



**Coal Creek Golf Course  
Flood Plain Work  
Meeting Notes**

**April 28, 2014**

The following scopes of work included in the Hole by Hole Analysis dated January 28, 2014, are within the flood plain on the golf course, and have been discussed with the project team, and finalized. The following golf course feature adjustments that have been considered, all fall within the flood plain on the golf course, but have been found to not have any adverse effect on the flow of the water or make any adjustment to the flood plain itself. These adjustments are the result of the City's request to look at "common sense" improvements throughout the golf course that may improve drainage situations throughout the property and improve the overall playability of the golf course.

Because of the nature of this work David Moore with AEL, who is the project Engineer was asked to look at and consider the proposed adjustments. AEL has approved all of the following adjustments and will provide documentation of those adjustments along with plans for the drainage improvement projects on holes #3 and #15 by Friday, May 2<sup>nd</sup>.

- #4 Tees – All of the tees will be reconfigured and adjusted in location and elevation slightly (within +/- 1.0') as long as there is no import. This area is adjacent to the adjustments and design that AEL is currently working on for the area adjacent to #3 and will be incorporated and considered with that process.
- #4 Fairway bunker work – Because these are minor adjustments of the existing bunkers and propose moving dirt in that "local" area.
- #6 Tee – The proposed adjustment to the back tee which is a slight shift in alignment only is ok as long as the new location is built back at the current elevation.
- #6 Green side bunker – The proposed adjustment is ok to proceed with. The green can be adjusted slightly in elevation (+/- 1.0').



- #8 Tees – The proposed adjustment to make the tees smaller and shift them slightly is ok as long as they stay at the same elevation. These tees will be broken up to create some separation between the tee boxes.
- #9 Tees – The proposed adjustments to make these smaller and raise them +/- 1' is ok.
- #9 Fairway bunkers A, B & C – These adjustments are ok.
- #10 green – The primary overflow structure of the pond is to be lowered +/- 1.0' and the cart path adjacent to the pond, before you get to the green will be removed so that a secondary overflow can be created by lowering the pond surround +/- 1.0. A slight berm of dirt (+/- 1.5') will be added between the pond and the residential lots. The green can be raised slightly (+/- 1.0) and tie the existing mounding can be adjusted slightly to try and better protect the left side of the green.
- #11 Tees – The proposed work to relocate the front tees slightly is ok. The back tee will be shifted slightly to allow for a slight swale to be built on either side of the tee to promote better drainage in those areas.
- #12 Tees – The proposed work to the back tee is ok as long as they stay at the same elevation. The area adjacent to the tees referred to as the Goodhue ditch between the tees will be re-graded and the dirt that has been excavated by the Goodhue authority over time will be removed. The City will clear the large trees in this area to help aid with that overall grading. The area at the third and fourth tee will be adjusted to increase the area adjacent to the Goodhue ditch and a new forward tee will be added.
- #12 Fairway bunkers A & B – These are ok to proceed with as proposed.
- #13 Tees – The proposed work in this area to make the tees smaller and raise the tees slightly is ok to proceed with.
- #13 Fairway bunkers – These are ok to shift because we are adding the catch basin and shifting that dirt for bunker C.



- #14 Tee – The proposed work to shift the dirt from the front tee to build the new forward tee is ok to proceed with.
- #14 Fairway bunker – The new proposed bunker A is ok to proceed with and imported dirt in that area is acceptable because of the low risk of changing the flow of water in that area.
- #16 green – The proposed shift of the green is ok as long as it stays at the same elevation. The mounding proposed/discussed on the left side of that green is in the flood plain and will be acceptable if we can show a cut/fill balance with the area just adjacent to the right side of #16 green, behind #15 tees and in front of #17 tees.
- #18 Fairway bunker – The proposed work and fill for the new bunker is ok, but will need a product of cut and dirt generated off of the area right there on #18 at the landing area.

#3 & #15 - The design work continues with additional considerations from the adjustments that we discussed today. AEL hopes to have this completed and submitted to the City by Friday, May 2<sup>nd</sup>.

All of the proposed areas will need to have a grading plan from Hertford Norby so that we have record of those adjustments and the considerations.

Please keep in mind that none of this work will mitigate any current situation from future events.

As soon as we have the plans from #3 & #15 along with the grading plans for these areas we will provide the budget impact and design cost for this work which will be applied to the \$150,000 allowance approved by the City for this “common sense” drainage work.

Best Regards,

Jeff Cordes  
Landscapes Unlimited, LLC