



Storm Water Utility

November 5, 2020

Utility Easement Encroachment Recommendation

274 Sawdust Trail

The owner of 274 Sawdust Trail is seeking a full encroachment into the 10-foot easement located on the west side of the property. This easement is the top-of-bank for the retention pond.

Existing Conditions

The property located at 274 Sawdust Trail, Lot 410, is adjacent to a detention pond that is part of a very large and extensive drainage system. The easement located at the rear of this property and adjacent to the detention pond is at the top of bank of the detention pond. Visual inspection indicated that this 10-foot easement is the entirety of the safety ledge constructed at the top of the pond for the maintenance of the pond. The remainder of the area is steeply sloped pond wall. Record review also indicates that the Board of Public Works and Safety has previously denied encroachments into this pond easement at other locations around this pond.

Recommendation

After reviewing shape and size of the easements and the drainage facilities located within those easements, I do not recommend the allowance of the requested encroachment into the west easement. Placing fencing within this easement would force maintenance crews onto the steeply sloped pond walls to provide maintenance, equipment and material storage, and transport. As the safety ledge is entirely within this 10-foot easement and there is no other adequate access for the maintenance of the pond and other infrastructure and the previous encroachment denials associated with easements adjacent to this detention pond., I can not give a positive recommendation.

Negative Recommendation

Thank You,

Daniel Miller