



2026 Street Improvement Intermediate Design Review

09/09/2025

Agenda

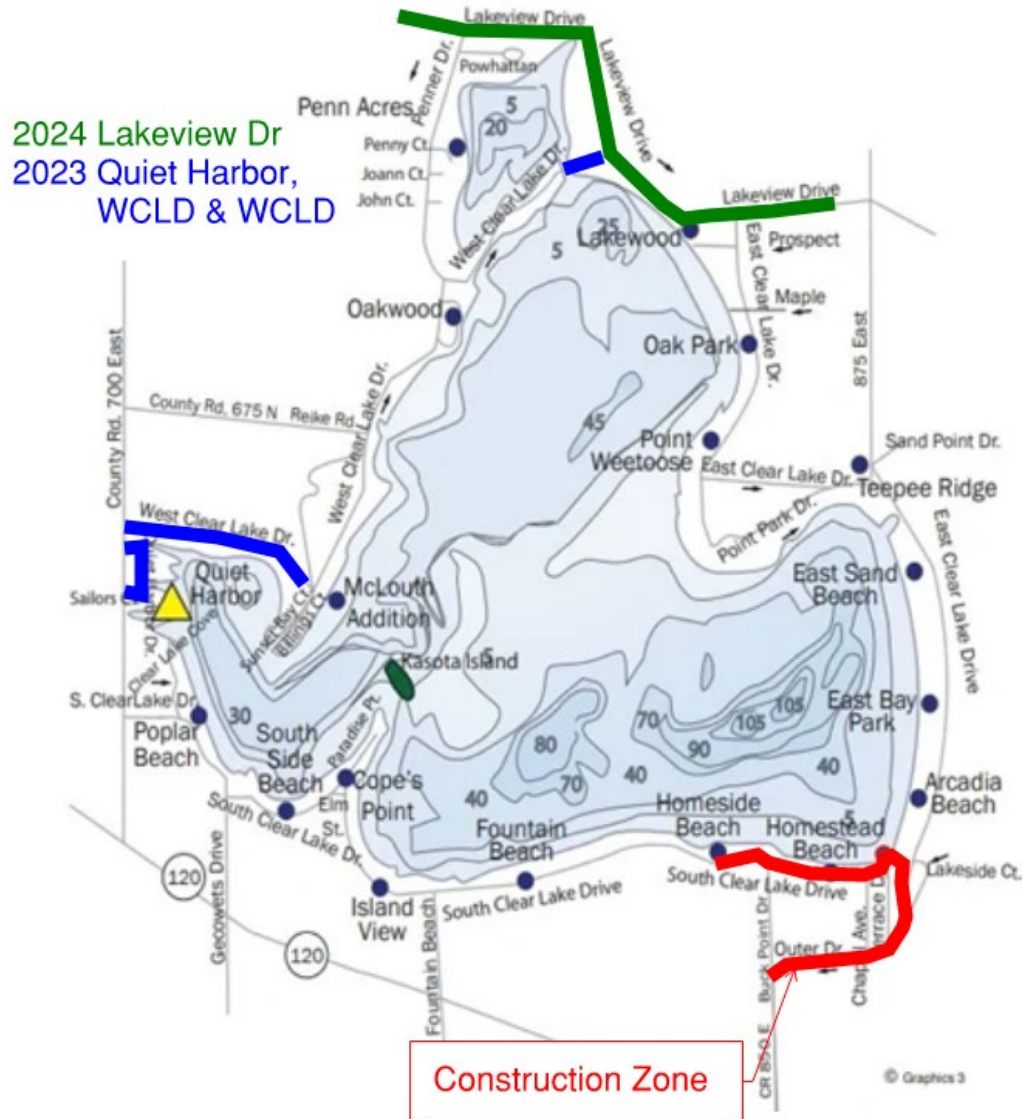
- Intermediate Design Review Stakeholder Roles & Responsibilities
- Project Overview
- Road Project Design Overview
- Updated Cost Estimate
- Milestone Schedule
- Comments/Conclusion

Stakeholder Roles & Responsibilities

Responsibility Assignment Matrix											
Road Project Annual Process Task Name	Stakeholder Name										
	Engineering Firm	Road Construction Contractor	Town Council (All)	Town Council President	Town Council Infrastructure Member	Community	Street Superintendent	Clerk Treasurer	Billing Clerk	Zoning Administrator	Marshall
1.0 Prioritization Tool Updates	R	-	-	-	I	R	R/A	-	-	R	R
2.0 Update Prioritization Tool	R/A	-	-	-	-	-	R	-	-	-	-
3.0 Publish Road Project Forecast	R	-	R	I	R	I	R/A	I	R	I	I
4.0 Finalize & Publish Road Project Forecast	R	-	-	-	-	I	A	-	R	-	-
5.0 Identification of Project Constraints & Design Concepts	R/A	-	-	-	C/I	-	R	-	-	-	-
6.0 Present Project Design Concepts & Budget Estimates	R/A	-	C	C	C	C	R	C	-	I	I
7.0 Preliminary Design	R/A	-	R	I	R	I	C/I	I	R	I	I
8.0 Intermediate Design	R/A	-	R	I	R	I	C/I	I	R	I	I
9.0 Final Design	R/A	-	R	I	R	I	C/I	I	R	I	I
10.0 Project Bids	R	I	R	R	R	I	I	A	I	I	I
11.0 Project Construction	R	A	I	R	R/I	I	C/I	I	I	I	I
12.0 Post Construction Lessons Learned	R/A	C	C	C	C	C	C	I	R	I	C
	R- Responsible A-Accountable C-Consulted I-Informed										
	Responsible:	person who performs an activity or does the work									
	Accountable:	person who is ultimately accountable and has Yes/No/Veto									
	Consulted:	person that needs to feedback and contribute to the activity.									
	Informed:	person that needs to know of the decision or action.									

2026 Street Improvement Project

- 2026 street improvement includes road segments from ~770 SCLD to Outer Drive and Outer Dr from SCLD to Buck Point Dr
- Notification of CCMG award expected Winter 2025-2026
- Project Estimate \$1.2M
 - **(20% Town Match)**
 - INDOT CCMG \$960,000
 - TOCL \$240,000



Lessons Learned

Item #	Originator	LL Description	Status	Phase	Action Taken	Actionee
1-18	Previous Lessons Learned - Resolved		Closed			
19	Thurber, Rodgers	Unmarked Culvert discovered during road excavation in front of 112 Lakeview Drive & Spangler Grove	Closed	Pre Construction	Added culvert location in TOCL GIS system	Rodgers
20	Rodgers	Local traffic benefited from having a "flagger" at either end of construction to direct traffic	Open	Construction	Determine how to cover the Flagger role	Thurber/Rodgers
21	Thurber, Rodgers	Truck availability delayed progress	Open	Construction	Discuss improvement ideas with road contractor	Thurber
22	Chris Schweikert	Informational Brochure was very helpful	Closed	Final Design Review	Informational Brochure added to baseline	Thurber/Rodgers
23	Tim Reith	Reach Alert primary communication method	Open	Final Design Review	Advertise Reach Alert sign-up to Residents in construction zone	Jennifer Satison
24	Guy Rodgers	Residents placing Leaves and Brush in newly formed swales	Open	Final Design Review	Mark off swales to prevent use	Rodgers
25	Guy Rodgers	A "seam" in the first layer of asphalt at 34 WCLD had reflected through to the surface asphalt	Open	Final Design Review	Add requirement to use an adhesive membrane interlayer over seams in all future road designs	Thurber
26	Rippe	Road Project Walk w Public was very helpful	Open	Post Construction Review	Add requirement to TOCL Road Policy	Rippe

Design Overview – Technical Considerations

- Core Sample Results – Inadequate Subgrade
 - Additional Soil Borings were taken that also indicate inadequate subgrade

Table 1: Approximate Thickness of Pavement at Core Locations				
Street Name	Coring Number	Average Pavement Core Thickness, inches (Figures 1.1 through 1.6 Show approximate Core Locations)		
		Total Asphalt Pavement Thickness	Aggregate Thickness	Remarks
Quiet Harbor	PC-1	±2.4	±10.5	Brown, Sandy Gravel Product
Quiet Harbor	PC-2	±2.6	±11.25	Brown, Sandy Gravel Product
West Clear Lake Dr	PC-3	±5.1	±3	Brown, Sandy Gravel Product
West Clear Lake Dr	PC-4	±4.2	±12	Brown, Sandy Gravel Product
West Clear Lake Dr	PC-5	±7.9	±57	Brown, Fine Sand
West Clear Lake Dr	PC-6	±4.1	±14	Brown, Sandy Gravel Product
Lakeview Dr	PC-7	±4.8	±53	Brown, Fine Sand
Lakeview Dr	PC-8	±4.2	±10	Brown, Sandy Gravel Product
East Clear Lake Dr	PC-9	±2.7	±15	Brown, Sandy Gravel Product
Outer Dr	PC-10	±4	±7	Brown, Sandy Gravel Product
South Clear Lake Dr	PC-11	±3.8	±16	Brown, Sandy Gravel Product
South Clear Lake Dr	PC-12	±6	±7	Brown, Sandy Gravel Product

Intermediate Design Overview

- Full Reconstruction (what it entails)
 - Excavation Depth (18")
 - Reconstruction design cross section thicknesses

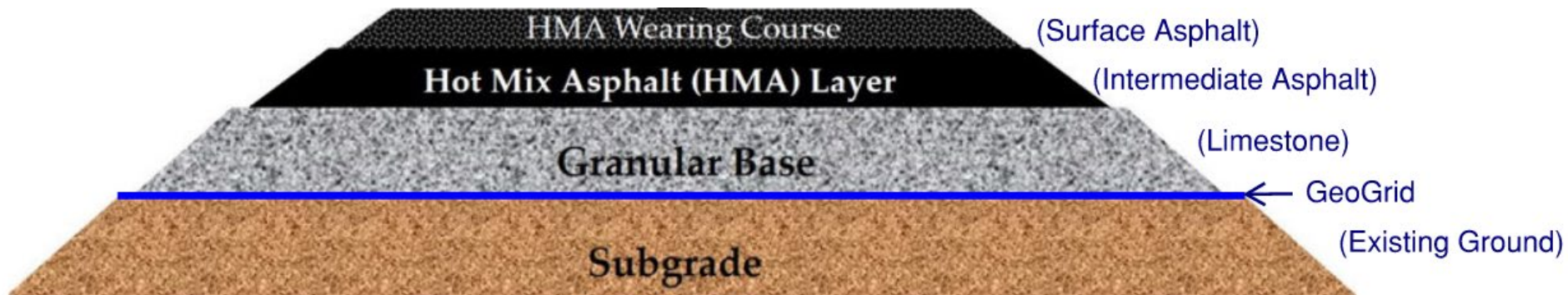
Same as last year:

1.5" of Surface Asphalt

4" of Intermediate Asphalt

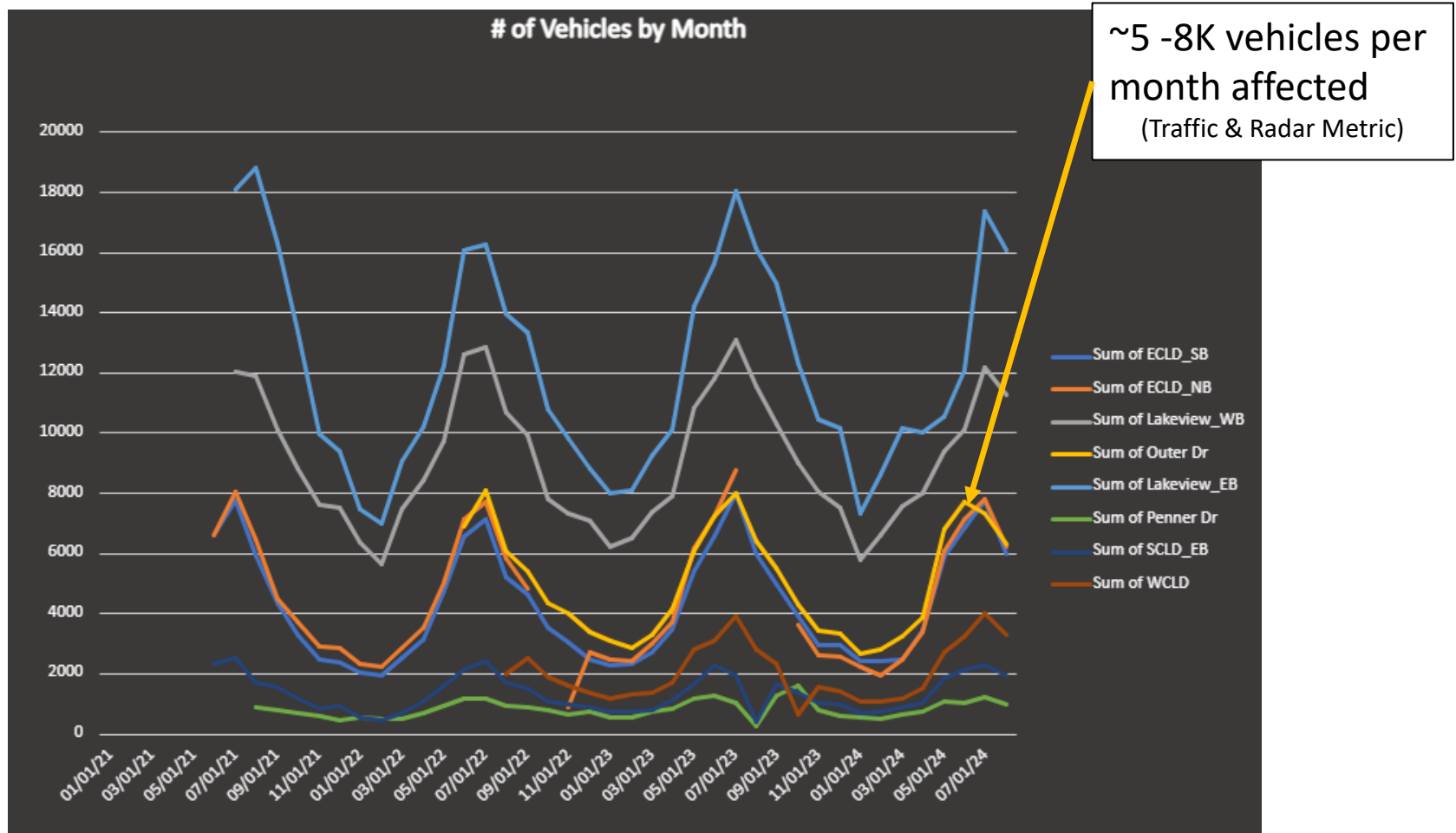
12" of Limestone

Geogrid



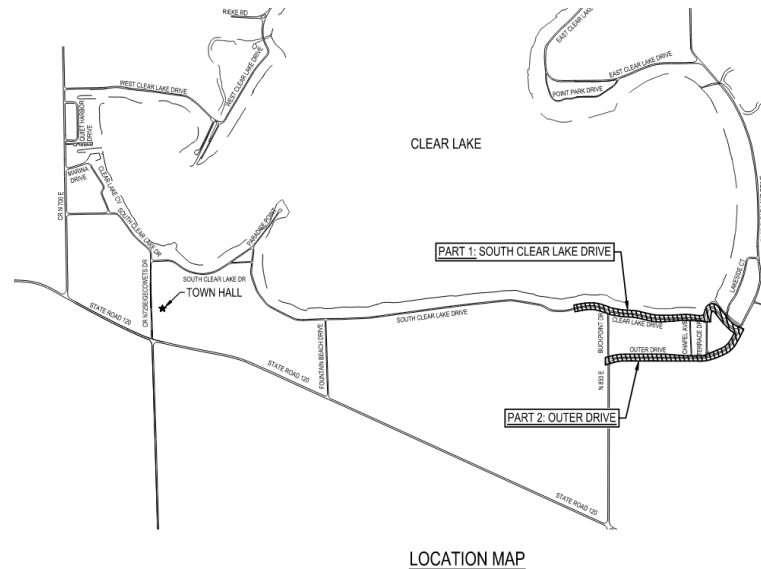
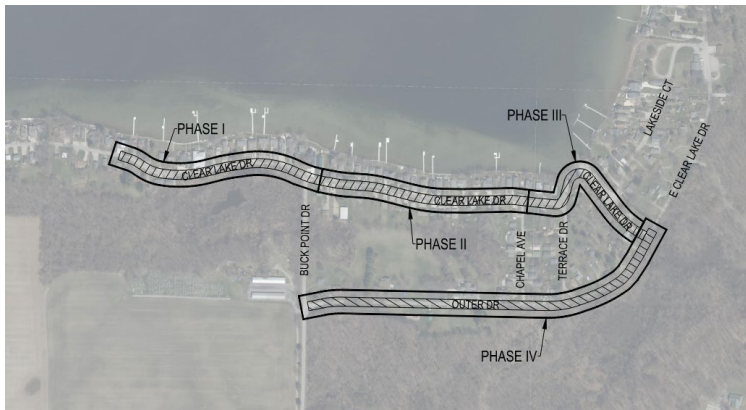
Design Overview – Technical Considerations

- Traffic



Design Overview – Technical Considerations

- Traffic Detour Plan as presented
 - Local residential impacts to be minimized and construction to be coordinated with residence. Project to be phased to minimize the extents of impact.
 - Outer drive to allow access to local traffic only. Through traffic to be routed around West Clear Lake Drive.

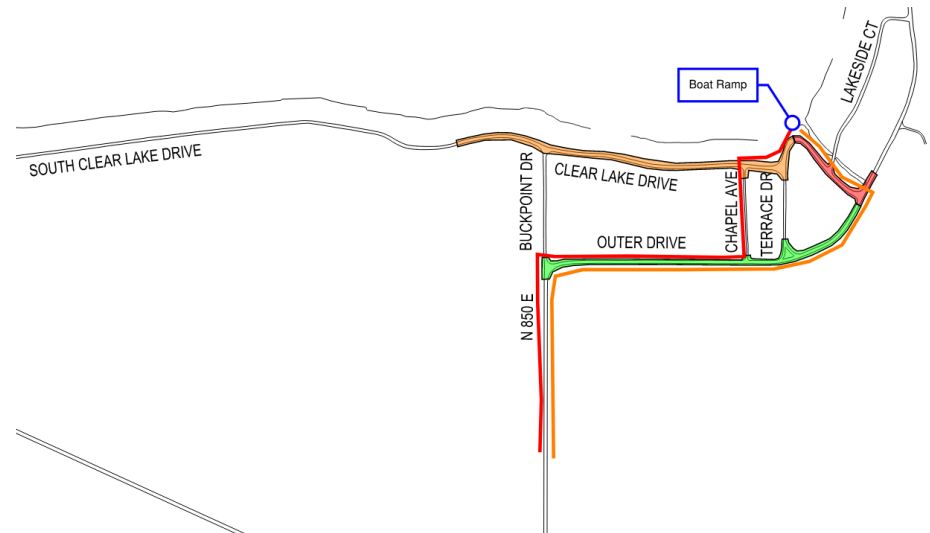
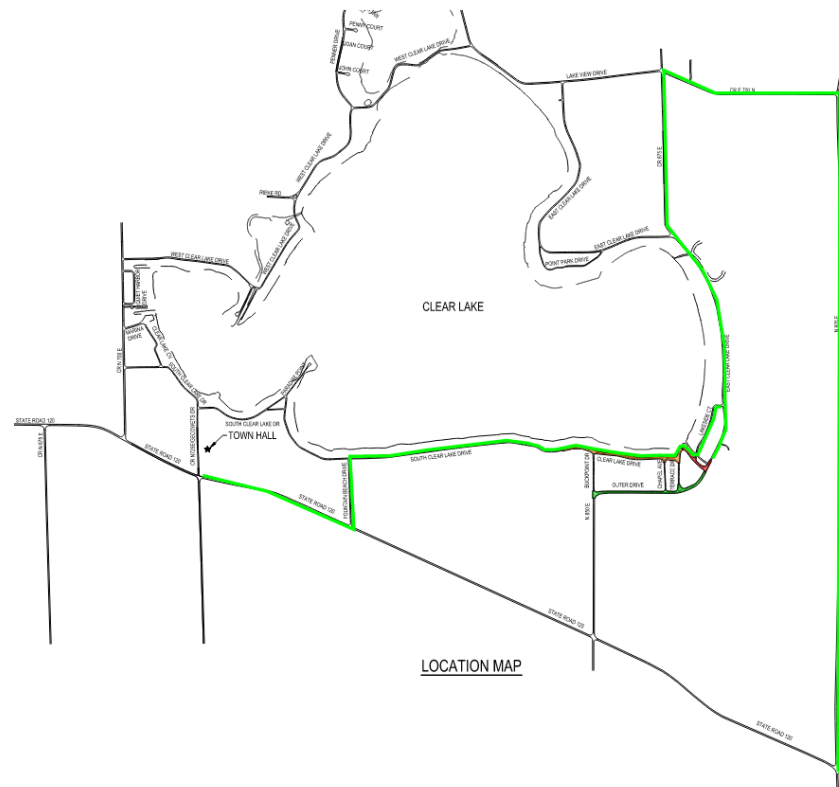


Maintenance of Traffic

- Boat Ramp Access

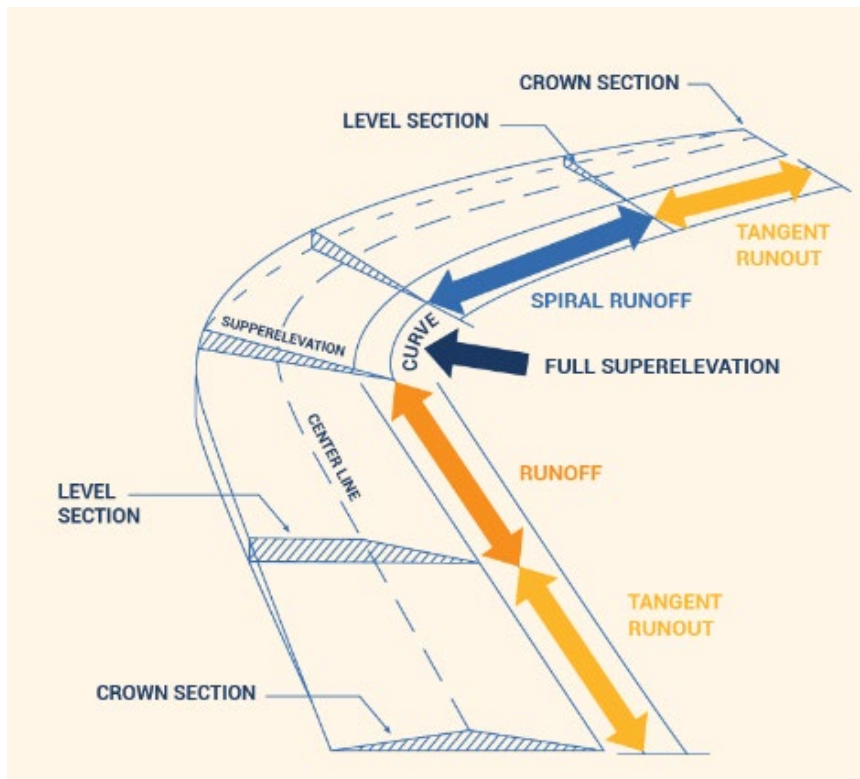
- Project phased to allow access to ramp

- S. Clear Lake Drive route 
 - S. Clear Lake Drive and Outer Drive route 
 - Outer Drive route 



Intermediate Design Overview

- Design includes the following road contours: Super Elevation and Transition Runout



Super Elevation Locations

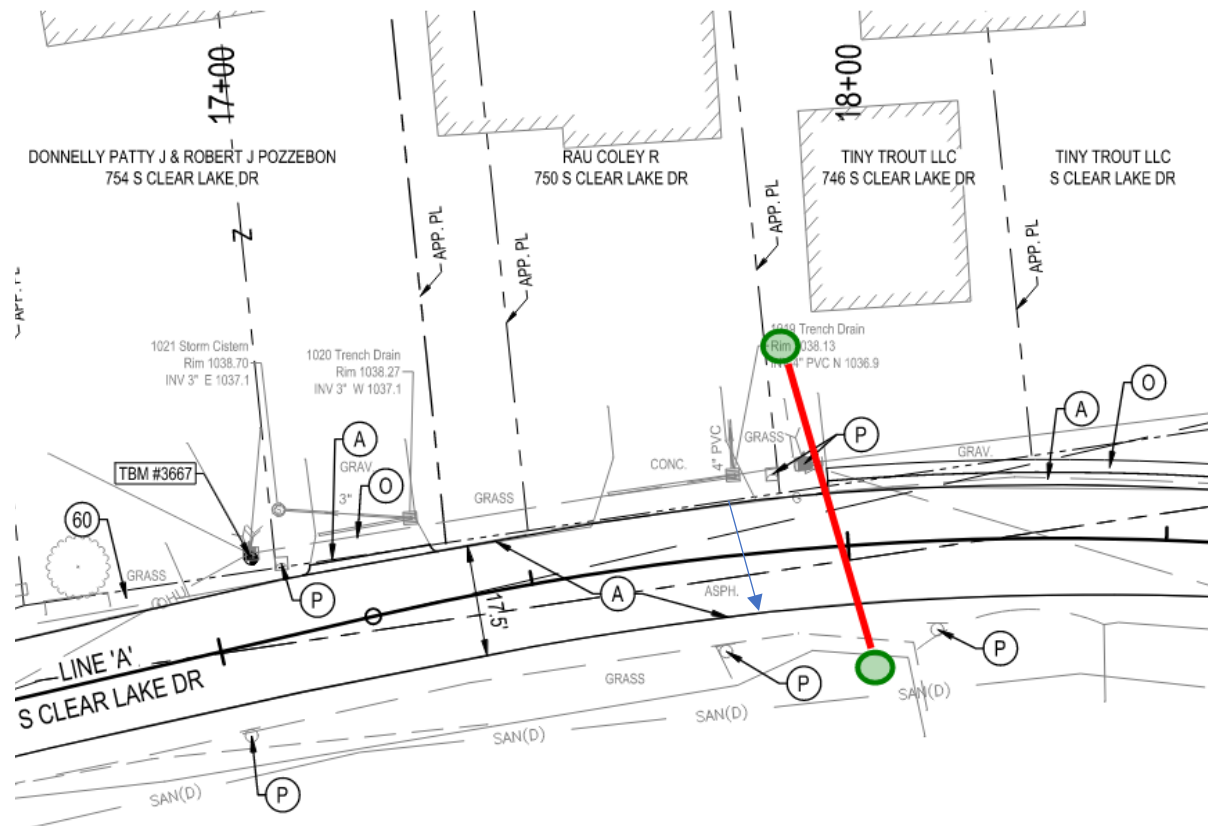
(South Clear Lake Drive & Outer Drive)

ADD Blue Arrow of storm water flow show to existing drains



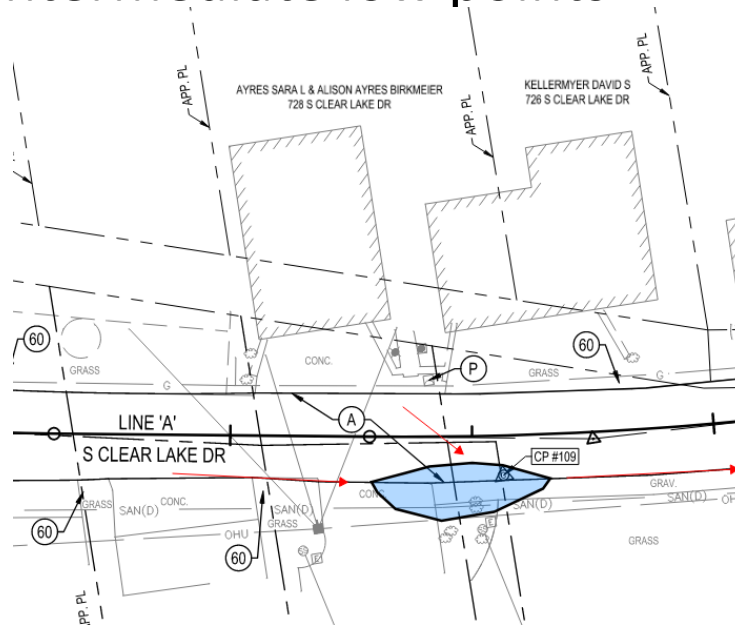
Intermediate Design Overview

- Drainage Approach
 - Use existing infrastructure (verify condition & added capacity)



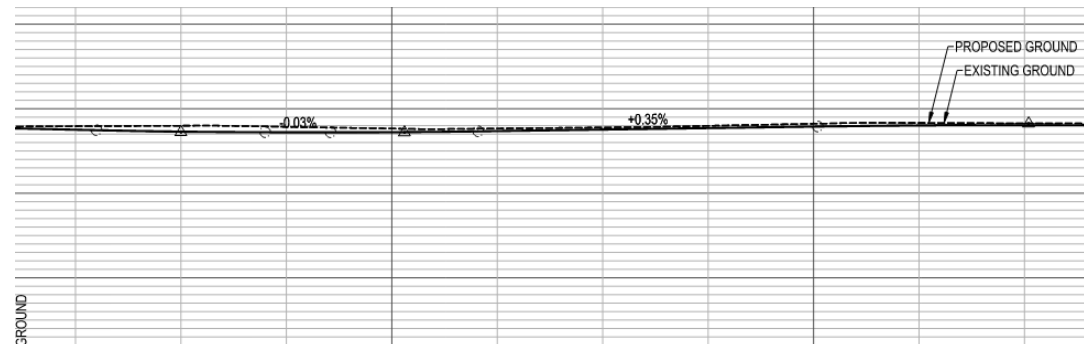
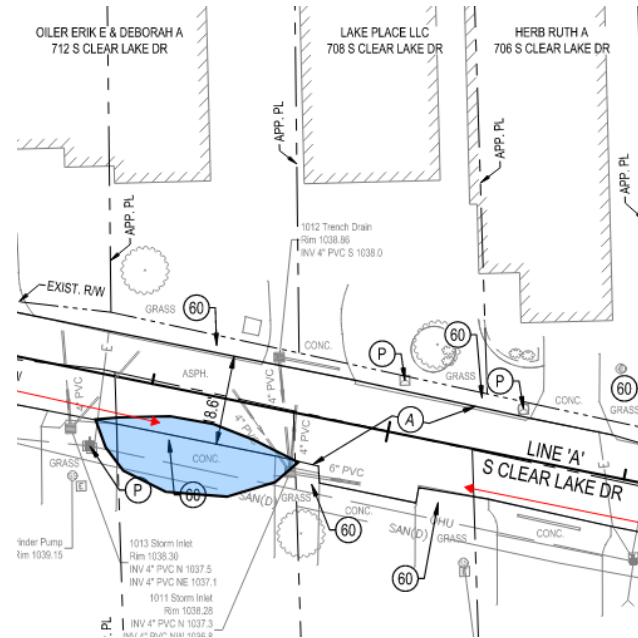
Intermediate Design Overview

- Drainage Approach
 - Regrading intermediate low points



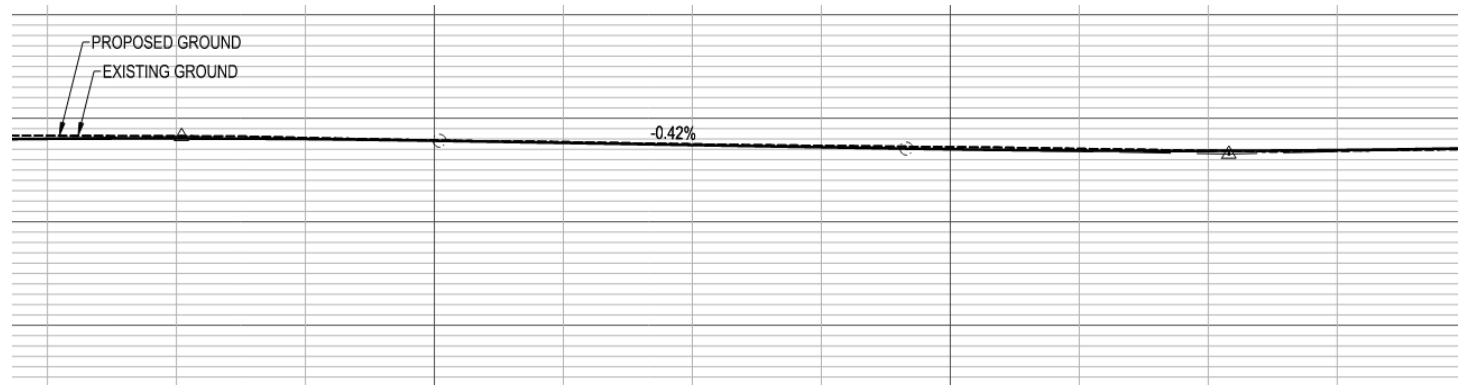
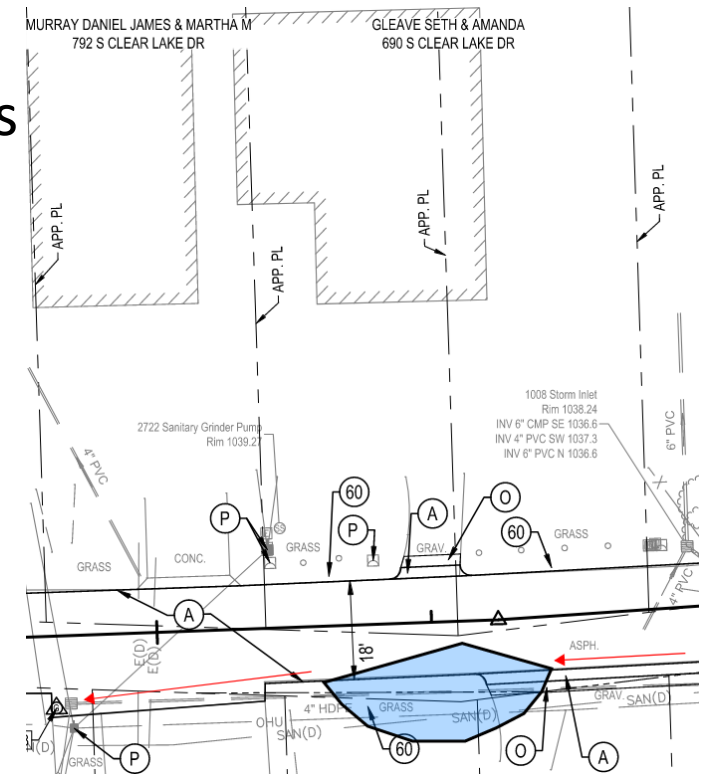
Intermediate Design Overview

- Drainage Approach
 - Regrading intermediate low points



Intermediate Design Overview

- Drainage Approach
 - Regrading intermediate low points



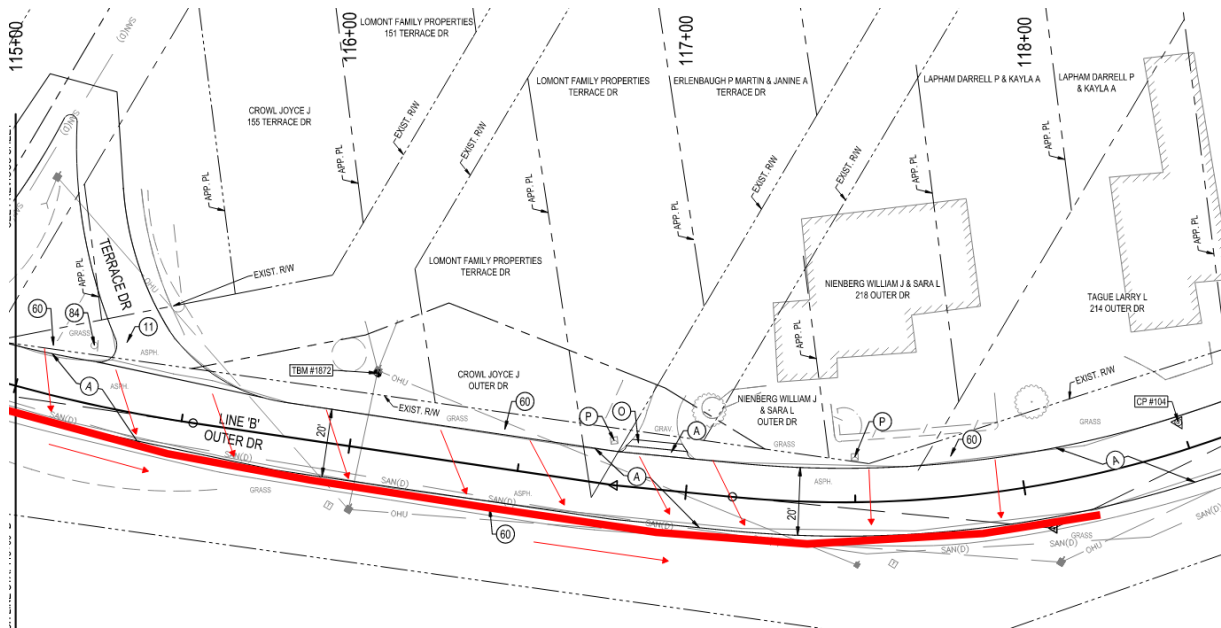
Intermediate Design Overview

- Drainage Approach
 - Bypass and Reroute drainage path – Outer Dr.
 - Existing Flow Path 
 - Proposed Flow Path 



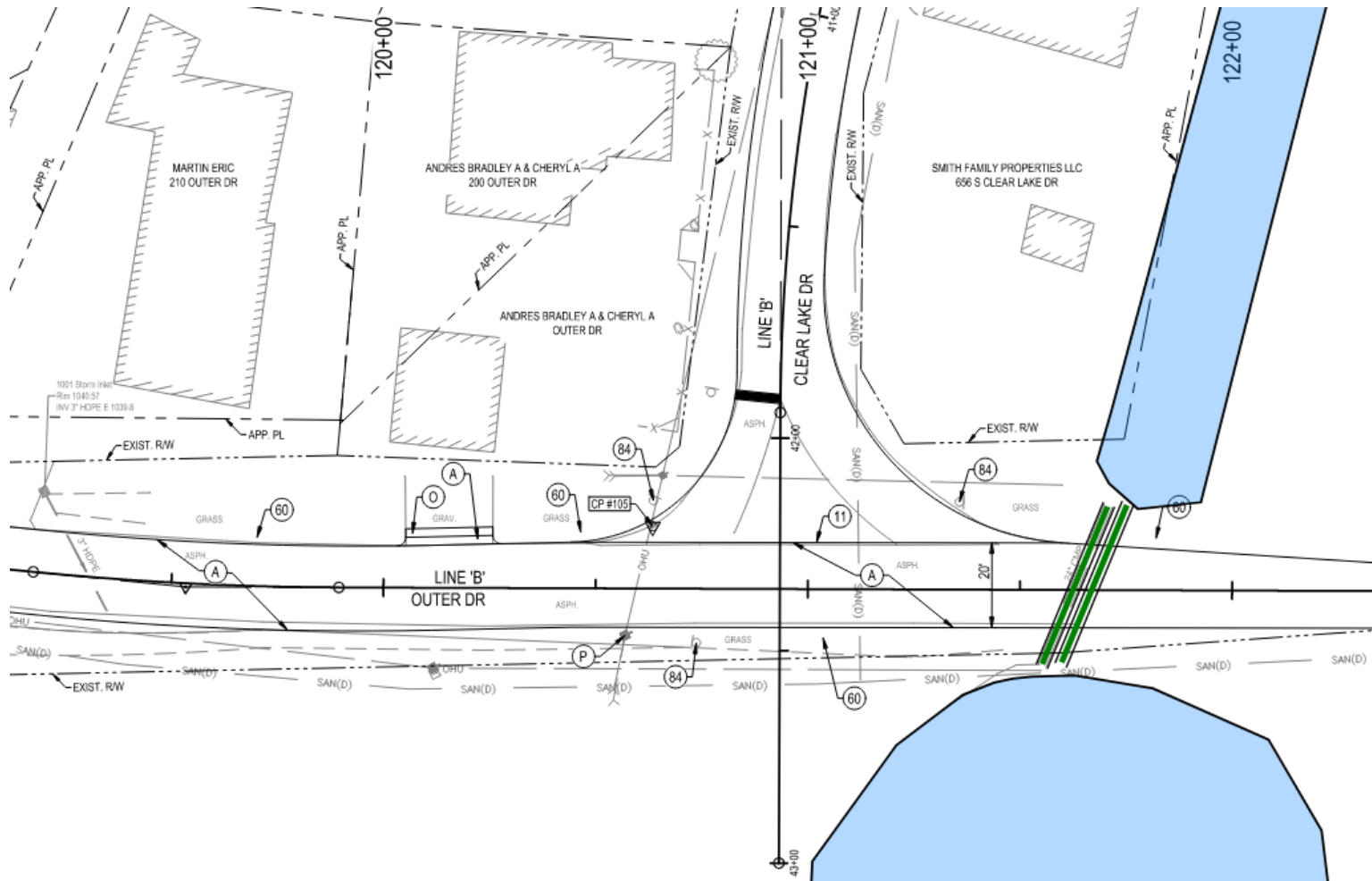
Intermediate Design Overview

- Drainage Approach
 - Drainage Swale – Outer Dr.



Intermediate Design Overview

- Drainage Approach
 - Improved Culvert Capacity
 - Raise Road Elevation and Blend Better into Existing Road Legs



Intermediate Design Overview

- Compliance assessment

TOCL Road Policy Req	Governing Requirement	Included		
		Yes	No	N/A
3.01	The road surface shall be asphalt.	X		
3.02	Project shall include all necessary design elements to establish a road segment lifespan of >15-Years.	X		
3.03	Design shall be adequate for Indiana temperature extremes and repeated winter freeze/thaw cycles.	X		
3.04	Road segments shall include a drainage system that shall have the following requirements.			
3.04a	a capacity to manage a 10-year storm (1.91 in/hr) event.	X		
3.04b	be durable, easily maintained, retard sedimentation, and retard erosion.	X		
3.04c	maximize the use of passive swales alongside the road where sufficient Right-of-Way (ROW) exists and minimize use of drains in applications where design constraints leave no other cost-effective solution.	X		
3.04d	exist within the road ROW.	X		
3.04e	Include filtering elements (i.e storm drains, sump features to settle particulates, rip raft to slow flow of water,etc.) on all drainage conveyed via pipe directly to the lake.			X
3.04f	require a drainage easement for any portion located on private property.			X
3.04g	ensure surface water falling on the roadway enters the drainage system in a manner to prevent water and/or sedimentation from flowing onto adjacent private property lots.	X		
3.04h	maintain roadway free of standing water following a storm event.	X		
3.04i	prevent ponding along roadway from seeping back onto road surface.	X		
3.04j	use roadbed structural components which dissipate moisture.	X		
3.04k	account for all pre-existing additional drainage loads.	X		
3.05	Road's structural components shall be designed for a maximum vehicular load of 80,000 lbs.	X		
3.06	Road finish asphalt layer shall be a thickness adequate for a mill and resurface maintenance operation.	X		

Intermediate Design Overview

- Risk assessment and mitigation approach

Item #	Originator	Risk Description	Mitigation Actions
1	Thurber	If Construction does not start prior to Labor Day then weather (temperature) may prevent completion of project in 2026 resulting in an impact to TOCL ability to apply for future CCMG	1. Develop an approach that allows for construction starting prior to Labor Day 2. Assess weather forecast to inform final decision
2	Thurber	If problems are discovered during construction in low lying areas that require additional material costs then the town will be liable for 100% of costs	Perform additional road corings prior to CCMG application so that project cost includes required additional materials if any

Updated Cost Estimate

- Continue to update and revise once we get the soil borings and further into design.
- Current Estimate of \$1.2M

Schedule Considerations

- Recommend road construction to be after lake season to minimize the disruption to construction and pedestrian activity.
- Coordinate road closure and pavement removal to accommodate weekend and daily access to property and lake/boat ramp.

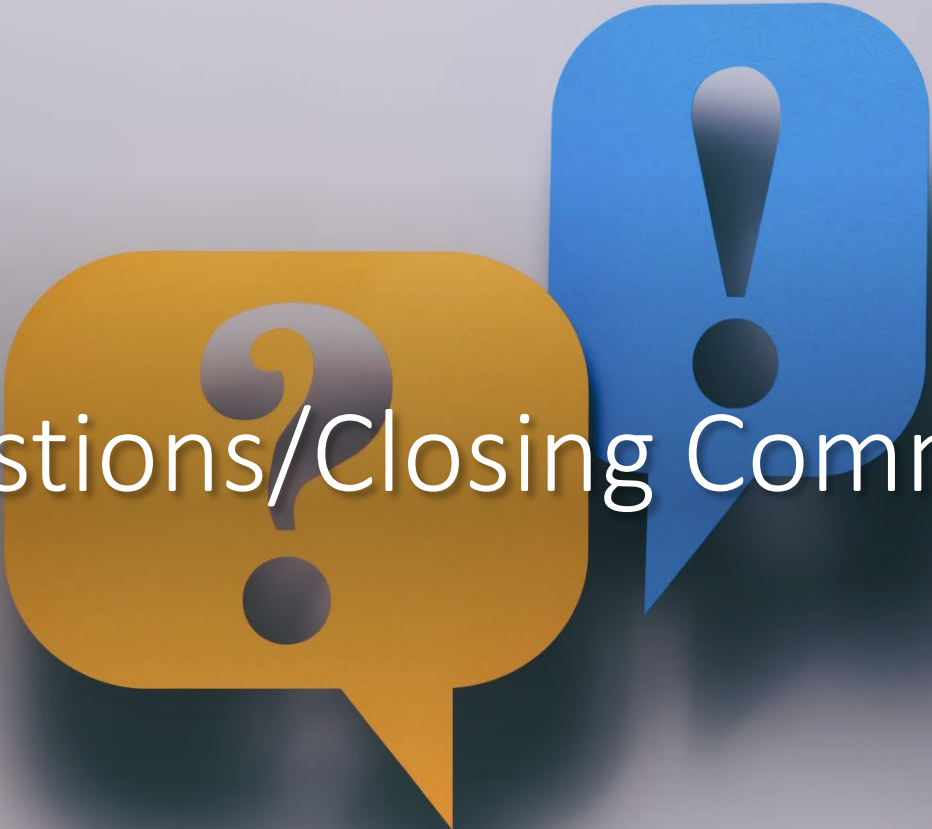
Possible Anticipated Schedule

- If Contractor were to begin after Labor Day:
 - Mobilize Set up – 1 week
 - Phase I – Approximately 2 weeks (Sept 14-25)
 - Phase II – Approximately 2 weeks (Sept 28-Oct 9)
 - Phase III – Approximately 2 weeks (Oct 12-23)
 - Phase IV – Approximately 3 weeks (Oct 26 – Nov 13)

****Final Schedule will be presented by the contractor at the preconstruction meeting**

Upcoming Milestone Schedule

- September 9, 2025: 60% Design Review (today)
- September 16, 2025 – Council Approval - Submit Application and Cost Estimate
- **October 2025 – Submit CCMG Application and Cost Estimate**
- November 2025 – Hold 90% Design Review
- December 2025 – Assume INDOT announces CCMG awards
 - Council Approval – Advertise for Bidding
- January 2026 – Bid Project
- February 2026 – Return all Required Docs to INDOT
- August – November 2026 Construction

The image features two stylized speech bubbles. The one on the left is yellow and contains a large, dark grey question mark. The one on the right is blue and contains a large, dark grey exclamation mark. Both bubbles have a small tail pointing downwards and to the right. The text 'Questions/Closing Comments' is written in a white, sans-serif font across the middle of the image, partially overlapping the two speech bubbles.

Questions/Closing Comments

Attendee Comments/Questions

Backup Slides

Annual Process Timeline

January	February	March	April	May	June
9. Develop Final Design per Roadway Design Standards Document	1. Gather Prioritization Tool updates (except 1.2) 10. Bidding per Roadway Design Standards Document	1.2. Perform Annual PASER Assessment 2. Update Prioritization Tool per Update Instructions (see instruction Tab in spreadsheet) 3. Publish Road Project Forecast	4. Update Prioritization Tool Following Town Council Meeting if Necessary 5. Identify Constraints and Recommended Approach (TOCL Input to Road Engineering Firm for projects approved in 3.3)	6. Provide next (current year +1 approved in 3.3) year's Road Budget Estimates to Town Council & Zoning Administrator	7. Develop Preliminary Design per Roadway Design Standards Document
July	August	September	October	November	December
7.3 Council Approval to Proceed with CCMG Application	11. Construction (Previous Years CCMG projects)	11. Construction (Previous Years CCMG projects)	5.2. Engineering Firm Assesses Road Segment Projects Compliance to Governing Requirements	8. Develop Intermediate Design per Roadway Design Standards Document 12. Post Construction Review	

Prioritization Tool Update

CCMG Year/ *Recom mended	Ref #	Priority	# of Vehicles	Designation	Roadway	From	To
*2028	47	32	1	Sand Point Road	Sand Point Road	East Clear Lake Drive	Town Limits
*2028	3	31	2	West Clear Lake Drive-4	West Clear Lake Drive	192 West Clear Lake Dr	Bridge
2026	33	28	2	South Clear Lake Drive-3	South Clear Lake Drive	770 South Clear Lake Dr	Buck Point Drive
2026	32	28	2	South Clear Lake Drive-4	South Clear Lake Drive	Buck Point Drive	Terrace Drive
2024	13	27	5	Lakeview Drive-1	Lakeview Drive	Town Limits	132 Lakeview Drive
2026	26	27	4	Outer Drive	Outer Drive	Buck Point Drive	South Clear Lake Drive
2024	14	26	5	Lakeview Drive-2	Lakeview Drive	132 Lakeview Drive	West Clear Lake Drive
2024	15	26	5	Lakeview Drive-3	Lakeview Drive	West Clear Lake Drive	Town Limits
*2030	25	23	4	East Clear Lake Drive-1	East Clear Lake Drive	South Clear Lake Drive	572 East Clear Lake Drive
*2028	24	23	4	East Clear Lake Drive-2	East Clear Lake Drive	572 East Clear Lake Drive	520 East Clear Lake Drive
	19	23	4	East Clear Lake Drive-6	East Clear Lake Drive	356 East Clear Lake Drive	Maple Street
*2030	38	23	2	Elm Street	Elm Street	South Clear Lake Drive	South Clear Lake Drive
	34	23	2	South Clear Lake Drive-2	South Clear Lake Drive	891 South Clear Lake Dr	770 South Clear Lake Dr
*2030	40	23	2	South Clear Lake Drive-9	South Clear Lake Drive	Elm Street	Paradise Point
	18	22	4	East Clear Lake Drive-7	East Clear Lake Drive	Maple Street	Lakeview Drive
	17	22	4	Maple Street	Maple Street	East Clear Lake Drive	Dead End
	37	22	2	Paradise Point	Paradise Point	South Clear Lake Drive	Dead End
	22	22	1	Point Park Drive	Point Park Drive	East Clear Lake Drive	East Clear Lake Drive
	35	22	2	South Clear Lake Drive-1	South Clear Lake Drive	Fountain Beach Drive	891 South Clear Lake Dr
	20	21	4	East Clear Lake Drive-5	East Clear Lake Drive	384 East Clear Lake Drive	356 East Clear Lake Drive
	41	21	2	Gecowets Drive	Gecowets Drive	State Road 120	South Clear Lake Drive
	8	21	2	Penner Drive-2	Penner Drive	Penny Court	Lakeview Drive
	46	21	1	Rieke Drive	Rieke Drive	Town Limits	West Clear Lake Drive
	31	21	2	South Clear Lake Drive-5	South Clear Lake Drive	Terrace Drive	East Clear Lake Drive
	40	21	2	South Clear Lake Drive-8	South Clear Lake Drive	Gecowets Drive	Elm Street
2028	23	20	4	East Clear Lake Drive-3	East Clear Lake Drive	520 East Clear Lake Drive	Sand Point Road
	29	19	1	Chapel Drive	Chapel Drive	Outer Drive	South Clear Lake Drive
	42	18	2	South Clear Lake Drive-7	South Clear Lake Drive	Clear Lake Cove	Gecowets Drive
	27	17	3	Lakeside Court	Lakeside Court	South Clear Lake Drive	East Clear Lake Drive
	16	17	1	Prospect Street	Prospect Street	Dead End	Dead End
	43	17	2	South Clear Lake Drive-6	South Clear Lake Drive	CR 700 E	Clear Lake Cove
	30	16	1	Buck Point Drive	Buck Point Drive	Outer Drive	South Clear Lake Drive
	21	16	4	East Clear Lake Drive-4	East Clear Lake Drive	Sand Point Road	384 East Clear Lake Drive
	28	16	1	Terrace Drive	Terrace Drive	Outer Drive	South Clear Lake Drive
	5	19	2	West Clear Lake Drive-1	West Clear Lake Drive	Penner Drive	Bridge
	4	16	2	West Clear Lake Drive-3	West Clear Lake Drive	Penner Drive	192 West Clear Lake Dr
	36	14	2	Fountain Beach Drive	Fountain Beach Drive	South Clear Lake Drive	State Road 120
	10	14	1	Joann Court	Joann Court	Penner Drive	Cul-de-sac
	9	14	1	John Court	John Court	Penner Drive	Cul-de-sac
	11	14	1	Penny Court	Penny Court	Penner Drive	Cul-de-sac
	12	14	1	Powhattan Court	Powhattan Court	Penner Drive	Cul-de-sac
	7	10	2	Penner Drive-1	Penner Drive	West Clear Lake Drive	Penny Court
	44	9	1	Clear Lake Cove	Clear Lake Cove	South Clear Lake Drive	Dead End
2023	29	9	1	Quiet Harbor Drive	Quiet Harbor Drive	CR 700 E	CR 700 E
2023	43	9	2	West Clear Lake Drive-2	West Clear Lake Drive	Bridge	Lakeview Drive
2023	46	9	2	West Clear Lake Drive-5	West Clear Lake Drive	Bridge	82 West Clear Lake Dr
2023	47	9	2	West Clear Lake Drive-6	West Clear Lake Drive	82 West Clear Lake Dr	CR 700 E

Road Asset Map

