

Storm Drain Issue

A sidewalk collapsed on Trailside Boulevard. It was brought to the board's attention to see if the board could get a response from the city of Wixom since the individual who brought it to the board's attention was unable to get a satisfactory response. The sidewalk had collapsed to the extent that it created a tripping hazard. The board contacted the city in late 2019 and the city came and put out safety cones. Nothing else happened, so the board followed up in 2020. The city came out in the summer of 2020 and determined that the storm drain under the sidewalk might be leaking and causing the collapse. Further investigation by the city determined that the association was responsible for this storm drain. The board checked the covenants and determined this to be correct.

Metro Sewer was called to check the drain under the collapsed sidewalk to determine what the problem was. Normally, Metro Sewer would run a camera along the length of the drain to inspect it. They found the storm drain full of water and were unable to perform the camera check.

Metro Sewer obtained the original plans for our storm drain system from the city. With these plans, they could determine that our retention pond had an abnormally high water level. As noted at our annual meeting, they suspected our exit filter for the retention pond was clogged, and they recommended cleaning the filter. Metro Sewer believed that once the filter was freely allowing water to exit the pond, water levels would return to normal. The board approved this action and the filter was cleaned the week after our annual meeting.

Metro Sewer monitored the water level in the retention pond for two weeks. While the water level did recede, it never reached a level where our suspect storm drain was dry. It was also noted at this time that the water level never receded enough to expose the lowest sets of drain holes on the exit filter. They suspect our retention pond is being fed by an artesian well. The fact that the pond never freezes supports this finding. Metro Sewer did some additional investigating and found that our three inlets to the retention pond were also covered with silt. This would also prevent water from flowing freely from the inlets into the pond. Tom Gross and Steve Weisenbach met with Metro Sewer at the retention pond to review their findings.

The original work to clean the exit filter was estimated at \$4800.00. The addition work to clear the inlets was quoted at an additional \$5300.00. All quotes are estimates of labor at \$295.00 per hour

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including the excavating equipment. The \$10,000.00 for storm drain repair is based on these estimates.

The board approved the additional work to clear the inlets. That work was performed on Friday, February 12, 2021. The board is awaiting the results of this work before determining what additional work is required.

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