

**REGULAR MEETING OF SUPERVISORS
RANGER DRAINAGE DISTRICT
July 10, 2024**

The regular meeting of the Ranger Drainage District was held on July 10, 2024, at 6:00 P.M. at the District office located at 19950 Nugent Street, Orlando Florida 32833. Present were Supervisors Dave Mauck, Mike Nolan and Russ Bayersdorf. There was one landowner in attendance.

CONSENT AGENDA

Treasurer’s report, regular and annual meeting minutes of June 5, 2024; driveway permits, and “other” permits were approved as submitted. The disbursements were authorized.

YEARLY MEETING DATES & TIMES

The Board approved the 2024-2025 schedule of meetings as follows:

The meetings will be held at the Ranger Drainage District office located at 19950 Nugent Street Orlando, Florida 32833 on the following dates:

Wednesday	August 7, 2024	6:00 PM
Wednesday	September 4, 2024	6:00 PM
Wednesday	October 2, 2024	6:00 PM
Wednesday	November 6, 2024	6:00 PM
Wednesday	December 4, 2024	6:00 PM
Wednesday	January 8, 2025	6:00 PM
Wednesday	February 5, 2025	6:00 PM
Wednesday	March 5, 2025	6:00 PM
Wednesday	April 2, 2025	6:00 PM
Wednesday	May 7, 2025	6:00 PM
Wednesday	June 4, 2025	6:00 PM (Annual Landowners Meeting)
Wednesday	June 4, 2025	7:00 PM (Regular Meeting)
Wednesday	July 9, 2025	6:00 PM

LOT GRADING GUIDELINE – UPDATE

Mr. Way presented an updated Rural Lot Grading Guideline Sheet and after discussion the Board approved the updates. The additional information added was:

- Berm to be constructed if necessary to hold back water from flowing onto adjacent properties or into wetlands.
- Side yard swales to be on property lines. Swales may be located inward away from the property lines to stay clear of wetlands or existing trees. Mitigated wetlands for driveway locations shall be sufficient in width to include both swales and berms on each side of the driveway.

LITIGATION RANGER DRAINAGE vs. GARY MITTAN – UPDATE

Mr. Behn reported that the Defendant's Counsel has filed a Motion to Dismiss. This hearing is set for July 25, 2024 at 10:00.

INTERRUPTION OF DAILY MAINTENANCE

Mrs. Mullins advised the Board of an occupant at 3696 Bancroft Blvd. who is disrupting the District's day to day maintenance of mowing and swale cleaning. Legal Counsel has been advised to send a letter to the owner of the property notifying them of the actions by their tenants and to advise that the District has an obligation to do maintenance within the Orange County right of way and we plan to revisit this location in the near future.

There being no further business the meeting was adjourned at 7:36 P.M.

NOTES:

* NO STORM WATER DISCHARGES TO BE DIRECTED INTO ANY WETLANDS OR ADJACENT PROPERTIES.

* LOT DRAINAGE SHOULD NOT DISCHARGE DIRECTLY INTO ANY ADJACENT SECONDARY EASEMENTS OR CANALS.

* ON-SITE PONDS TO BE APPROVED BY DISTRICT AS PART OF GRADING PLAN.

* ON-SITE PONDS ARE ENCOURAGED BY THE RANGER DISTRICT TO BE PART OF THE STORMWATER SITE PLAN.

* POND SLOPES TO BE PER CROSS SECTION DETAIL SHOWN BELOW.

* $\text{---}\text{>}\text{---}$ INDICATES DRIVEWAY CULVERT. ASBUILT INVERT ELEVATIONS ARE REQUIRED. NO PAVEMENT OR CONCRETE SHALL BE INSTALLED OVER CULVERT UNTIL APPROVAL FROM THE DISTRICT.

(x.xx) INDICATES REQUIRED ELEVATION OF EXISTING, PROPOSED AND ASBUILT.

* ADJACENT LOTS (IF NOT VACANT) SHALL SHOW PATIO GRADES AND FINISHED FLOOR ELEVATIONS FOR EXISTING HOMES.

* EXISTING TREE(S) TO REMAIN SHALL BE LOCATED AND SHOWN WITH TYPE AND TRUNK DIAMETER.

* A FIVE FOOT (5') SQUARE SOD AREA TO BE PLACED AT THE LOT LINE SWALE WHERE IT MEETS THE STREET. ALLOW FOR THE THICKNESS OF SOD. ROADSIDE SWALE SHALL BE SODDED TO EDGE OF PAVEMENT.

* BERM TO BE CONSTRUCTED IF NECESSARY TO HOLD BACK WATER FROM FLOWING ONTO ADJACENT PROPERTIES.

* SIDE YARD SWALES TO BE ON PROPERTY LINES. SWALES MAY BE LOCATED INWARD AWAY FROM PROPERTY LINES TO STAY CLEAR OF WETLANDS OR EXISTING TREES.

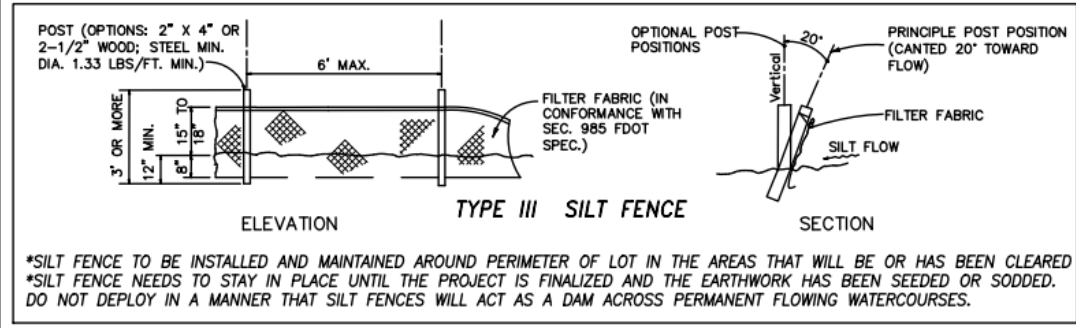
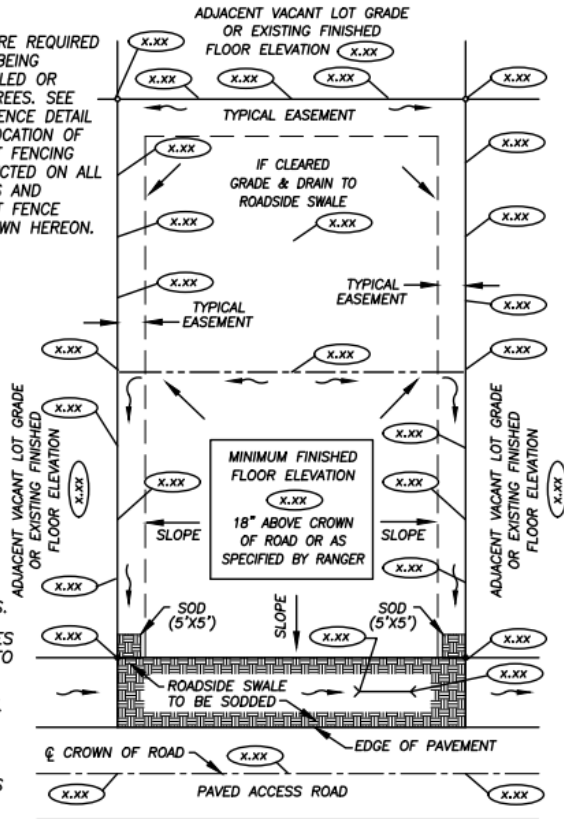
* ALL WETLAND DELINEATIONS TO BE SHOWN ON SURVEY.

* SEPTIC TANK OR DRAIN FIELD CANNOT BE IN THE SIDE YARD OR REAR YARD EASEMENT.

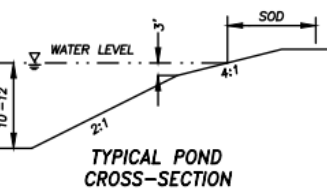
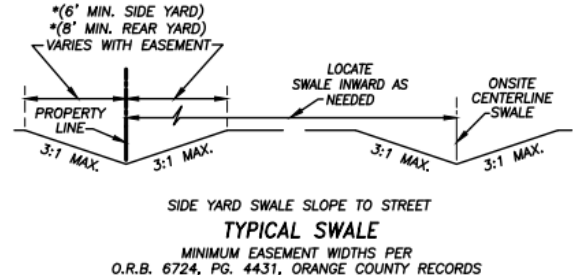
* ALL FACILITIES WITHIN SIDE AND REAR YARD EASEMENTS SHALL BE UNDERGROUND EXCEPT THOSE ABOVE GROUND FACILITIES AS SHALL BE PERMITTED IN WRITING.

RANGER DRAINAGE DISTRICT
LOT GRADING GUIDELINES FOR STORM WATER MANAGEMENT
OF RURAL ESTATE LOTS WITHIN DRAINAGE DISTRICT

NOTE:
 SILT FENCES ARE REQUIRED FOR ANY LOT BEING EXCAVATED, FILLED OR CLEARED OF TREES. SEE TYPE III SILT FENCE DETAIL BELOW. THE LOCATION OF PROPOSED SILT FENCING SHALL BE DEPICTED ON ALL GRADING PLANS AND INCLUDE A SILT FENCE DETAIL AS SHOWN HEREON.



THE GRADING PLAN SHOWN HEREON ESTABLISHES MINIMUM STANDARDS FOR BUILDERS AND HOMEOWNERS OF RURAL ESTATE LOTS TO ASSIST PROPER DRAINAGE AWAY FROM THE RESIDENCE INTO RANGER DRAINAGE DISTRICT FACILITIES. DUE TO SOIL CONDITIONS TYPICAL WITHIN THE DISTRICT, AREAS LEFT AT NATURAL GRADE WITHOUT CONSIDERATION GIVEN TO DRAINAGE MAY BE SUBJECT TO STANDING WATER AND/OR MARSH-LIKE CONDITIONS FOR EXTENDED PERIODS. THE DISTRICT RECOMMENDS THAT A DRAINAGE PLAN BASED ON ACTUAL SITE TOPOGRAPHY BE PREPARED BY A LICENSED ENGINEER OR LAND SURVEYOR PRIOR TO LOT CLEARING. CONSTRUCTION OF THE MINIMUM STANDARDS MAY NOT BE SUFFICIENT TO ENSURE THESE PROBLEMS WILL NOT OCCUR. IT IS THE SOLE RESPONSIBILITY OF THE LANDOWNER AND/OR BUILDER TO ENSURE PROPER DRAINAGE IN ACCORDANCE WITH THE FEDERAL, STATE AND LOCAL CODES WITHOUT IMPACT UPON ADJOINING PROPERTY AND IMPROVEMENTS.



ACCEPTED _____
 DATED: _____