

Office of the Lucas County Engineer

1049 S. McCord Road
Holland, Ohio 43528

Phone: 419-213-2860
FAX: 419-213-2829



Mike Pniewski, P.E., P.S.
County Engineer

Swan Creek Petition Quick Facts

1. I received a postcard with two amounts on it, the Estimated First Year Assessment and the Maintenance Base? What does each one mean and which am I paying?

The Estimated First Year Assessment is the estimated amount you will pay annually through your property taxes if this petition is approved. The Maintenance Base is **NOT** the amount you pay. It is your parcel's percentage of the total cost of Swan Creek if it was built today and calculated as described in Ohio Petition Law (ORC 6131). A property owner will not pay this amount, but it is required by law to be shared with you as it is how maintenance assessments are partitioned between the property owners in the watershed.

2. How is my assessment calculated?

There are 5 factors that are used to calculate the assessment for each parcel.

- A. **Acreage:** Area of land you own within the watershed, as noted by the County Auditor and GIS. Higher acreage results in more runoff from the property.
- B. **Land Use:** Use of the parcel which should be in conformance with the jurisdiction's zoning ordinance (i.e. residential, agricultural, commercial, industrial). Generally, more intense land use results in more runoff.
- C. **Soil Classification:** The hydraulic grouping for the majority soil type of your property, as identified by the Natural Resources Conservation Service (NRCS) Soil Survey. These soil groups indicate in general, the amount of runoff to be expected from the soil when saturated, ranging from Group A (generally sandy soils with high infiltration rates and low runoff) to Group D (generally clayey soils with very slow infiltration rates and high runoff).
- D. **Usage Factor:** The amount of Swan Creek that is utilized from your property's runoff, whether upstream (more) or downstream (less). Properties whose runoff use more of the ditch have a greater benefit than those that don't use as much of the ditch.
- E. **Remote Factor:** The average elevation of your parcel relative to Swan Creek. Parcels at lower elevations have a larger benefit, as they are more prone to flooding and drainage issues than upland parcels, therefore they benefit more from a maintained ditch.

Office of the Lucas County Engineer

1049 S. McCord Road
Holland, Ohio 43528

Phone: 419-213-2860
FAX: 419-213-2829



Mike Pniewski, P.E., P.S.
County Engineer

3. What do I do if I believe the soil type identified for my parcel is incorrect?

An owner may file an exception to the maintenance base before the date of the Final Hearing by sending notice to the Lucas County Engineer. The form can be found on our website at www.lucascountyengineer.org (click Swan Creek) and dropped off /mailed to our office at: 1049 S McCord Road, Holland, OH 43528 or emailed to us at: LCEStormwaterInquiries@co.lucas.oh.us

4. I don't live along or next to Swan Creek or don't have a ditch on my property. Why am being assessed for this work?

Drainage infrastructure includes everything from ditches and roadside swales to storm sewers and culverts. When it rains, this network of infrastructure is used to transport the water off your property. If you received a post card, it is because the drainage from your property eventually ends up in Swan Creek. The Ohio Petition Law considers all land owners in the watershed (i.e., drainage area) of a creek or ditch improvement as benefitting from the improvement or future improvement

5. Why haven't you maintained the ditches in the watershed in the past?

We have not had the authority to do any work on ditches that were not under petition. It is solely the responsibility of the private landowner. Under the Ohio Revised Code (6131.04), a petition may be filed to place a ditch under permanent county maintenance (this is happening now). But if a ditch isn't under petition, we cannot perform any maintenance.

6. Will entities like Metroparks Toledo also be assessed for this work?

Yes, Metroparks Toledo will be assessed on all of its parcels within the watershed. Their assessment amount is calculated the same as all the other parcels in the Swan Creek watershed.

7. You have proposed a Six-Year Plan of work to be performed if this petition passes. Is this a permanent or temporary assessment?

This is a permanent assessment as all the petitioned ditches in the watershed would be under permanent county maintenance if the petition is passed.

8. Will my assessment be the same for six years? What will happen after six years?

The Estimated First Year Assessment amount on your postcard will be close to the assessment amount for the first six (6) years. After the first six (6) years the assessment will reduce to the watershed maintenance level as a permanent assessment.