

Sean Homyen

To: lsr@wmol.com
Subject: RE: BSH and Union St Drainage Swale, Parcel #. 59-016-016-00

From: lsr@wmol.com <lsr@wmol.com>
Sent: Thursday, May 29, 2025 12:33 PM
To: Sean Homyen <pzadmin@DouglasMI.gov>
Cc: Andrew <andrew@milauckas.com>; City Manager <citymanager@DouglasMI.gov>
Subject: BSH and Union St Drainage Swale, Parcel #. 59-016-016-00

Hi Sean-

Thank you for getting the Blue Star Highway and Swingbridge Development surface water drainage swale through my property and Union Street area drainage back on track toward repair and completion.

A review of the 5/2/2025 memo from City Engineer, Lucas Timmer, attached above, discusses the various parts of the drainage issues. It would be best to confirm everyone is on the same page before any construction is started.

At the May 8, planning commission meeting it was confirmed there is a need for 2 culverts under the proposed emergency access road to transport and discharge water that flows onto my parcel (#59-016-016-00) and is trapped that previously and naturally ran to the Kalamazoo Lake.

CULVERT #1 (Existing)- As the result of significant fill placed on the Swingbridge development site and the Blue Star Highway surface water discharge tube diverting water to my parcel, a culvert was installed under the **East end** of the proposed Swingbridge emergency access road. This culvert along with the drainage swale were constructed by the original developer years ago pursuant to the requirement of the city and county drain engineers consistent with the September 14, 2011 Milauckas/Village of Douglas Easement. However, the swale did not meet the 1 foot depth requirement and stone was not placed where the swale turns to the North. Therefore, now water flows through the turn and onto our parcel rather than remaining in the swale leading to the existing culvert out to Kalamazoo Lake. Since the culvert is in place, it is agreed that the swale needs to be improved by Douglas or Swingbridge to insure the water makes it to the culvert.

CULVERT #2- It is agreed a second culvert needs to be installed under the **West end** of the emergency access road. Review of the natural water course map at the our meeting at city hall on 5/1/25 with City Manager Lisa Nocerini, and Public Works Supervisor revealed a natural water course from the Southwest corner of our parcel Northward along the East side of Union Street to Kalamazoo Lake. During that time, the boat trailer parking area has crept further east beyond the Union Street right of way onto our property. Additionally, gravel has been added to elevate and extend the parking area. This combined with the placement of fill as the base for the proposed West to East emergency access for Swingbridge have acted as a drainage block that cuts off the natural flow of surface water to Kalamazoo Lake.

We have provided a no cost Revocable License to Douglas for boat trailer parking on our property for over 40 years. It is agreed that this drainage issue also needs to be resolved while the City of Douglas and Swingbridge are formalizing the approval of the construction of the proposed emergency access road.

Please confirm this is an accurate description of the status of these drainage issues.

Let us know when we can meet on site with necessary participants to discuss details of future action.

Also, please send me a copy of the final draft of the Swingbridge site plan in accordance with the planning commission's 5/8/2025 approval of the request to change conditions of the consent judgement site plan. When will that final plan be approved?

Thank you for your continued follow up.
Joe Milackas