, 2018 at 9:00 a.m. in the Hendricks County Government Center, Rooms 4 & 5, 355 South Washington Street, Danville, Indiana. Members present: Mr. Tim Dombrosky, Planning Director and Chairman; Mrs. Julie Haan, Environmental Health Director; Mr. John Ayers, County Engineer; Mrs. Sonnie Johnston, Plan Commission Member Representative; and Ms. Ginger Harrington, Environmental Health Department. Also present was: Mrs. Suzanne Baker, Senior Planner; Mr. Roger Salsman, Engineering Inspector; and Mrs. Joanne Garcia, Recording Secretary.

Mr. Dombrosky called the meeting to order with the Pledge of Allegiance. There was a quorum with four (4) members present.

Mr. Dombrosky then called for approval of the minutes for the October 11, 2017 meeting with a correction to be made on Page 68.

Mrs. Johnston made a motion to grant approval for the October 11, 2017 meeting minutes with correction.

Ms. Harrington seconded the motion.

FOR – 3 –                      AGAINST – 0 –                      ABSTAINED – 2 –

Mr. Dombrosky – yes  
Mrs. Johnston – yes  
Ms. Harrington – yes  
Mr. Ayers – abstaining  
Mrs. Haan – abstaining

Mr. Dombrosky then called for approval of the minutes for the November 15, 2017 meeting with a correction to be made on Page 78.

Mrs. Haan made a motion to grant approval for the November 15, 2017 meeting minutes with correction.

Mrs. Johnston seconded the motion.

FOR – 3 –                      AGAINST – 0 –                      ABSTAINED – 2 –

Mr. Dombrosky – yes  
Mrs. Johnston – yes  
Mrs. Haan – yes  
Mr. Ayers – abstaining  
Ms. Harrington – abstaining

Mr. Dombrosky stated that there were not the required number of members present to vote on approval for the December 13, 2017 meeting minutes. He stated that approval would be tabled until the next meeting in February.

Mr. Dombrosky then called for the first item on the Business Session portion of the agenda as follows:

**MRP 081/17: PATRICK R. & AMANDA N. EVANS;** a 1-lot minor residential plat, 14.595 acres, Liberty Township, S20-T14N-R1E, located on the south side of East County Road 850 South and west of South County Road 525 East. (Holloway Engineering & Surveying)

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Mr. John Larrison of Holloway Engineering & Surveying, 100 Professional Court, Mooresville, appeared on behalf of the applicants, Patrick & Amanda Evans, for their one-lot minor residential plat on 14.595 acres located on the south side of East County Road 850 South and west of South County Road 525 East. He stated the reason for the request was that the property had been split off by a previous owner without complying with the County ordinances for platting property. He explained that they had combined the two properties consisting of approximately 10 and 5 acres into one 15-acre parcel. He added that the applicants wished to construct a single-family home and one outbuilding on the proposed plat.

Mr. Dombrosky asked for clarification that they had received Drainage Board approval.

Mr. Larrison replied that was correct.

Mr. Dombrosky stated that the applicants had supplied all necessary documents.

Mr. Ayers mentioned the previously discussed driveway issue with some trees to be removed and that after removal of those trees, if the sight distance was not adequate, more might need to be done.

Mr. Larrison replied that Mr. Evans had not yet cleared the trees and that a note had been added to the plans to the effect that if the County Engineer determined that there was not sufficient clearing for sight distance, additional clearing might be necessary.

Mr. Dombrosky commented that inspection would be done prior to recording.

Mr. Ayers asked when Mr. Evans planned to begin construction.

Mr. Larrison replied that Mr. Evans planned to begin in the Spring of 2018 and that he was not sure about when the tree clearing would be completed.

Mr. Ayers then stated that a statement should be added to the findings regarding the matter of the clearing and sight distance check. He asked Mr. Larrison to inform Mr. Evans to contact him when the clearing was completed.

Mr. Dombrosky asked for further questions or comments. There being none, Mr. Dombrosky called for a motion.

Mr. Ayers then made a motion to grant approval for **MRP 081/17: Patrick R. & Amanda N. Evans** subject to the following:

1. Conditions and recommendations in staff's letter dated January 10, 2018; and
2. Clearing being done, and sight distance checked prior to recording.

Mrs. Haan seconded the motion.

FOR – 4 –                      AGAINST – 0 –                      ABSTAINED – 0 –

The staff conditions and recommendations were as follows:

**DRAINAGE CONDITIONS:**

Subject to Drainage Board approval and the conditions of the County Surveyor.

**STAFF RECOMMENDATIONS:**

1. N/A

**CONDITIONS OF APPROVAL:**

1. A properly executed County/Owner Inspection Agreement must be provided prior to approval with all appropriate fees paid prior to the start of any construction.
2. This project is subject to the National Pollutant Discharge Elimination System (NPDES) General Permit covering storm water quality. Procedures there under are governed locally by the Hendricks County Stormwater Management Ordinance and corresponding Technical Standards Manual. An application, fees, construction plans, specifications and Stormwater Pollution Prevention Plan must be presented for approval to the Hendricks County Drainage Board separately from the application to the Hendricks County Area Plan Commission. Secondary Stormwater Approval for a plat, PUD or development plan must be obtained from the Drainage Board prior to Secondary Approval (or Approval in the case of minor plats) by the Plan Commission or its Administrative and Plat Committee. In addition, an Erosion Control Permit issued by the Hendricks County Surveyor is required for individual building lots prior to obtaining a Building Permit from the Planning and Building Department.
3. A septic system must be designed for these lots prior to building permit application to reflect the actual house location and size. The initial review of the submitted soil analysis indicates that the soils are rated severe and that septic systems are feasible on these lots. Additional soil borings for each lot may be required at the time of septic permit application. Proposed subsurface drain outlet elevations are required on each lot prior to final approval.
4. The absorption field areas must be fenced in such a way that accidental crossing of the site with equipment is prohibited. This may be done by farm fence, snow fence, or other similar materials. Preservation of the absorption field areas is the responsibility of the developer and if these areas are not preserved it could make the lots unbuildable.
5. Secondary septic field easements (SSFE) must be shown on the plat, or separate easement document to be recorded with the plat must be provided.
6. Prior to recording a statement must be added to the plat that states: Those designated as secondary septic field easements (SSFE) are secondary septic field easements that are hereby expressly reserved for the purpose of the placement of a sewage disposal field. Uses shall be limited to those consistent with the proper operation of a septic system and that will not result in soil compaction. The easement shall terminate only with the written approval of the Hendricks County Health Officer.
7. The Hendricks County Planning and Building Department must be notified at least seventy-two (72) hours prior to any site improvements being installed.

**MRP 085/17: JOHN DEPINET;** a 1-lot minor residential plat, 8.156 acres, Union Township, S16-T17N-R1W, located on the east side of State Road 39, approximately one (1) mile south of the Boone/Hendricks County Line. (Kruse Consulting, Inc.)

Mr. Dale Kruse of Kruse Consulting and Mr. John Depinet, Applicant, appeared. Mr. Kruse reviewed their request for a 1-lot minor residential plat on 8.156 acres located on the east side of State Road 39, approximately one mile south of the Boone/Hendricks County Line.

Mr. Dombrosky stated that there was a cemetery on the property.

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Mr. Kruse stated that there was a cemetery located on the parent parcel. Mr. Kruse stated that Mr. Depinet already had a permit from INDOT for his driveway. Mr. Kruse stated that they had also received Drainage Board approval for the project.

Mr. Dombrosky asked if there had been any comments made by the Drainage Board regarding their approval.

Mr. Kruse responded that the only comment they had received was that there should be an easement along the south property line where there was a ditch that was very close to Mr. Depinet's property and they felt it was necessary to have an easement to obtain access to that ditch for drainage. Mr. Kruse stated that easement had been added to the plat.

Mr. Dombrosky stated that satisfied all the staff concerns and he called for a motion.

Mrs. Haan made a motion to grant approval for **MRP 085/17: John Depinet** subject to the conditions and recommendations in staff's letter dated January 10, 2018.

Mrs. Johnston seconded the motion.

FOR – 4 –                      AGAINST – 0 –                      ABSTAINED – 0 –

The staff conditions and recommendations were as follows:

**DRAINAGE CONDITIONS:**

Subject to Drainage Board approval and the conditions of the County Surveyor.

**STAFF RECOMMENDATIONS:**

1. N/A

**CONDITIONS OF APPROVAL:**

1. A properly executed County/Owner Inspection Agreement must be provided prior to approval with all appropriate fees paid prior to the start of any construction.
2. This project is subject to the National Pollutant Discharge Elimination System (NPDES) General Permit covering storm water quality. Procedures there under are governed locally by the Hendricks County Stormwater Management Ordinance and corresponding Technical Standards Manual. An application, fees, construction plans, specifications and Stormwater Pollution Prevention Plan must be presented for approval to the Hendricks County Drainage Board separately from the application to the Hendricks County Area Plan Commission. Secondary Stormwater Approval for a plat, PUD or development plan must be obtained from the Drainage Board prior to Secondary Approval (or Approval in the case of minor plats) by the Plan Commission or its Administrative and Plat Committee. In addition, an Erosion Control Permit issued by the Hendricks County Surveyor is required for individual building lots prior to obtaining a Building Permit from the Planning and Building Department.
3. A septic system must be designed for these lots prior to building permit application to reflect the actual house location and size. The initial review of the submitted soil analysis indicates that the soils are rated severe and that septic systems are feasible on these lots. Additional soil borings for each lot may be required at the time of septic permit application. Proposed subsurface drain outlet elevations are required on each lot prior to final approval.
4. The absorption field areas must be fenced in such a way that accidental crossing of the site with equipment is prohibited. This may be done by farm fence, snow fence, or other similar

materials. Preservation of the absorption field areas is the responsibility of the developer and if these areas are not preserved it could make the lots unbuildable.

5. Secondary septic field easements (SSFE) must be shown on the plat, or separate easement document to be recorded with the plat must be provided.
6. Prior to recording a statement must be added to the plat that states: Those designated as secondary septic field easements (SSFE) are secondary septic field easements that are hereby expressly reserved for the purpose of the placement of a sewage disposal field. Uses shall be limited to those consistent with the proper operation of a septic system and that will not result in soil compaction. The easement shall terminate only with the written approval of the Hendricks County Health Officer.
7. The Hendricks County Planning and Building Department must be notified at least seventy-two (72) hours prior to any site improvements being installed.

**MRP 086/17: CHRIS SIDES;** a 1-lot minor residential plat, 6.136 acres, Union Township, S06-T16N-R1W, located on the west side of North County Road 200 West, approximately 0.35 mile south of the intersection with West County Road 725 North. (Kruse Consulting, Inc.)

Mr. Dale Kruse of Kruse Consulting, Inc. appeared to request approval for this one lot minor residential plat on 6.136 acres, located on the west side of North County Road 200 West, approximately 0.35 mile south of the intersection with West County Road 725 North. Mr. Kruse stated that this property also contained a cemetery which was closer to the property line but not located on the parcel that was being created. He stated that there was a perimeter drain outlet and that they had located a tile but that it was very shallow. He stated because of that, they put another one in. He stated that the tile was deep enough and went to the north to the pond.

Mrs. Haan then asked about a soil boring issue and whether they had gotten a soil boring #6 or had it been mislabeled.

Mr. Kruse stated that there had been five soil borings done and that one of them had been mislabeled and would be shown as Soil Boring #5.

Mr. Dombrosky stated that the approval should indicate that the Soil Boring labelled #6 would be changed to show it as #5.

Mr. Ayers then commented that he had not been to the site and he asked Mr. Kruse if there had been a sight distance problem.

Mr. Dombrosky responded that the ditch fell away from the road for a good distance.

Mr. Ayers then commented that a cross pipe would not be needed.

Mr. Kruse stated that none would be needed.

There being no further questions or comments, Mr. Dombrosky called for a motion.

Mrs. Johnston then made a motion to grant approval for **MRP 086/17: Chris Sides** subject to the following:

1. Conditions and recommendations in staff's letter dated January 10, 2018; and
2. Correction to Soil Boring #6 to be labelled #5 instead.

Mr. Ayers seconded the motion.

FOR – 4 –

AGAINST – 0 –

ABSTAINED – 0 –

The staff conditions and recommendations were as follows:

**DRAINAGE CONDITIONS:**

Subject to Drainage Board approval and the conditions of the County Surveyor.

**STAFF RECOMMENDATIONS:**

1. The Health Department must be provided a description of soil boring #6 prior to approval.

**CONDITIONS OF APPROVAL:**

1. A properly executed County/Owner Inspection Agreement must be provided prior to approval with all appropriate fees paid prior to the start of any construction.
2. This project is subject to the National Pollutant Discharge Elimination System (NPDES) General Permit covering storm water quality. Procedures there under are governed locally by the Hendricks County Stormwater Management Ordinance and corresponding Technical Standards Manual. An application, fees, construction plans, specifications and Stormwater Pollution Prevention Plan must be presented for approval to the Hendricks County Drainage Board separately from the application to the Hendricks County Area Plan Commission. Secondary Stormwater Approval for a plat, PUD or development plan must be obtained from the Drainage Board prior to Secondary Approval (or Approval in the case of minor plats) by the Plan Commission or its Administrative and Plat Committee. In addition, an Erosion Control Permit issued by the Hendricks County Surveyor is required for individual building lots prior to obtaining a Building Permit from the Planning and Building Department.
3. A septic system must be designed for these lots prior to building permit application to reflect the actual house location and size. The initial review of the submitted soil analysis indicates that the soils are rated severe and that septic systems are feasible on these lots. Additional soil borings for each lot may be required at the time of septic permit application. Proposed subsurface drain outlet elevations are required on each lot prior to final approval.
4. The absorption field areas must be fenced in such a way that accidental crossing of the site with equipment is prohibited. This may be done by farm fence, snow fence, or other similar materials. Preservation of the absorption field areas is the responsibility of the developer and if these areas are not preserved it could make the lots unbuildable.
5. Secondary septic field easements (SSFE) must be shown on the plat, or separate easement document to be recorded with the plat must be provided.
6. Prior to recording a statement must be added to the plat that states: Those designated as secondary septic field easements (SSFE) are secondary septic field easements that are hereby expressly reserved for the purpose of the placement of a sewage disposal field. Uses shall be limited to those consistent with the proper operation of a septic system and that will not result in soil compaction. The easement shall terminate only with the written approval of the Hendricks County Health Officer.
7. The Hendricks County Planning and Building Department must be notified at least seventy-two (72) hours prior to any site improvements being installed.

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**MAP 478/17 (REPLAT): BRIARWOOD ESTATES OF COATESVILLE, LOTS 14 & 15;** a replat of a major subdivision plat, 2 lots, 1.40 acres, Clay Township, located on south State Road 75, approximately 0.75 mile north of the intersection of South State Road 75 and West County Road 550 South. (Kruse Consulting, Inc.)

Mr. Dale Kruse of Kruse Consulting, Inc. appeared on behalf of the applicant. Mr. Kruse stated that a family had purchased Lots 14 & 15 to combine into one lot in order to build across the lot line. He stated that there was no utility easement between the lots to be concerned about.

Mr. Dombrosky asked if the surface swale was meant to be in the easement and Mr. Kruse stated that there were no underground utilities there and that it must have been meant to be a swale.

Mr. Kruse stated that a sewer availability letter had been submitted.

There being no further questions or comments, Mr. Dombrosky made a motion to grant approval for **MAP 478/17 (Replat): Briarwood Estates of Coatesville, Lots 14 & 15** subject to the conditions and recommendations in staff's letter dated January 10, 2018.

Mr. Ayers seconded the motion.

FOR – 4 –                      AGAINST – 0 –                      ABSTAINED – 0 –

The staff conditions and recommendations were as follows:

**DRAINAGE CONDITIONS:**

Subject to Drainage Board approval and the conditions of the County Surveyor.

**STAFF RECOMMENDATIONS:**

1. This development is still subject to the conditions of approval of the original Major Plat of Briarwood Estates Phase 1.
2. Add note on plat, stating that sidewalks are required.

**CONDITIONS OF APPROVAL:**

1. A properly executed County/Owner Inspection Agreement must be provided prior to secondary approval with all appropriate fees paid prior to the start of any construction.
2. This project is subject to the National Pollutant Discharge Elimination System (NPDES) General Permit covering storm water quality. Procedures there under are governed locally by the Hendricks County Stormwater Management Ordinance and corresponding Technical Standards Manual. An application, fees, construction plans, specifications and Stormwater Pollution Prevention Plan must be presented for approval to the Hendricks County Drainage Board separately from the application to the Hendricks County Area Plan Commission. Secondary Stormwater Approval for a plat, PUD or development plan must be obtained from the Drainage Board prior to Secondary Approval (or Approval in the case of minor plats) by the Plan Commission or its Administrative and Plat Committee. In addition, an Erosion Control Permit issued by the Hendricks County Surveyor is required for individual building lots prior to obtaining a Building Permit from the Planning and Building Department.
3. The Hendricks County Planning and Building Department must be notified at least seventy-two (72) hours prior to any site improvements being installed.

**MAP 646/17 (REPLAT): LIBERTY MEADOWS ESTATES, LOTS 4 & 5;** a replat of a major subdivision plat, 2 lots, 2.00 acres, Washington Township, located on the north side of East County Road 100 South, approximately one mile south of U.S. Highway 36 and east of South County Road 400 East. (Kruse Consulting, Inc.)

Mr. Dale Kruse of Kruse Consulting, Inc., appeared on behalf of the applicant. Mr. Kruse reviewed the location of the property and stated that the applicant wished to eliminate a lot line for constructing a new home across the lot line. He stated that the property would be on sewer and that it would be available for hookup soon.

Mrs. Johnston asked if the project had received Drainage Board approval.

Mr. Kruse stated yes.

Mr. Dombrosky asked if it had been determined that sidewalks were required.

Mr. Kruse stated yes and that they were shown on the development plan.

Mr. Dombrosky asked about an easement and Mr. Kruse stated that there was not an easement along that lot line.

There being no further questions or comments, Mrs. Haan made a motion to grant approval for **MAP 646/17 (Replat): Liberty Meadows Estates, Lots 4 & 5** subject to the conditions and recommendations in staff's letter dated January 10, 2018.

Mr. Ayers seconded the motion.

FOR – 4 –                      AGAINST – 0 –                      ABSTAINED – 0 –

The staff conditions and recommendations were as follows:

**DRAINAGE CONDITIONS:**

Subject to Drainage Board approval and the conditions of the County Surveyor.

**STAFF RECOMMENDATIONS:**

1. This development is still subject to the conditions of approval of the original Major Plat of Liberty Meadows Estates.

**CONDITIONS OF APPROVAL:**

1. A properly executed County/Owner Inspection Agreement must be provided prior to secondary approval with all appropriate fees paid prior to the start of any construction.
2. This project is subject to the National Pollutant Discharge Elimination System (NPDES) General Permit covering storm water quality. Procedures there under are governed locally by the Hendricks County Stormwater Management Ordinance and corresponding Technical Standards Manual. An application, fees, construction plans, specifications and Stormwater Pollution Prevention Plan must be presented for approval to the Hendricks County Drainage Board separately from the application to the Hendricks County Area Plan Commission.



Secondary Stormwater Approval for a plat, PUD or development plan must be obtained from the Drainage Board prior to Secondary Approval (or Approval in the case of minor plats) by the Plan Commission or its Administrative and Plat Committee. In addition, an Erosion Control Permit issued by the Hendricks County Surveyor is required for individual building lots prior to obtaining a Building Permit from the Planning and Building Department.

3. The Hendricks County Planning and Building Department must be notified at least seventy-two (72) hours prior to any site improvements being installed.

**EX 259/17: MAP 653 WOODCREEK CROSSING, SEC. 10;** an Exception to the Subdivision Control Ordinance, Sec. 3.15 (2.a) – Delay of Asphalt Placement. (Joe Farruggia/Woodcreek Crossing Development, LLC)

Mr. Joseph Farruggia of Woodcreek Crossing Development, LLC, 7861 E. Kemper Road, Cincinnati, Ohio, appeared on his behalf to request a delay of asphalt placement for the subdivision development section. He explained he wished to request a delay of completion of the final course of asphalt installation and allow recording of the plat. He added that they would have the asphalt installed when the plants opened in the Spring of 2018.

Mr. Dombrosky responded that there were also a number of other items that had not yet been completed.

Mr. Farruggia acknowledged that there were some items and that they would all be completed by the end of the following week.

Mr. Ayers mentioned a condition set out in the Engineering Inspector's letter of January 10, 2018 as to completion of erosion control.

Mr. Farruggia responded that the grading had been completed and the water taps and they would seed and straw.

Mr. Salsman, the Engineering Inspector, stated that the last time he was on site, they were still installing the water main and at this time, he did not know if that had been completed.

Mr. Farruggia responded that the water main had been installed except for four water services and that the connection had been made with the existing water tank.

Mr. Dombrosky responded then that all of that was expected to be completed prior to recording.

Mr. Farruggia stated yes.

Mr. Dombrosky stated that Mr. Salsman suggested that if the exception was granted, it be no longer than June 1, 2018.

Mr. Farruggia responded that was fine.

Mr. Farruggia then asked if the performance bond was for the final asphalt. He asked if he was doing a maintenance and a performance bond.

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Mr. Salsman responded no and that it would be a performance bond only which included the sum of the asphalt completion plus the exception. He added that instead of two bonds being required, it would just be a single bond.

Mr. Farruggia stated he understood.

Mr. Salsman and Mr. Farruggia further discussed the terms of the bond requirements.

Mr. Dombrosky asked if there were any other comments from the members.

Mr. Ayers stated no other than the approval be subject to Mr. Salsman's letter and that it would be critical once they completed the paving, that it be cleaned so that an inspection could be done to see if any repairs were needed.

Mr. Dombrosky added it was critical that a minimum of 72 hours' notice of intent to install the asphalt be provided to CMT.

Mr. Farruggia acknowledged those comments.

Mr. Ayers then stated he had no further concerns and asked what company would be doing the paving for the project.

Mr. Farruggia stated he was not sure who the paving contractor would be, and that the general contractor was Weihe Construction.

Mr. Salsman responded that the paving contractor would be Delello & Sons Asphalt.

Mr. Dombrosky added that CMT had been out there at the site regularly and that they were keeping a good eye on it. He stated that the County Ordinance did allow for this provision due to weather conditions and as long as the proper safeguards were in place, he did not have a problem with an approval.

Mr. Ayers then made a motion to grant approval for **EX 259/17: MAP 653 Woodcreek Crossing, Section 10** subject to the following conditions:

1. Conditions set out in staff's Memorandum dated January 10, 2018; and
2. Also subject to the conditions set out in the Engineering Inspector, Roger Salsman's, letter dated January 10, 2018, with a completion date prior to June 1, 2018.

Mrs. Johnston seconded the motion.

FOR – 4 –                      AGAINST – 0 –                      ABSTAINED – 0 –

The conditions and recommendations in staff's memo dated January 10, 2018 and Roger Salsman's letter dated January 10, 2018 were as follows:

#### **MEMORANDUM**

**TO:**        Hendricks County Area Plan Commission Administrative & Plat Committee

**FROM:** Plan Commission Staff

January 10, 2018

**DATE:** January 10, 2018

**RE: EX 259/17: MAP 653: WOODCREEK CROSSING, SECTION 10 – ASPHALT SURFACE**

The applicant is requesting an exception to delay the installation of the surface layer of asphalt due to weather restrictions during the winter months. The applicant further requests this exception, so he can record this section in order to sell lots.

If this exception is granted, staff recommends a 6-month approval at that time the top coat of asphalt must be installed. No CO's will be issued until such time all improvements associated with this section of Woodcreek Crossing has been completed.

The Committee must determine if this request is acceptable and the duration for the exception.

Plan Commission Administrative Committee  
Hendricks County Government Center

RE: EX-259: Provision for Completion of Improvements for Woodcreek Crossing Section 10, Asphalt Surface

As of December 22, 2017, there were additional items required to be completed to comply with the Subdivision Control Ordinance requirement that all improvements be completed prior to recording of the plat. These items include acceptance letters from the sanitary and water utilities, final grading and erosion control as well as some construction of the water system. No further information as to the status is available at this time.

This exception is requested due to the cold weather not allowing completion of the asphalt surface in compliance with INDOT standards.

Ultimately, it is the decision of the Administrative Plat Committee as to the acceptability of the exception and justification of it. If it is justified in your opinion, the following conditions should apply:

1. A compliance inspection shall be conducted on site by our site representatives, CMT, and any items they note shall be corrected to bring the site into compliance with our Ordinance.
2. A performance surety in the amount of \$99,900.00 shall be posted in an acceptable format.
3. A minimum of 72 hours' notice of intent to install the asphalt surface shall be provided to CMT so they may inspect and mark any areas to be repaired.
4. The asphalt intermediate shall be swept to an acceptable standard to our inspecting firm, CMT. The asphalt surface shall be completed prior to June 1, 2018.

The developer shall complete all necessary paperwork and provide an acceptable maintenance surety within 30 days of completion of all improvements.

There being no further business, the meeting was adjourned at 9:27 a.m.

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Timothy Dombrosky, Chairman