Drain: LONG BRANCH DRAIN **Drain #:** 331

Improvement/Arm: LONG BRANCH ESTATES - SECTION 1

Operator: JDH **Date:** 3-17-04

Drain Classification: Urban/Rural **Year Installed:** 2001

GIS Drain Input Checklist

- Pull Source Documents for Scanning — JH 3-17
- Digitize & Attribute Tile Drains — N/A
- Digitize & Attribute Storm Drains — JH 3-17
- Digitize & Attribute SSD — JH 3-22
- Digitize & Attribute Open Ditch — JW 3-30
- Stamp Plans — JH 3-22
- Sum drain lengths & Validate — JH 3-22
- Enter Improvements into Posse — JH 3-22
- Enter Drain Age into Posse — JW 3-30
- Sum drain length for Watershed in Posse — JW 3-30
- Check Database entries for errors — JH 3-22

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Gasb 34 Footages for Historical Cost
Drain Length Log

Drain-Improvement: Long Branch Drain - Long Branch Est. Sec. 1

Drain Type:	Size:	Length	Length (DB Query)	Length Reconcile	Price:	Cost:
SSD	6"	7072	7072	∅		
RCP	12"	1508	1508	∅		
	15"	795	795	∅		
	18"	485	485	∅		
	21"	879	879	∅		
	24"	1587	1587	∅		
open ditch		240'	240'	∅		

Sum: 12,566 12,566

Final Report: 12,566

Comments:

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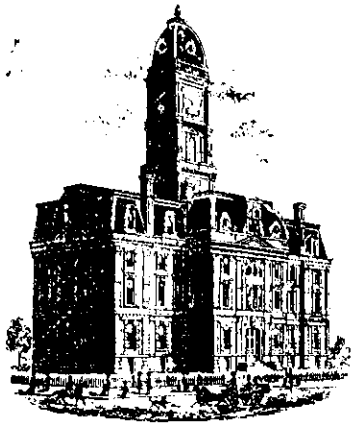

SURVEYOR'S OFFICE

Hamilton County

Kenton C. Ward, Surveyor
Phone (317) 776-8495
Fax (317) 776-9628

Suite 188
One Hamilton County Square
Noblesville, Indiana 46060-2230

December 20, 2001

TO: Hamilton County Drainage Board

RE: Long Branch Drain, Long Branch Estates Section 1 Arm

Attached is a petition, non-enforcement request, plans, calculation, quantity summary and assessment roll for the Long Branch Estates Section 1 Arm, Long Branch Drain. I have reviewed the submittals and petition and have found each to be in proper form.

I have made a personal inspection of the land described in the petition. Upon doing so, I believe that the drain is practicable; will improve the public health; benefit a public highway and be of public utility; and that the costs, damages and expenses of the proposed drain will probably be less than the benefits accruing to the owners of land likely to be benefited. The drain will consist of the following:

6" SSD	7072 ft	21" RCP	866 ft
12" RCP	1512 ft	24" RCP	1696 ft
15" RCP	720 ft	Open Ditch	240 ft
18" RCP	473 ft		

The total length of the drain will be 12,579 feet.

The portion of open ditch listed above is that portion of Long Branch across the North end of the Common Area "A".

The retention ponds (lakes) located in Common Areas "A" and "C: are not to be considered part of the regulated drain. Only the inlet and outlet will be maintained as part of the regulated drain. The maintenance of the ponds (lakes) will be the responsibility of the Homeowners Association. The Board will however, retain jurisdiction for ensuring the storage volume for which the lake was designed will be retained. Therefore, allowing no fill or easement encroachments.

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The subsurface drains (SSD) to be part of the regulated drain are those located under the curbs. Only the main SSD lines which are located within the right of way are to be maintained as regulated drain. Laterals for individual lots will not be considered part of the regulated drain.

I have reviewed the plans and believe the drain will benefit each lot equally. Therefore, I recommend each lot be assessed equally. I also believe that no damages will result to landowners by the construction of this drain. I recommend a maintenance assessment of $10.00 per acre for common areas, $10.00 per acre for roadways, with a $65.00 minimum. With this assessment the total annual assessment for this drain/ this section will be $4,123.20.

Parcels assessed for this drain may be assessed for the J.W. Brendel Drain at sometime in the future.

I believe this proposed drain meets the requirements for Urban Drain Classification as set out in IC 36-9-27-67 to 69. Therefore, this drain shall be designated as an Urban Drain.

I recommend that upon approval of the above proposed drain that the Board also approve the attached non-enforcement request. This request is for the reduction of the regulated drain easement to those easement widths as shown on the secondary plat for Long Branch Estates Section 1 as recorded in the office of the Hamilton County Recorder.

Offsite easements are to be obtained by the developer from Rene R. and Karen S. Lewin, tract 17-13-06-00-00-011.000 and Mark L. and Tracy A. Shriver, tract 17-13-06-00-00-010.000. These are to be recorded in proper form prior to release of the Performance Bonds for Storm Sewer.

I recommend the Board set a hearing for this proposed drain for January 28, 2002

Kenton C. Ward
Hamilton County Surveyor

KCW/mkh

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ANOTHER SURETY BOND ARRANGED THROUGH

SCHEER'S INCORPORATED

1023 W. 55TH ST., COUNTRYSIDE, IL 60525 708-352-6282

FILE COPY

SUBDIVISION BOND

Bond No.: B21844768

Principal Amount: $267,500.00

KNOW ALL MEN BY THESE PRESENTS, that we Northside Investments, L.L.C. as Principal, and Gulf Insurance Company a MO Corporation, as Surety, are held and firmly bound unto Hamilton County Board of Commissioners, as Obligee, in the penal sum of Two Hundred Sixty Seven Thousand Five Hundred Dollars (Dollars) ($ 267,500.00), lawful money of the United States of America, for the payment of which well and truly to be made, we bind ourselves, our heirs, executors, administrators, successors and assigns, jointly and severally, firmly by these presents.

WHEREAS, Northside Investments, L.L.C. has agreed to construct in Long Branch Estates, Section 1 Subdivision, in Indiana the following improvements:

Storm sewers, SSD, Erosion Control and Monumentation at Long Branch Estates, Section 1

NOW, THEREFORE, THE CONDITION OF THIS OBLIGATION IS SUCH, that if the said Principal shall construct, or have constructed, the improvements herein described, and shall save the Obligee harmless from any loss, cost or damage by reason of its failure to complete said work, then this obligation shall be null and void, otherwise to remain in full force and effect, and the Surety, upon receipt of a resolution of the Obligee indicating that the improvements have not been installed or completed, will complete the improvements or pay to the Obligee such amount up to the Principal amount of this bond which will allow the Obligee to complete the improvements.

Upon approval by the Obligee, this instrument may be proportionately reduced as the public improvements are completed.

Signed, sealed and dated, this 25 day of September, 2001

Northside Investments, L.L.C.
Principal

By: Steven R Edwards

Gulf Insurance Company
Surety

By: Bonnie Kruse
Bonnie Kruse Attorney-in-Fact

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RELEASED 1-27-03

STATE OF ILLINOIS }
} S.S.
COUNTY OF COOK }

On September 25, 2001, before me, a Notary Public in and for said County and State, residing therein, duly commissioned and sworn, personally appeared Bonnie Kruse _____, known to me to be Attorney-in-Fact of Gulf Insurance Company _____, the corporation described in and that executed the within and foregoing instrument, and known to me to be the person who executed the said instrument, and known to me to be the person who executed the said instrument on behalf of the said corporation executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal, the day and year stated in this certificate above.

My Commission Expires on June 15, 2002

"OFFICIAL SEAL"
KELLY A. JACOBS
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 6/15/2002

Kelly A. Jacobs
Notary Public

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GULF INSURANCE COMPANY

HATTIESBURG, MISSOURI

POWER OF ATTORNEY

ONE DOLLAR OF THIS POWER OF ATTORNEY ARE PRINTED ON BLUE SAFETY PAPER WITH YEAR 1995.

KNOW ALL MEN BY THESE PRESENTS: That the Gulf Insurance Company, a corporation duly organized under the laws of the State of Missouri, having its principal office in the city of Irving, Texas, pursuant to the following resolution, adopted by the Finance & Executive Committee of the Board of Directors of the said Company on the 10th day of August, 1993, to-wit:

RESOLVED, that the President, Executive Vice President or any Senior Vice President of the Company shall have authority to make, execute and deliver a Power of Attorney and dig-ting as Attorney-in-Fact, such persons, firms, or corporations as may be selected from time to time and any such Attorney-in-Fact may be removed and the authority granted him revoked by the President, or any Executive Vice President, or any Senior Vice President, or by the Board of Directors or by the Finance and Executive Committee of the Board of Directors.

RESOLVED, that nothing in this Power of Attorney shall be construed as a grant of authority to the attorney(s)-in-fact to sign, execute, acknowledge, deliver or otherwise issue a policy or policies of insurance on behalf of Gulf Insurance Company.

RESOLVED, that the signature of the President, Executive Vice President or any Senior Vice President, and the Seal of the Company may be affixed to any such Power of Attorney or any certificate relating thereto by facsimile, and any such powers so executed and certified by facsimile signature and facsimile seal shall be valid and binding upon the Company in the future with respect to any bond and documents relating to such bonds to which they are attached.

Gulf Insurance Company does hereby make, constitute and appoint

Lewis James Scheer Michael J. Scheer James I. Moore Alice Rhoads Bonnie Kruse
Stephen T. Kazmer Dawn L. Morgan Peggy Faust Kelly A. Jacobs

its true and lawful attorney(s)-in-fact, with full power and authority hereby conferred in its name, place and stead, to sign, execute, acknowledge and deliver in its behalf, as surety, any and all bonds and undertakings of suretyship, and to bind Gulf Insurance Company thereby as fully and to the same extent as any bonds, undertakings and documents relating to such bonds and/or undertakings were signed by the duly authorized officer of the Gulf Insurance Company and all the acts of said attorney(s)-in-fact, pursuant to the authority herein given, are hereby ratified and confirmed.

The obligation of the Company shall not exceed five million (5,000,000) dollars.

IN WITNESS WHEREOF, the Gulf Insurance Company has caused these presents to be signed by any officer of the Company and its Corporate Seal be hereto affixed.

GULF INSURANCE COMPANY CORPORATE SEAL MISSOURI

GULF INSURANCE COMPANY

Lawrence P. Miniter
Executive Vice President

STATE OF NEW YORK }
COUNTY OF NEW YORK } SS

On this 16th day of November, A.D. 2000, before me came Lawrence P. Miniter, known to me personally who being by me duly sworn, did depose and say: that he resides in the County of Bergen, State of New Jersey; that he is the Executive Vice President of the Gulf Insurance Company, the corporation described in and which executed the above instrument; that he knows the seal of said corporation; that the seal affixed to the said instruments is such corporate seal; that it was so affixed by order of the Board of Directors of said corporation and that he signed his name, thereto by like order.

DAVID JAFFA NOTARY PUBLIC STATE OF NEW YORK

David Jaffa
Notary Public, State of New York
No. 02JA4958634
Qualified in Kings County
Commission Expires December 30, 2001

STATE OF NEW YORK }
COUNTY OF NEW YORK } SS

I, the undersigned, Senior Vice President of the Gulf Insurance Company, a Missouri Corporation, DO HEREBY CERTIFY that the foregoing and attached POWER OF ATTORNEY remains in full force.

Signed and Sealed at the City of New York.

GULF INSURANCE COMPANY CORPORATE SEAL MISSOURI

Dated the 25th day of September 20

George Biancardi
Senior Vice President

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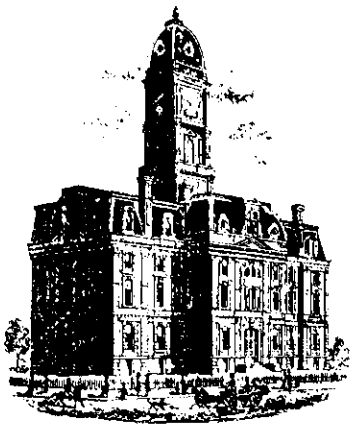

SURVEYOR'S OFFICE

Hamilton County

Kenton C. Ward, Surveyor
Phone (317) 776-8495
Fax (317) 776-9628

Suite 188
One Hamilton County Square
Noblesville, Indiana 46060-2230

To: Hamilton County Drainage Board

May 10, 2003

Re: Long Branch Estates: Sec. 1 Arm

Attached are as-builts, certificate of completion & compliance, and other information for Long Branch Estates Sec. 1. An inspection of the drainage facilities for this section has been made and the facilities were found to be complete and acceptable.

During construction, changes were made to the drain, which will alter the plans submitted with my report for this drain-dated December 20, 2001. The report was approved by the Board at the hearing held January 28, 2002. (See Drainage Board Minutes Book 6, Pages 252-253) The changes are as follows:

Structure:	T.C.:	I.E.:	Pipe:	Length:	Grade:	Original:	Difference:
722	899.49	895.64					
721	892.7	889.32	12	211	3	209	2
721	892.7	889.06					
720	893.67	887.72	18	131	1.36		
720	893.67	887.65					
719	893.67	886.99	21	57	1.16	40	17
719	893.67	886.71					
718	893.77	886.44	21	30	0.9		
718	893.77	886.33					
717	884.74	881.34	21	180	2.77		
717	884.74	881.25					
716		880.98	24	92	0.29	93	-1
723	898.2	892.4					
719	893.67	889.05	12	233	1.44		
739	905.38	901.73					
738	905.1	901.14	12	78	0.76		
738	905.1	901.08					
737		899.67	12	161	0.87		
745	904.8	902.11					
744	905.07	901.86	12	33	0.75		
744	905.07	901.86					
743	905.81	901.58	15	40	0.7	38	2
743	905.81	901.54					

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742	904.1	899.63	15	122	1.57	126	-4
742	904.1	900.81					
741	904.27	899.63	18	234	0.5	233	1
710	903.17	899.71					
709	903.85	899.57	15	80	0.18	86	-6
709	903.85	8993.45					
708	903.08	897.43	18	90	2.24	79	11
708	903.08	897.28					
708A	902.49	896.89	21	17	2.47	26	-9
708A	902.49	896.74					
707	901.2	895.28	21	86	1.7		
707	901.2	895.17					
706	901.2	894.5	24	279	0.24	278	1
706	901.2	894.5					
705	898.51	892.31	24	193	1.13	195	-2
705	898.51	888.79					
704		880.81	24	207	3.85		
703		879.6					
702	877.58	873.94	15	104	5.44	106	-2
702	877.58	873.94					
701	875.81	872.4	21	106	1.45		
701	875.81	872.3					
700		871.49	24	173	0.46	193	-20
746	903.85	899.99					
709	903.85	898.63	12	87	1.56	93	-6
725		881.7					
*717	884.74	881.45	12	15	1.67	19	-4
741	904.27	899.56					
740		898.95	21	114	0.54	111	3
736	900.66	896.81					
735	900.5	896.32	12	30	1.63		
735	900.5	896.26					
734	901.33	894.93	12	66	2.02	64	2
734	901.33	894.69					
733		893.76	15	168	0.55	163	5
731		893.72					
730	888.18	885.03	24	128	6.79	138	-10
730	888.18	884.93					
729	895.64	884.72	24	56	0.38	55	1
729	895.64	884.6					
728	895.62	884.51	24	30	0.3		
728	895.62	884.39					
727	886.22	881.12	24	171	1.91	166	5
727	886.22	881.06					
726	879.93	876.33	24	211	2.24		
726	879.93	876.28					
726A		875.67	24	47	0.8	80	-33
732	882.21	882.21					

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727	886.22	881.67	15	47	1.15	44	3
747	905.11						
748	904.51		12	200			
748	904.51	901.69					
749	906.79	901.24	15	137	0.33		
749	906.79	901.21					
750	907.09	901.08	15	20	0.65		
750	907.09	901.06					
751	907.06	900.9	18	30	0.53		
751	907.06	900.88					
752	905.53	900.45	21	152	0.28		
752	905.53	900.5					
753	903.99	900.27	21	137	0.9	135	2
724	898.04	893.74					
723	898.2	892.5	12	31	4		
713	903.09	898.71					
712	903.08	898.31	12	30	1.33		
712	903.08	898.22					
706	901.2	894.55	12	151	2.43	150	1
715	903.09	895.98					
714	903.09	895.23	12	30	2.5		
714	903.09	898.71					
705	898.51	893.81	12	152	3.22	151	1
748A		902.63					
748	904.51	901.69	15	77	1.22		77

The length of the drain due to the changes described above is now **12566 feet.**

The non-enforcement was approved by the Board at its meeting on January 28, 2002 and recorded under instrument #200200027370.

The following sureties were guaranteed by Gulf Insurance Company and released by the Board on its January 27, 2003 meeting.

Bond-LC No: B21844768
Insured For: Storm Sewers, Erosion Control, Monuments
Amount: $267,500
Issue Date: September 25, 2001

I recommend the Board approve the drain's construction as complete and acceptable.

Sincerely,

Kenton C. Ward,
Hamilton County Surveyor

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GRADING NOTES:

1. ALL GRADES AT BOUNDARY SHALL MEET EXISTING GRADES.
2. ALL TOPSOIL SHALL BE PLACED IN NONSTRUCTURAL FILL AREAS. UPON COMPLETION OF MASS EARTHWORK, TOPSOIL SHALL BE SPREAD TO A DEPTH OF FOUR TO SIX (4 TO 6) INCHES IN AREAS TO BE SEEDED SUCH AS LAKE SLOPES, MOUND AREAS, AREAS BETWEEN CURB AND CLEARING LIMITS, AND ALL DISTURBED AREAS OUTSIDE OF BUILDING AND PARKING AREAS. TOPSOIL MATERIAL SHALL BE ROCK-PICKED TO REMOVE ALL FORIEGN MATERIAL LARGER THAN 1 1/2" IN ANY DIRECTION.
3. STRAW BALE DAMS, SEDIMENT PITS AND SILT FENCES SHALL BE UTILIZED TO CONTROL EROSION. SEE EROSION CONTROL PLAN FOR ADDITIONAL INFORMATION.
4. EXISTING UTILITY LOCATIONS ARE APPROXIMATE, CONTRACTOR TO FIELD VERIFY HORIZONTAL AND VERTICAL LOCATIONS PRIOR TO MAJOR EARTHWORK, WITHIN THE PROPOSED CONSTRUCTION LIMITS.
6. SEE STREET PLAN & PROFILE SHEETS FOR ADDITIONAL GRADES ON STREET.
7. THE INTENT OF THESE PLANS IS TO USE ALL EXCESS FILL MATERIAL ONSITE. BORROW PITS IN NONSTRUCTURAL FILL AREAS MAY BE UTILIZED TO OBTAIN SUITABLE FILL MATERIAL AND TO DISPOSE OF TOPSOIL.
8. BUILDING PAD AREAS AND STREETS DESIGNATED FOR FILL SHALL BE CONSTRUCTED OF SUITABLE FILL MATERIAL AND COMPACTED PER SPECIFICATIONS. ALL FILL AREAS FOR BUILDING AREAS AND STREETS ARE TO BE STRIPPED OF TOPSOIL PRIOR TO PLACEMENT OF FILL.
9. CONTRACTOR SHALL PRESERVE EXISTING TREES WHEREVER POSSIBLE. OWNER AND OWNER'S REPRESENTATIVE SHALL BE CONSULTED FOR CLEARING LIMITS. CLEARING LIMITS SHALL CONSIST OF ALL TREES WITHIN STREET AREAS, UTILITY INSTALLATION LIMITS AND CUT FILL AREAS.
10. EARTHWORK BALANCE – THE CONTRACTOR SHALL CONFIRM ALL EARTHWORK QUANTITIES PRIOR TO START OF CONSTRUCTION. IF AN EXCESS OR SHORTAGE OF EARTH IS ENCOUNTERED, THE CONTRACTOR SHALL CONFIRM WITH THE OWNER AND THE ENGINEER THE REQUIREMENTS FOR STOCKPILING, REMOVAL OR IMPORTING OF EARTH.
11. MINOR ADJUSTMENTS TO THE GRADES MAY BE REQUIRED TO OBTAIN EARTHWORK BALANCES WHEN MINOR EXCESS MATERIAL OR SHORTAGES ARE ENCOUNTERED. IT IS RECOGNIZED BY THE PARTIES HERETO THAT THE CALCULATIONS OF THE ENGINEER IN DETERMINING EARTHWORK QUANTITIES SHALL BE ACCOMPLISHED IN ACCORDANCE WITH THE AMERICAN SOCIETY OF CIVIL ENGINEERS STANDARDS FOR SUCH CALCULATIONS. FURTHER, THAT THESE CALCULATIONS ARE SUBJECT TO THE INTERPRETATIONS OF SOIL BORINGS AS THE PHYSICAL LIMITS OF THE VARIOUS SOIL TYPES ALSO ALLOWABLE VARIATION IN FINISH GRADE AND PARAMETERS MAY CAUSE EITHER AN EXCESS OR SHORTAGE OF ACTUAL EARTHWORK MATERIALS TO COMPLETE THE PROJECT. IF SUCH AN ACTUAL MINOR EXCESS OR SHORTAGE OF MATERIALS OCCURS, THE CONTRACTOR SHALL CONTACT THE ENGINEER TO DETERMINE IF ADJUSTMENTS CAN BE MADE TO CORRECT THE IMBALANCE OF EARTH.
12. SPOT ELEVATIONS – IF DURING THE CONSTRUCTION OR SURVEY LAYOUT PROCESS IT IS DETERMINED THAT THERE ARE INSUFFICIENT SPOT ELEVATIONS TO PROPERLY CONSTRUCT THE PROJECT OR THE DESIGN GRADES APPEAR TO BE TOO STEEP OR FLAT FOR ONSITE CONDITIONS, THE CONTRACTOR SHALL CONTACT THE ENGINEER IMMEDIATELY TO ADJUST OR ADD ADDITIONAL ELEVATIONS AS REQUIRED.
13. THE FINISHED GRADE ELEVATION ADJACENT TO THE BUILDING, TEN (10) FEET AWAY FROM THE BUILDING SHALL BE SIX (6) INCHES LESS THAN THE MPE TO INSURE PROPER DRAINAGE AWAY FROM THE BUILDING. ELEVATIONS AT THE SIDE YARDS PROVIDES FOR PROPER DRAINAGE TO THE STREET OR YARD SWALES. IT IS IMPORTANT THAT THESE ELEVATIONS BE PROPERLY CONSTRUCTED AND MAINTAINED FOR PROPER DRAINAGE. PAUL I. CRIPE, INC., WILL NOT BE RESPONSIBLE FOR INADEQUATE CONSTRUCTION OR MAINTENANCE OF GRADES AS SHOWN ON THESE PLANS.
14. ALL DEBRIS AND OBSTRUCTIONS WILL BE REMOVED FROM TOP OF BANK TO TOP OF BANK ALONG LONG BRANCH CREEK DURING CONSTRUCTION OF SECTION THREE. FINAL DETERMINATION OF CLEARING LIMITS TO BE MADE IN THE FIELD BY THE INSPECTOR.

THIS ENGINEERED SITE PLAN DOES DISCLOSE THE REQUIRED 100 YEAR FLOOD ELEVATION OR WETLAND RESTRICTIONS IN COMPLIANCE WITH REQUIREMENTS OF THE INDIANA DEPARTMENT OF NATURAL RESOURCES (IDNR), THE U.S. ARMY CORPS OF ENGINEERS OR THE FLOOD INSURANCE RATE MAPS (FIRM). THE LOT OWNER OR HIS ENGINEER SHOULD CONSULT THESE SOURCES BEFORE PREPARING SPECIFIC SITE PLANS RELATING TO BUILDING IMPROVEMENTS.

THE HOMEOWNER, BUILDER OR HIS REPRESENTATIVE MUST HAVE A PLOT PLAN PREPARED AND SEALED BY A PROFESSIONAL ENGINEER THAT MEETS ALL THE REQUIREMENTS OF THE PLANNING JURISDICTIONS, FEDERAL AND STATE REQUIREMENTS, LOCAL UTILITIES, COVENANTS AND ANY OTHER ENCUMBRANCES, THIS PLAN, AMONG OTHER ITEMS, SHALL CONSIDER FLOOR LEVELS, STORM ROUTINGS, AND MINIMUM FLOOR ELEVATIONS. GRAVITY SEWER SHALL NOT BE CONSIDERED FOR LOWER LEVELS.
PAUL I. CRIPE, INC., SHALL BE HELD HARMLESS IF THESE REQUIREMENTS ARE NOT MET.

ANY CONSTRUCTION BELOW THE 100 YEAR FLOOD ZONE "A" REQUIRES PERMIT FROM FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA).
ANY CONSTRUCTION IN FLOODWAY REQUIRES PERMIT FROM INDIANA DEPARTMENT OF NATURAL RESOURCES (IDNR).

IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO COMPLY WITH THE ABOVE STATED REQUIREMENTS

BENCHMARK:

PROJECT BENCHMARK
U.S.C.&G.S. standard disk (stamped "R78 1946) set in the top of the center of the northeast headwall of a three foot concrete box culvert located 0.25 miles northwest of the intersection of U.S. 421 and 116th Street and twenty-six feet northeast of the center of U.S. 421.
ELEVATION = 885.18 (NGVD 1929)

TEMPORARY BENCHMARK
Large hinge nail in the east side of PWP#78-250 located on the west side of Shelborne Road just south of a large culvert and 1000 feet north of the intersection of 116th Street and Shelborne Road.
ELEVATION = 891.18

UTILITY PLAN NOTES:

1. WATER LINES THROUGHOUT THE PROJECT SHALL BE INSTALLED WITH AT LEAST 54 INCHES OF COVER TO PROVIDE PROTECTION FROM FREEZING.
2. LOCATIONS OF EXISTING UNDERGROUND UTILITY LOCATIONS ARE APPROXIMATE. THE CONTRACTOR IS TO FIELD VERIFY ALL HORIZONTAL AND VERTICAL LOCATIONS PRIOR TO CONSTRUCTION.
3. PLASTIC WATER LINES ARE TO BEAR THE NSF SEAL OF APPROVAL AND MEET COMMERCIAL STANDARD NO. 256-3, PRODUCT STANDARD 22-70, OR ASTM D 2441.
4. SEE SHEET C707 FOR STORM SEWER DETAILS, SEE SHEET C706 FOR STORM STRUCTURE AND PIPE DATA TABLES.
5. SEE SHEET C508 FOR SANITARY SEWER DETAILS.
6. SEE SHEETS C901 AND C902 FOR ALL OTHER DETAILS.
7. WATER AND SEWER CROSSINGS AND SEPARATIONS SHALL BE IN ACCORDANCE WITH "TEN STATE STANDARDS" AND LOCAL CODES.

SITE WORK GENERAL NOTES AND SPECIFICATIONS

NOTICES AND PERMITS

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING, OR VERIFYING, THAT ALL PERMITS AND APPROVALS ARE OBTAINED FROM THE RESPECTIVE CITY, COUNTY AND STATE AGENCIES PRIOR TO STARTING CONSTRUCTION.
2. IT SHALL BE THE CONTRACTORS RESPONSIBILITY TO DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES IN THE VICINITY OF THE CONSTRUCTION AREA PRIOR TO STARTING CONSTRUCTION.
3. IT SHALL BE THE CONTRACTORS RESPONSIBILITY FOR NOTIFICATION AND COORDINATION OF ALL CONSTRUCTION WITH RESPECTIVE UTILITY COMPANIES.
4. IT SHALL BE THE RESPONSIBILITY OF THE DEVELOPER AND CONTRACTOR TO MAINTAIN QUALITY CONTROL THROUGHOUT THE PROJECT; FAILURE TO DO SO MAY RESULT IN REMOVAL AND REPLACEMENT OF THE DEFECTIVE WORK. IT IS RECOMMENDED THAT THE DEVELOPER HAVE A QUALIFIED INSPECTOR ON THE JOB SITE AT ALL TIMES DURING CONSTRUCTION.
5. IT IS ESSENTIAL THAT THE WORK TO BE DONE IN CONJUNCTION WITH THIS PROJECT SHALL BE INSTALLED ACCORDING TO THESE SPECIFICATIONS. THE ENGINEER WILL BE REQUIRED TO CERTIFY TO CERTAIN PORTIONS OF THIS PROJECT UPON COMPLETION. THEREFORE, IT IS NECESSARY TO OBTAIN APPROVAL AND ACCEPTANCE BY THE CITY THAT CONSTRUCTION WAS DONE IN COMPLIANCE WITH THESE PLANS AND SPECIFICATIONS.
6. ALL QUANTITIES GIVEN ON THE PRINTS, VERBALLY OR IN THE SCOPE OF WORK SECTION ARE ESTIMATES AND SHALL BE CONFIRMED BY THE BIDDING CONTRACTOR.
7. OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA) STANDARDS FOR EXCAVATIONS. FINAL RULE 29 CFR PART 1926, SUBPART "P" APPLIES TO ALL EXCAVATIONS EXCEEDING FIVE (5) FEET IN DEPTH.
8. EXCAVATIONS EXCEEDING TWENTY (20) FEET IN DEPTH REQUIRE THE DESIGN OF A TRENCH SAFETY SYSTEM BY A REGISTERED PROFESSIONAL ENGINEER.
9. LOCATIONS & ELEVATIONS OF "FLOODWAY LIMITS" AND "100 YEAR FLOOD LIMITS" ARE SHOWN FOR REFERENCE ONLY. DEVELOPER/BUILDER/INDIVIDUAL LOT OWNER TO REFER TO NATIONAL FLOOD HAZARD INSURANCE MAP (F.E.M.A.) TO DETERMINE FLOOD HAZARD POTENTIAL PRIOR TO INDIVIDUAL LOT/PROJECT CONSTRUCTION.
10. ALL RADII AND STREET DIMENSIONS SHALL BE MEASURED TO BACK OF CURB OR FACE OF INTEGRAL CURB AND WALK.
11. BEARINGS, DIMENSIONS AND EASEMENTS ARE SHOWN FOR REFERENCE ONLY. SEE RECORD SURVEYS AND PLATS FOR EXACT INFORMATION.
12. TEMPORARY TRAFFIC CONTROL DURING CONSTRUCTION TO CONFORM TO APPLICABLE LOCAL STANDARDS

SITE PLAN LEGEND

PROPOSED CONSTRUCTION

BUILDING SETBACK LINE
EASEMENT LINE
RIGHT-OF-WAY
CENTERLINE

- D.E. = DRAINAGE EASEMENT
- S.S.E. = SANITARY SEWER EASEMENT
- U.E. = UTILITY EASEMENT
- L.E. = LANDSCAPE EASEMENT
- N.A.E. = NON ACCESS EASEMENT
- C.E. = CONSERVATION EASEMENT
- B.S.L. = BUILDING SETBACK LINE
- R = RADIUS
- L = ARC LENGTH
- P.O.B. = POINT OF BEGINNING
- Ac. = ACRES MORE OR LESS
- S.F. = SQUARE FEET MORE OR LESS
- M.F.G. = MINIMUM FINISHED GRADE
- F.P.G. = FLOOD PROTECTION GRADE

904.9 SWALE GRADE TO BE CONSTRUCTED DURING INITIAL EARTHWORK.
904.9 SIDE YARD SWALE GRADE TO BE CONSTRUCTED AT TIME OF HOME CONSTRUCTION.

UTILITY PLAN LEGEND

PROPOSED CONSTRUCTION

SANITARY SEWER

SANITARY LATERAL
SANITARY MANHOLE
SANITARY LINE
SANITARY STRUCTURE NUMBER — 5XX
SANITARY CASTING ELEVATION — TC 715.50

STORM SEWER

CURB WITH SUBSURFACE DRAIN (SSD)
CURB INLETS
STORM SEWER INLETS
STORM MANHOLE
END SECTION
STORM SEWER STRUCTURE NUMBER — 7XX
STORM SEWER INVERT ELEVATION — IE: 715.50
TOP OF CASTING ELEVATION — TC: 715.50
DRAINAGE SWALE
DRAINAGE FLOW ARROW

WATER

WATER LINE
WATER VALVE
PROPOSED FIRE HYDRANT
PROPOSED BLOW OFF ASSEMBLY — B.O.
PROPOSED REDUCER
PROPOSED "TEE"
PROPOSED 45° ELBOW
PROPOSED 90° ELBOW
PROPOSED 11° ELBOW
PROPOSED KICKER BLOCK

HAMILTON COUNTY INDIANA
Entry Date: 3-17-04
Entered by: JOH

AS BUILT
date 01/24/03

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Mark	Date	Description
1.	09/04/01	REVISIONS PER TAC AND OWNER COMMENTS.
2.	09/24/01	REVISIONS PER HCHD COMMENTS.
3.	10/11/01	REVISIONS PER TAC COMMENTS.
4.	10/19/01	REVISIONS PER HAM. CO. SURVEYOR COMMENTS.
5.	12/04/01	REVISIONS PER HAM. CO. SURVEYOR COMMENTS.

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7172 GRAHAM ROAD
INDIANAPOLIS, INDIANA 46250
(317) 842-6777 FAX (317) 841-4798
E-Mail picripe@picripe.com

SITE DEVELOPEMENT PLAN
LONG BRANCH ESTATES SECTIONS I AND II

PLATINUM PROPERTIES, LLC.
9551 DELEGATES ROW
INDIANAPOLIS, INDIANA 46240
PHONE: (317) 818-2900 FAX: (317) 818-2910

CERTIFIED BY: 01/27/03
DAVID A. LACH REGISTERED PE 10000126 STATE OF INDIANA PROFESSIONAL ENGINEER

Drawn By: CH/FR
Checked By: GM
Quality Assurance: DL
Scale: 1" = 50'
Sheet C201
Date 11/28/01
Project Number 980401-20200

SEE SHEET C201 FOR ALL SITE AND UTILITY PLAN NOTES
SEE SHEET C707 FOR STORM SEWER DETAILS,
SEE SHEET C706 FOR STORM STRUCTURE AND PIPE DATA TABLES.

SITE PLAN LEGEND
PROPOSED CONSTRUCTION

BUILDING SETBACK LINE
EASEMENT LINE
RIGHT-OF-WAY
CENTERLINE
D.E. = DRAINAGE EASEMENT
S.S.E. = SANITARY SEWER EASEMENT
U.E. = UTILITY EASEMENT
L.E. = LANDSCAPE EASEMENT
N.A.E. = NON ACCESS EASEMENT
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S.F. = SQUARE FEET MORE OR LESS
M.F.G. = MINIMUM FINISHED GRADE
F.P.G. = FLOOD PROTECTION GRADE
904.9 SWALE GRADE TO BE CONSTRUCTED DURING INITIAL EARTHWORK.
904.9 SIDE YARD SWALE GRADE TO BE CONSTRUCTED AT TIME OF HOME CONSTRUCTION.

UTILITY PLAN LEGEND
PROPOSED CONSTRUCTION

SANITARY SEWER
SANITARY LATERAL
SANITARY LINE
SANITARY STRUCTURE NUMBER
SANITARY CASTING ELEVATION
SANITARY MANHOLE
5XX
TC 1715.50

STORM SEWER
CURB WITH SUBSURFACE DRAIN (SSD)
CURB INLETS
STORM SEWER INLETS
STORM MANHOLE
END SECTION
STORM SEWER STRUCTURE NUMBER
STORM SEWER INVERT ELEVATION
TOP OF CASTING ELEVATION
DRAINAGE SWALE
DRAINAGE FLOW ARROW
7XX
IE: 715.50
TC: 715.50

WATER
WATER LINE — W — W —
WATER VALVE
PROPOSED FIRE HYDRANT
PROPOSED BLOW OFF ASSEMBLY B.O.
PROPOSED REDUCER
PROPOSED "TEE"
PROPOSED 45° ELBOW
PROPOSED 90° ELBOW
PROPOSED 11° ELBOW
PROPOSED KICKER BLOCK

AS BUILT
date 01/24/03

0 25 50 100
12.5 37.5 75
SCALE: 1"=50'

BRANCH CREEK COURT
FLOOD ROUTE
FUTURE CONSTRUCTION
EMERGENCY SPILLWAY
SECTION THREE
SECTION ONE
SECTION TWO
AUBURN CREEK CROSSING
VERDURE LANE
SWEEPING RIDGE DRIVE
SUNDANCE COURT
MEADOW SIDE COURT
LONG BRANCH CREEK
100 YR ELEV.=881.27'
LONG BRANCH CREEK
100 YR ELEV.=880.55'
COMMON AREA "A"
COMMON AREA "E"
DETENTION BASIN 3
10 YEAR PEAK = 897.82
100 YEAR PEAK = 898.63
DETENTION POND 2
0.71 ACRES
NORMAL POOL = 894.00
10 YEAR PEAK = 895.49
100 YEAR PEAK = 896.23
DETENTION POND 7
0.99 ACRES
NORMAL POOL = 899.00
10 YEAR PEAK = 900.11
100 YEAR PEAK = 900.69
WETLAND PRESERVATION AREA
IRREGULAR D.E.
FRAME SHED
FRAME BARN
S-1 ZONING RESIDENTIAL
SET RBR N CAP
MATCHLINE SHEET C201
MATCHLINE SHEET C204

Revision Mark	Date	Description
1.	09/04/01	REVISIONS PER TAC AND OWNER COMMENTS.
2.	09/24/01	REVISIONS PER HCHD COMMENTS.
3.	10/11/01	REVISIONS PER TAC COMMENTS.
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SITE DEVELOPEMENT PLAN
LONG BRANCH ESTATES SECTIONS I AND II
PLATINUM PROPERTIES, LLC.
9551 DELEGATES ROW
INDIANAPOLIS, INDIANA 46240
PHONE: (317) 818-2600 FAX: (317) 818-2910

CERTIFIED BY:
01-27-03
DAVID A. RICH
REGISTERED
PE 10000126
STATE OF INDIANA
PROFESSIONAL ENGINEER

Drawn By: CH/FR
Checked By: GM
Quality Assurance: DL
Scale: 0 Scale: 1" = 50'
Sheet C202
Date 11/28/01
Project Number 980401-20200

SEE SHEET C201 FOR ALL SITE AND UTILITY PLAN NOTES
SEE SHEET C707 FOR STORM SEWER DETAILS,
SEE SHEET C706 FOR STORM STRUCTURE AND PIPE DATA TABLES.

WATER

WATER LINE — W — W —
WATER VALVE
PROPOSED FIRE HYDRANT
PROPOSED BLOW OFF ASSEMBLY — B.O.
PROPOSED REDUCER
PROPOSED "TEE"
PROPOSED 45° ELBOW
PROPOSED 90° ELBOW
PROPOSED 11° ELBOW
PROPOSED KICKER BLOCK

SITE PLAN LEGEND

PROPOSED CONSTRUCTION

BUILDING SETBACK LINE
EASEMENT LINE
RIGHT-OF-WAY
CENTERLINE

D.E. = DRAINAGE EASEMENT
S.S.E. = SANITARY SEWER EASEMENT
U.E. = UTILITY EASEMENT
L.E. = LANDSCAPE EASEMENT
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904.9 SWALE GRADE TO BE CONSTRUCTED DURING INITIAL EARTHWORK.
904.9 SIDE YARD SWALE GRADE TO BE CONSTRUCTED AT TIME OF HOME CONSTRUCTION.

UTILITY PLAN LEGEND

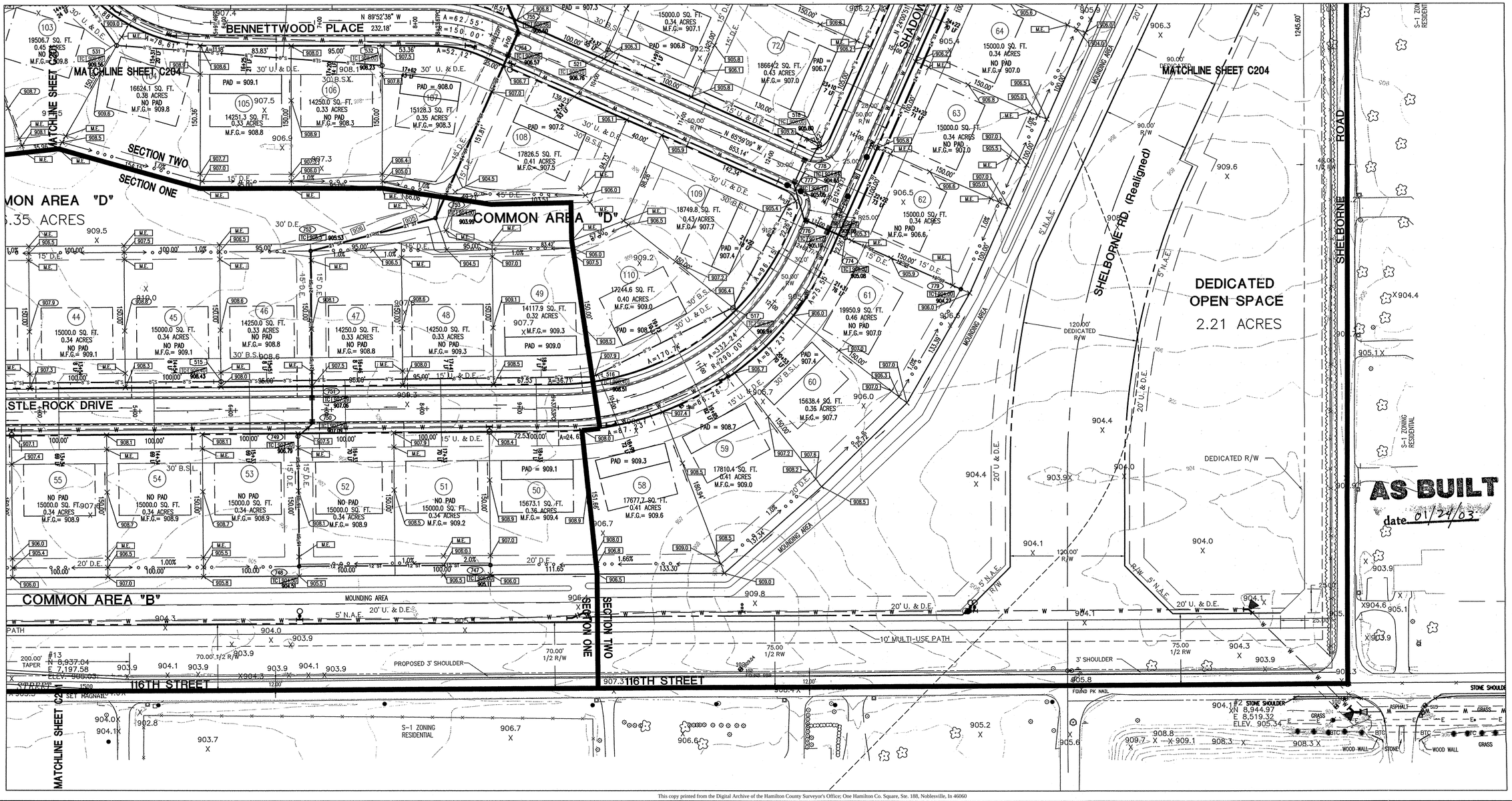
PROPOSED CONSTRUCTION

SANITARY SEWER

SANITARY LATERAL
SANITARY LINE
SANITARY MANHOLE
SANITARY STRUCTURE NUMBER — SXX
SANITARY CASTING ELEVATION — TC 715.50

STORM SEWER

CURB WITH SUBSURFACE DRAIN (SSD)
CURB INLETS
STORM SEWER INLETS
STORM MANHOLE
END SECTION
STORM SEWER STRUCTURE NUMBER — 7XX
STORM SEWER INVERT ELEVATION — IE 715.50
TOP OF CASTING ELEVATION — TC 715.50
DRAINAGE SWALE
DRAINAGE FLOW ARROW



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(317) 842-6777 FAX: (317) 841-4798
E-Mail: pcrtpe@pcrtpe.com

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SITE DEVELOPMENT PLAN
LONG BRANCH ESTATES SECTIONS I AND II

PLATINUM PROPERTIES, LLC.
9551 DELEGATES ROW
INDIANAPOLIS, INDIANA 46240

PHONE: (317) 818-2900 FAX: (317) 818-2910

CERTIFIED BY:
12/27/01
DAVID A. LACY
REGISTERED
PE 10000126
STATE OF INDIANA
PROFESSIONAL ENGINEER

Drawn By: CH/FR
Checked By: GM
Quality Assurance: DL
Scale: 0 Scale: 1" = 50'
Sheet: C203
Date: 11/28/01
Project Number: 980401-20200

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SEE SHEET C201 FOR ALL SITE AND UTILITY PLAN NOTES
SEE SHEET C707 FOR STORM SEWER DETAILS,
SEE SHEET C708 FOR STORM STRUCTURE AND PIPE DATA TABLES.

SITE PLAN LEGEND
PROPOSED CONSTRUCTION

BUILDING SETBACK LINE
EASEMENT LINE
RIGHT-OF-WAY
CENTERLINE
D.E. = DRAINAGE EASEMENT
S.S.E. = SANITARY SEWER EASEMENT
U.E. = UTILITY EASEMENT
L.E. = LANDSCAPE EASEMENT
N.A.E. = NON ACCESS EASEMENT
C.E. = CONSERVATION EASEMENT
B.S.L. = BUILDING SETBACK LINE
R = RADIUS
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M.F.G. = MINIMUM FINISHED GRADE
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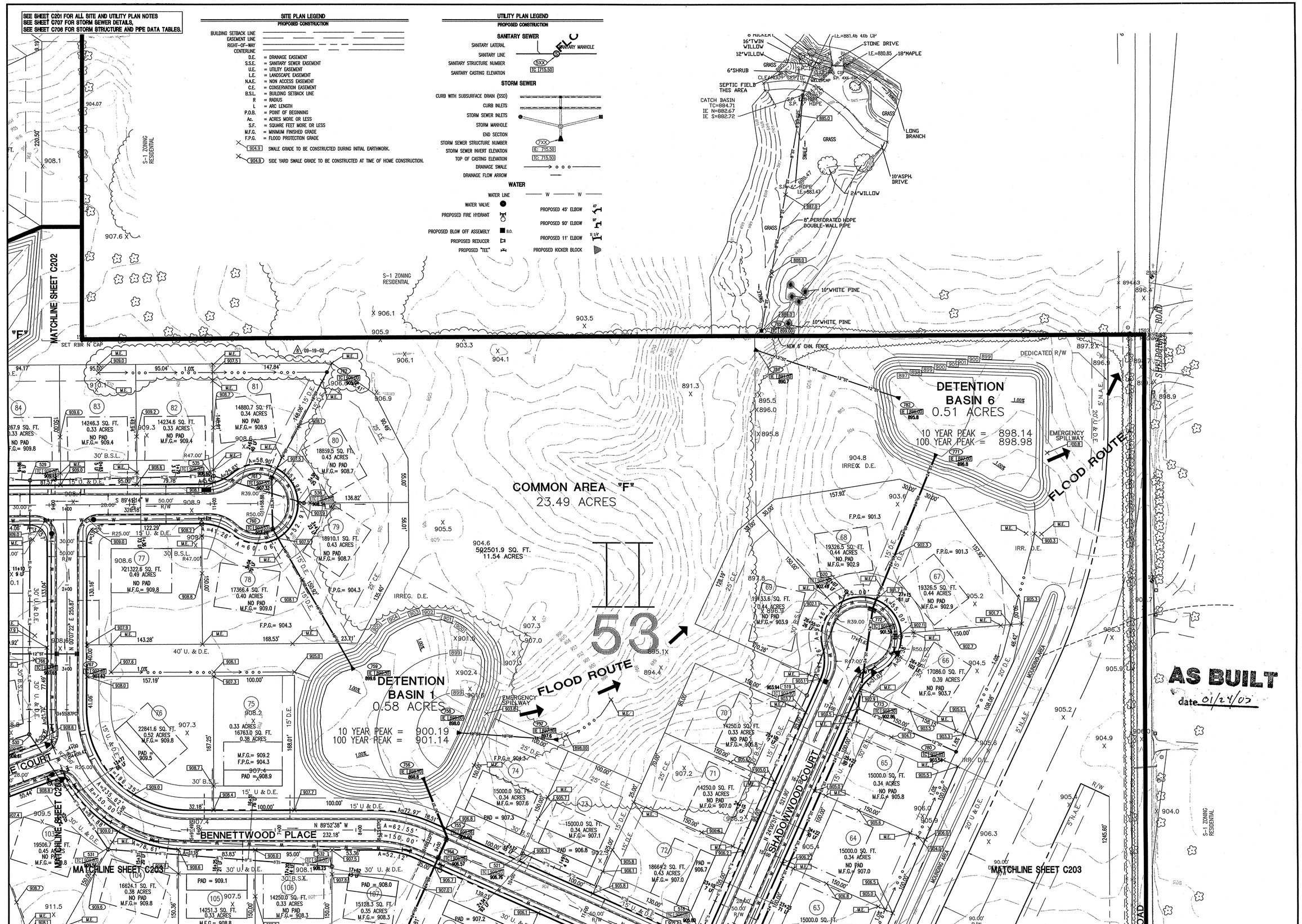
904.9 SWALE GRADE TO BE CONSTRUCTED DURING INITIAL EARTHWORK.
904.9 SIDE YARD SWALE GRADE TO BE CONSTRUCTED AT TIME OF HOME CONSTRUCTION.

UTILITY PLAN LEGEND
PROPOSED CONSTRUCTION

SANITARY SEWER
SANITARY LATERAL
SANITARY LINE
SANITARY STRUCTURE NUMBER
SANITARY CASTING ELEVATION
SANITARY MANHOLE
5XX
TC 715.50

STORM SEWER
CURB WITH SUBSURFACE DRAIN (SSD)
CURB INLETS
STORM SEWER INLETS
STORM MANHOLE
END SECTION
STORM SEWER STRUCTURE NUMBER
STORM SEWER INVERT ELEVATION
TOP OF CASTING ELEVATION
DRAINAGE SWALE
DRAINAGE FLOW ARROW
7XX
IE 715.50
TC 715.50

WATER
WATER LINE
WATER VALVE
PROPOSED FIRE HYDRANT
PROPOSED BLOW OFF ASSEMBLY
PROPOSED REDUCER
PROPOSED "TEE"
PROPOSED 45° ELBOW
PROPOSED 90° ELBOW
PROPOSED 11° ELBOW
PROPOSED KICKER BLOCK



AS BUILT
date 01/24/03

Revisions		
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3.	10/11/01	REVISIONS PER TAC COMMENTS.
4.	10/19/01	REVISIONS PER HAM. CO. SURVEYOR COMMENTS.
5.	12/04/01	REVISIONS PER HAM. CO. SURVEYOR COMMENTS.
6.	09/19/02	GRADE REVISIONS PER CONVERSATION WITH CONTRACTOR.

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SITE DEVELOPEMENT PLAN
LONG BRANCH ESTATES SECTIONS I AND II

PLATINUM PROPERTIES, LLC.
9551 DELEGATES ROW
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PHONE: (317) 818-2900
FAX: (317) 818-2910

CERTIFIED BY:
01/27/03
DAVID A. LACH
REGISTERED
PE 10000126
STATE OF INDIANA
PROFESSIONAL ENGINEER

Drawn By: CH/FR
Checked By: GM
Quality Assurance: DL
Scale: 0 Scale: 1" = 50'
Sheet C204
Date 11/28/01
Project Number 980401-20200

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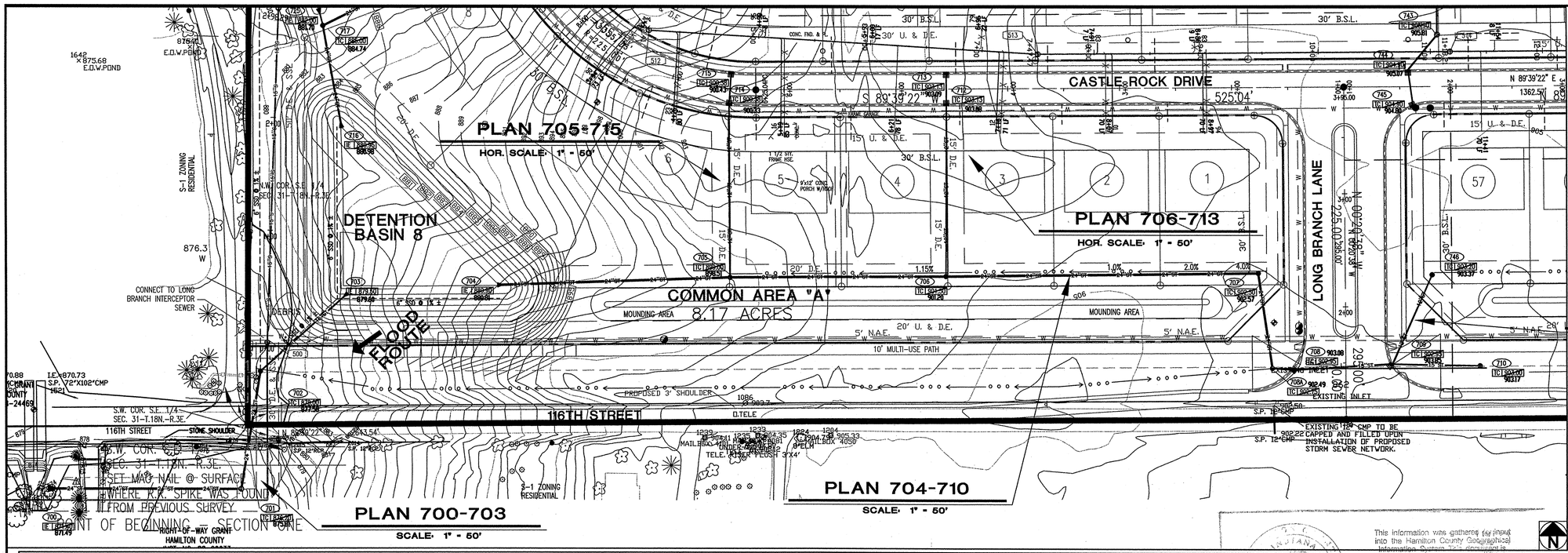
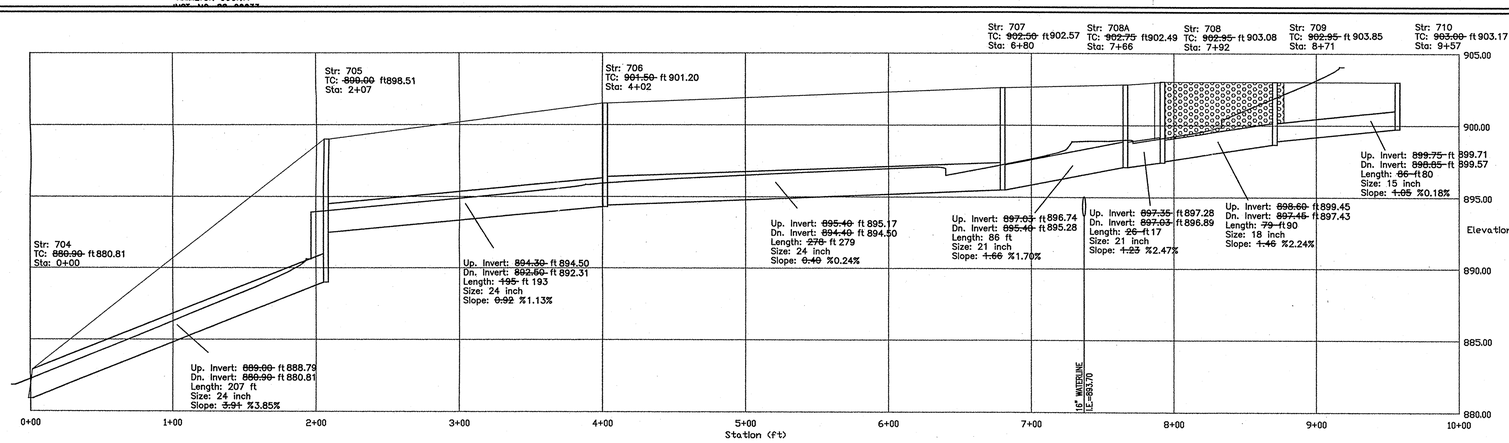
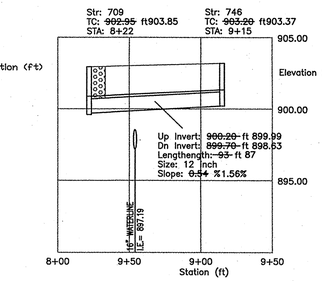




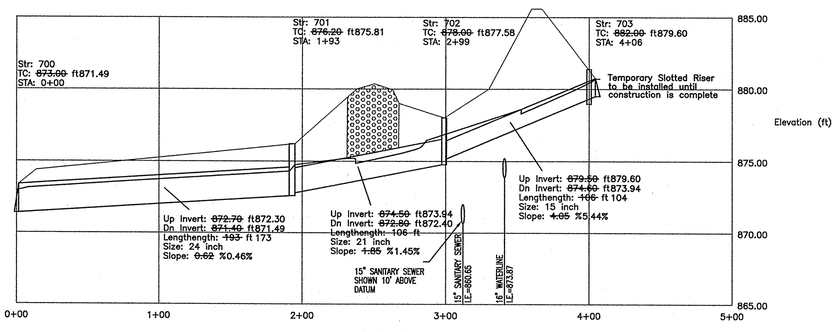
PROFILE 704-710

HOR. SCALE: 1" = 50'
VER. SCALE: 1" = 5'



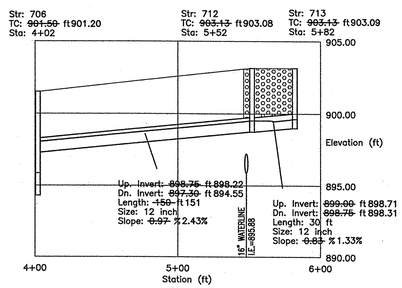
PROFILE 709-746

HOR. SCALE: 1" = 50'
VER. SCALE: 1" = 5'



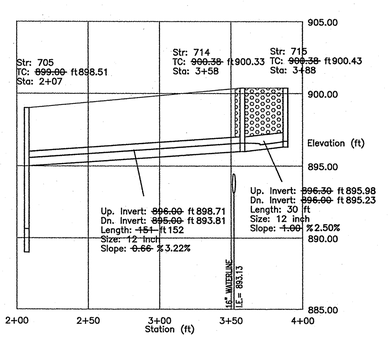
PROFILE 700-703

HOR. SCALE: 1" = 50'
VER. SCALE: 1" = 5'



PROFILE 706-713

HOR. SCALE: 1" = 50'
VER. SCALE: 1" = 5'



PROFILE 705-715

HOR. SCALE: 1" = 50'
VER. SCALE: 1" = 5'

This information was gathered for input into the Hamilton County Geographical Information System. This document is considered an unofficial record of the GIS.

Entry Date: 3-17-04

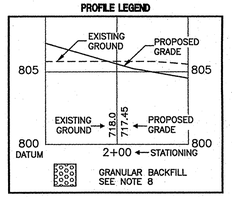
Entered by: JDH

AS BUILT
date 01/07/04
REVISED

STORM SEWER PLAN AND PROFILE NOTES:

1. OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA) STANDARDS FOR EXCAVATIONS; FINAL RULE 29 CFR PART 1926, SUBPART "P" APPLIES TO ALL EXCAVATIONS EXCEEDING FIVE (5) FEET IN DEPTH.
2. IN ADDITION, EXCAVATIONS EXCEEDING TWENTY (20) FEET IN DEPTH REQUIRE THE DESIGN OF A TRENCH SAFETY SYSTEM BY A REGISTERED PROFESSIONAL ENGINEER.
3. ALL STRUCTURES SHALL HAVE CASTINGS, JOINTS, LIFT RINGS, STEPS AND PIPE CONNECTIONS WELL GROUTED, TROWELED SMOOTH AND BRUSH FINISHED.
4. ALL STRUCTURES (IE: MANHOLES, INLETS) SHALL HAVE POURED FLOW LINES AND BENCH WALLS. THE FLOW LINES AND BENCHWALLS SHALL BE TROWELED SMOOTH AND BRUSH FINISHED.
5. FIELD ADJUSTMENTS OF TOP OF CASTING (T.C.) OF STRUCTURES MAY BE REQUIRED TO MEET FIELD CONDITIONS. ADJUSTMENTS EXCEEDING FIVE TENTHS (0.5) OF A FOOT MUST BE APPROVED BY THE ENGINEER TO DETERMINE THE INTEGRITY OF THE STRUCTURE. AT NO COST TO THE OWNER.
6. STORM STRUCTURES WITH INLET CASTINGS SHALL BE SET TO MAINTAIN A POSITIVE DRAINAGE FLOW INTO THE STRUCTURE.
7. STORM PIPE INVERTS AT OUTLET STRUCTURES (IE: END SECTIONS), AND PIPE LENGTHS MAY REQUIRE FIELD ADJUSTMENTS TO MEET ACTUAL FIELD CONDITIONS.
8. FULL DEPTH GRANULAR BACKFILL SHALL BE REQUIRED UNDER AND WITHIN (5) FEET OF ALL PAVED AREAS, INCLUDING CURBS, EDGE OF PAVEMENT, AND SIDEWALKS.
9. SEE SECTION 02720 FOR STORM SEWERAGE SPECIFICATIONS IN THE PROJECT MANUAL.
10. PIPES LENGTHS ARE MEASURED FROM CENTER OF STRUCTURE TO CENTER OF STRUCTURE AND INCLUDE END SECTIONS.
11. ALL STORM SEWER PIPES ARE TO BE REINFORCED CONCRETE PIPE UNLESS OTHERWISE NOTED.
12. DEBRIS GUARDS TO BE INSTALLED ON ALL OPEN ENDED INLETS AND AT ALL POND OUTFALL PIPES.

PROFILE LEGEND



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1-800-382-5544 CALL TOLL FREE
1-800-428-5200 FOR CALLS OUTSIDE OF INDIANA

CAUTION

LOCATIONS OF ALL EXISTING UNDERGROUND UTILITIES SHOWN ON THIS PLAN ARE BASED UPON ABOVE GROUND EVIDENCE (including, but not limited to, manholes, inlets, valves, and marks made upon the ground by others) AND ARE SPECULATIVE IN NATURE. THERE MAY ALSO BE OTHER EXISTING UNDERGROUND UTILITIES FOR WHICH THERE IS NO ABOVE GROUND EVIDENCE OR FOR WHICH NO ABOVE GROUND EVIDENCE WAS OBSERVED. THE EXACT LOCATIONS OF SAID EXISTING UNDERGROUND UTILITIES SHOULD BE VERIFIED BY THE CONTRACTOR PRIOR TO ANY AND ALL CONSTRUCTION.

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Revisions		
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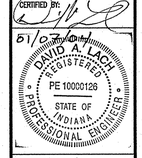
STORM SEWER PLAN AND PROFILES
LONG BRANCH ESTATES SECTIONS I AND II

PLATINUM PROPERTIES, LLC.
9551 DELEGATES ROW
INDIANAPOLIS, INDIANA 46240
PHONE: (317) 818-2900 FAX: (317) 818-2910

CERTIFIED BY:



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Quality Assurance: DL
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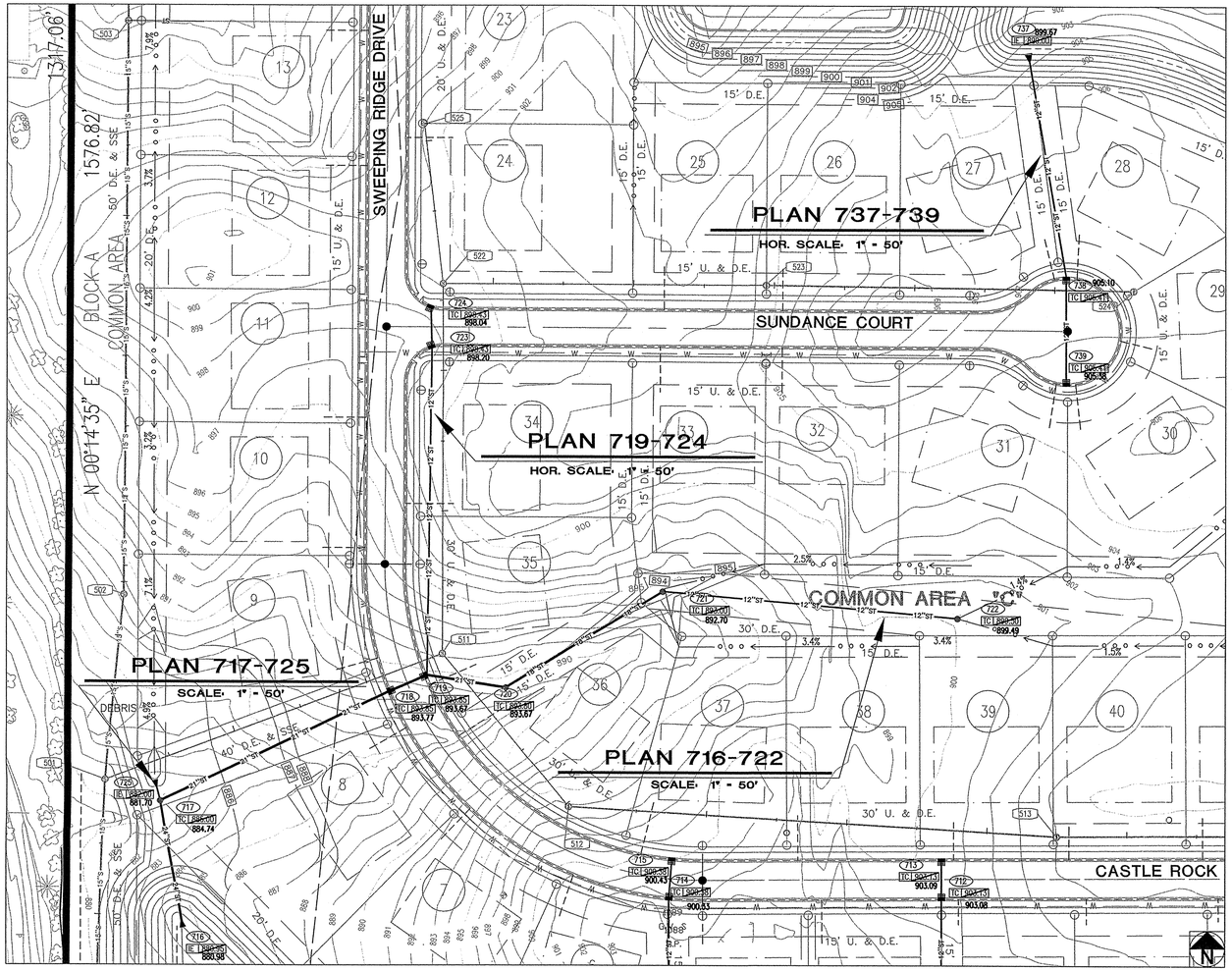
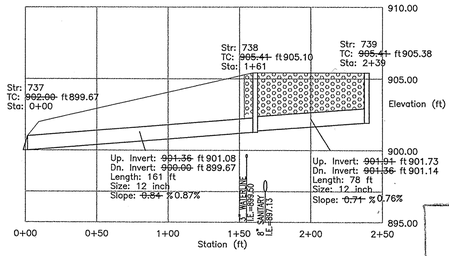
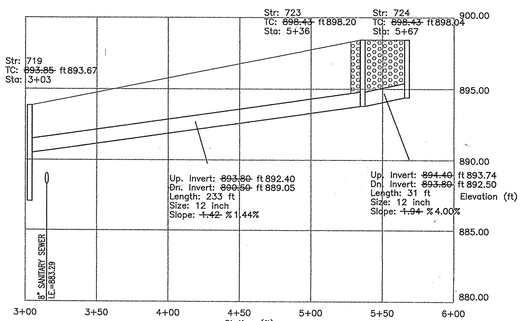
Date: 11/28/01
Project Number: 980401-20200





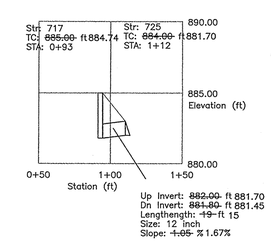
PROFILE 737-739

HOR. SCALE: 1" = 50'
VER. SCALE: 1" = 5'



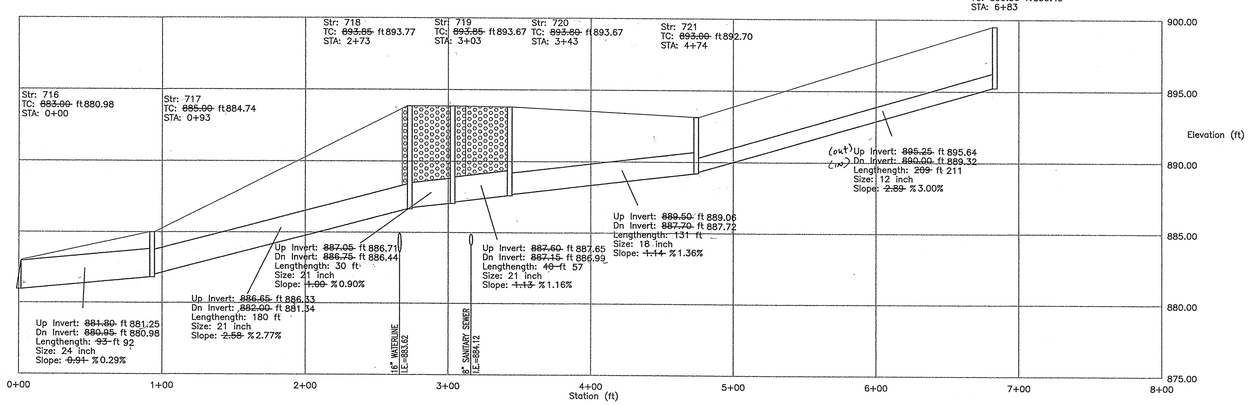
PROFILE 719-724

HOR. SCALE: 1" = 50'
VER. SCALE: 1" = 5'



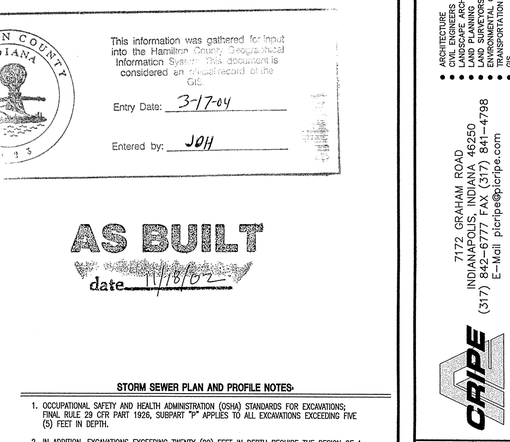
PROFILE 717-725

HOR. SCALE: 1" = 50'
VER. SCALE: 1" = 5'



PROFILE 716-722

HOR. SCALE: 1" = 50'
VER. SCALE: 1" = 5'



AS BUILT
date 11/18/02

STORM SEWER PLAN AND PROFILE NOTES:

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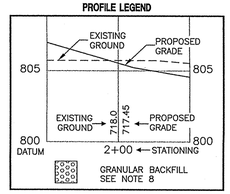
PROFILE LEGEND



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Revisions		
Mark	Date	Description
1.	09/04/01	REVISIONS PER TAC AND OWNER COMMENTS.
2.	09/24/01	REVISIONS PER HCSD COMMENTS.
3.	10/11/01	REVISIONS PER TAC COMMENTS.
4.	10/19/01	REVISIONS PER HAM. CO. SURVEYOR COMMENTS.
5.	12/04/01	REVISIONS PER HAM. CO. SURVEYOR COMMENTS.

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STORM SEWER PLAN AND PROFILES
LONG BRANCH ESTATES SECTIONS I AND II

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CERTIFIED BY:
DAVID A. LACH
REGISTERED
PE 10000126
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PROFESSIONAL ENGINEER

Drawn By: CH/FR
Checked By: GM
Quality Assurance: DL
Scale: 0 Scale: 1" = 50'
Sheet: C702
Date: 11/28/01
Project Number: 980401-20200

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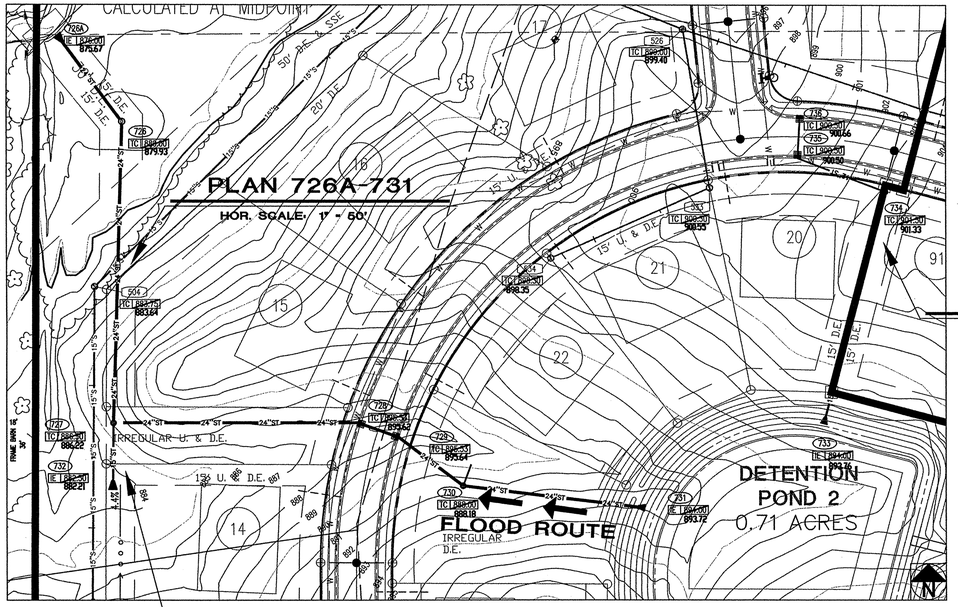

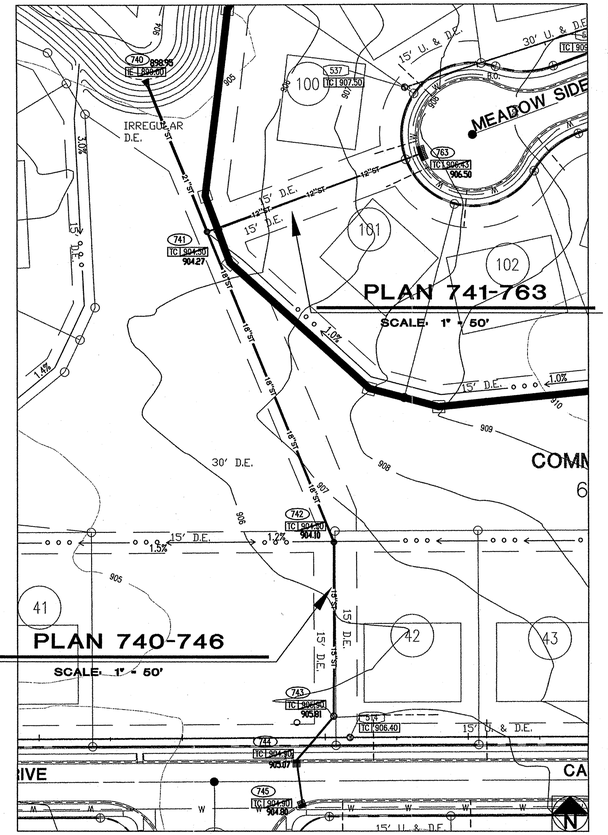

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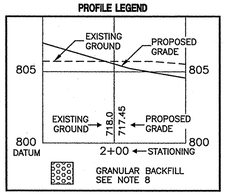
PROFILE LEGEND



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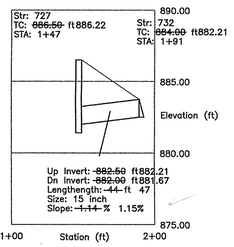
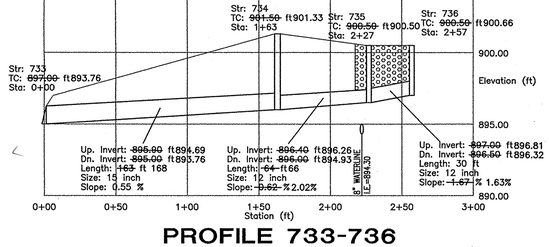


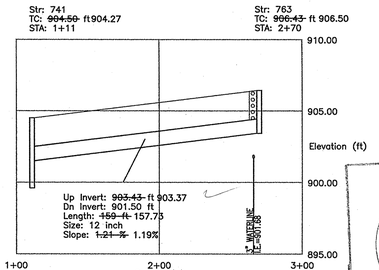
PROFILE 727-732

HOR. SCALE: 1" = 50'
VER. SCALE: 1" = 5'



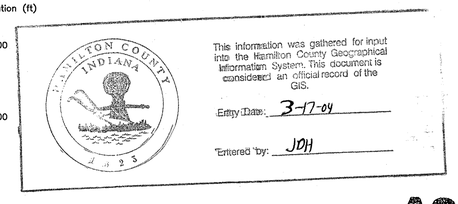
PROFILE 733-736

HOR. SCALE: 1" = 50'
VER. SCALE: 1" = 5'

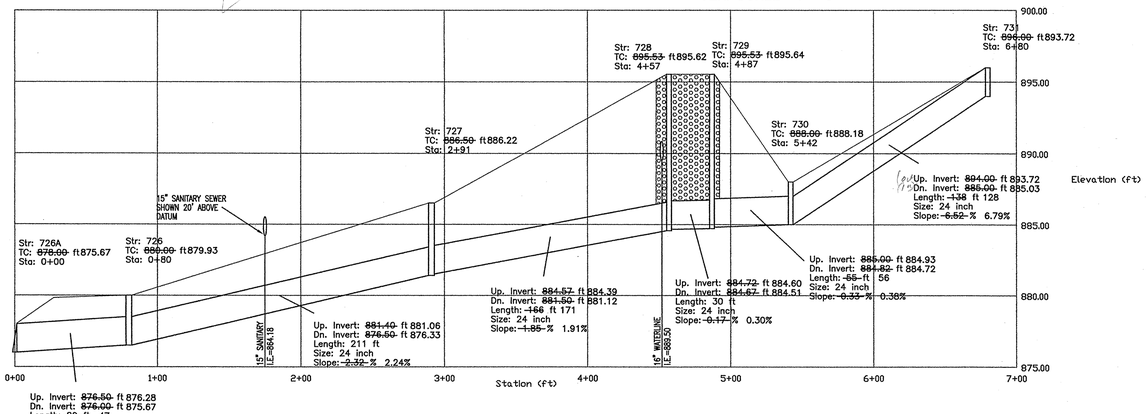


PROFILE 741-763

HOR. SCALE: 1" = 50'
VER. SCALE: 1" = 5'

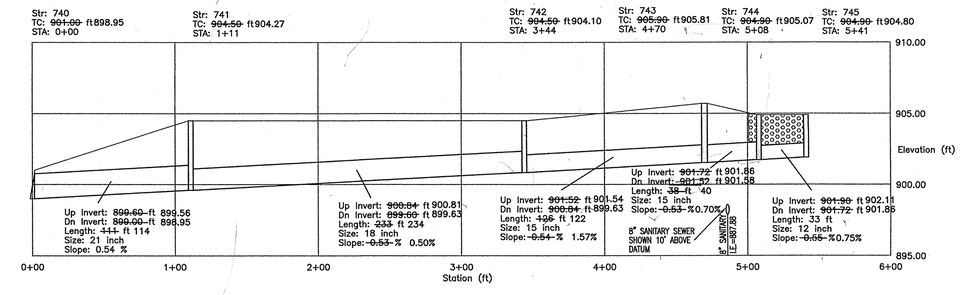


AS BUILT
date 01/24/03



PROFILE 726A-731

HOR. SCALE: 1" = 50'
VER. SCALE: 1" = 5'



PROFILE 740-745

HOR. SCALE: 1" = 50'
VER. SCALE: 1" = 5'

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Revisions			
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STORM SEWER PLAN AND PROFILES
LONG BRANCH ESTATES SECTIONS I AND II

PLATINUM PROPERTIES, LLC.
9551 DELEGATES ROW
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PHONE: (317) 818-2900 FAX: (317) 818-2910

CERTIFIED BY:
01/27/03
DAVID A. LICH
REGISTERED
PE 10000128
STATE OF INDIANA
PROFESSIONAL ENGINEER

Drawn By: CH/FR
Checked By: GM
Quality Assurance: DL
Scale: 0 Scale: 1" = 50'
Sheet: C703
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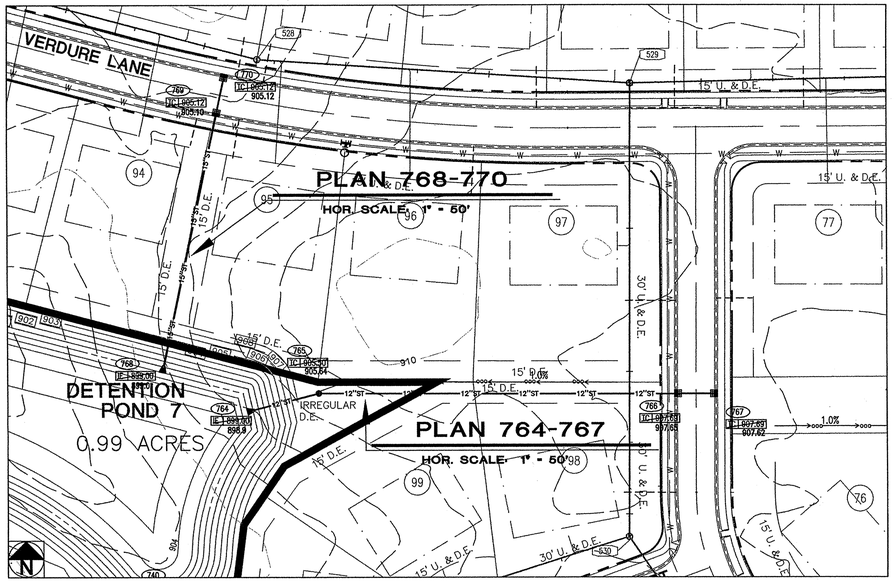

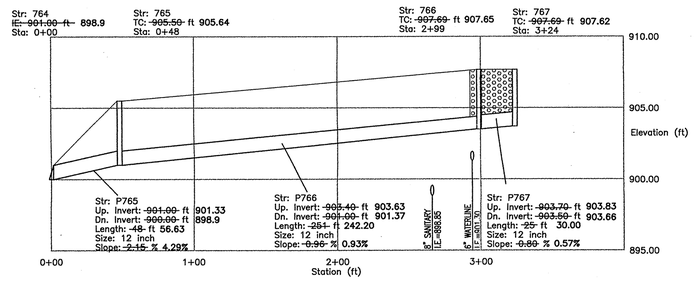

PROFILE 764-767

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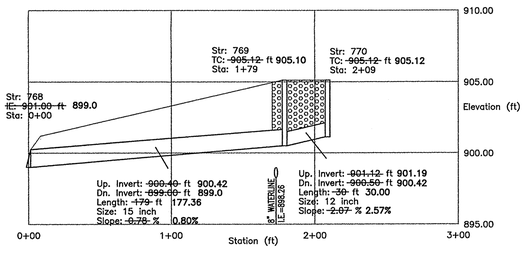
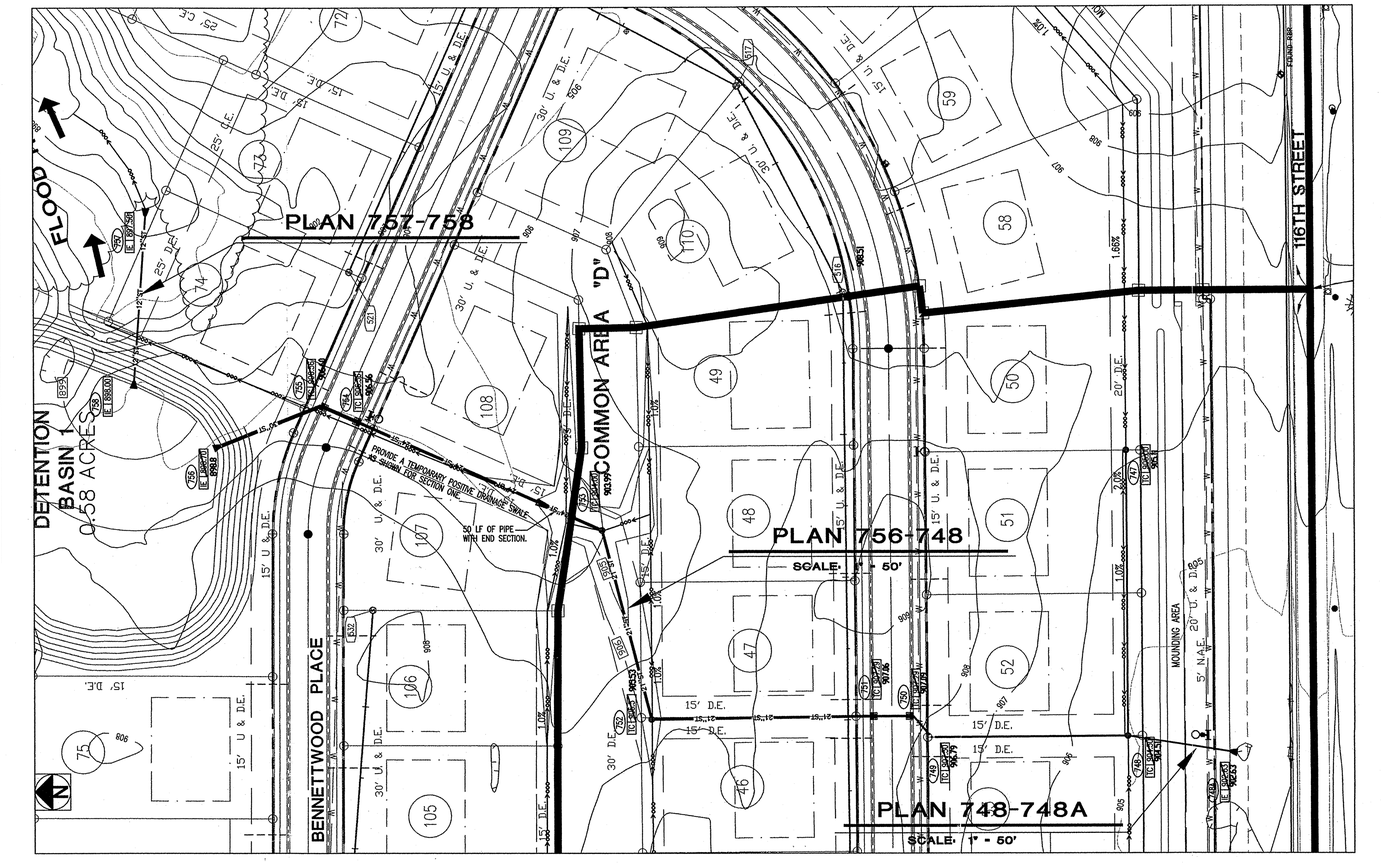
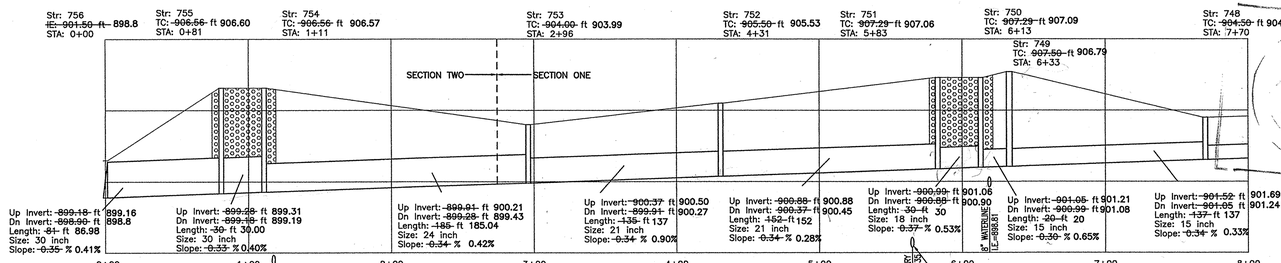
VER. SCALE: 1" = 5'



PROFILE 768-770

HOR. SCALE: 1" = 50'
VER. SCALE: 1" = 5'





PROFILE 756-748

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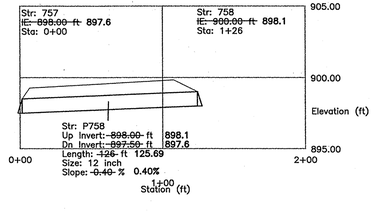
VER. SCALE: 1" = 5'



PROFILE 757-758

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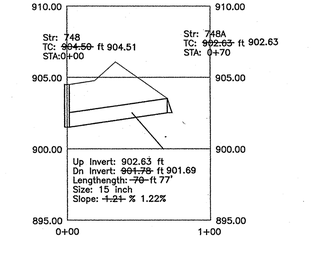
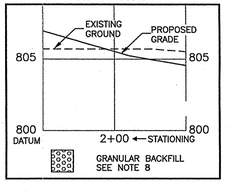
VER. SCALE: 1" = 5'



PROFILE 748-748A

HOR. SCALE: 1" = 50'
VER. SCALE: 1" = 5'

PROFILE LEGEND



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Entry Date: 3-17-04
Entered by: JDH

AS BUILT
date 01/24/03

Revisions			
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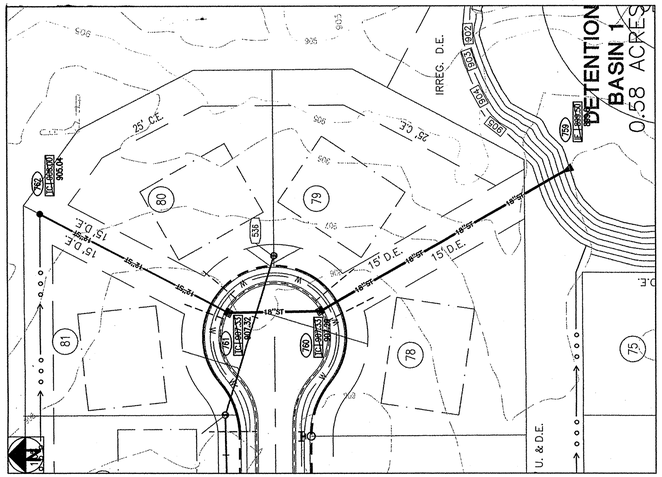
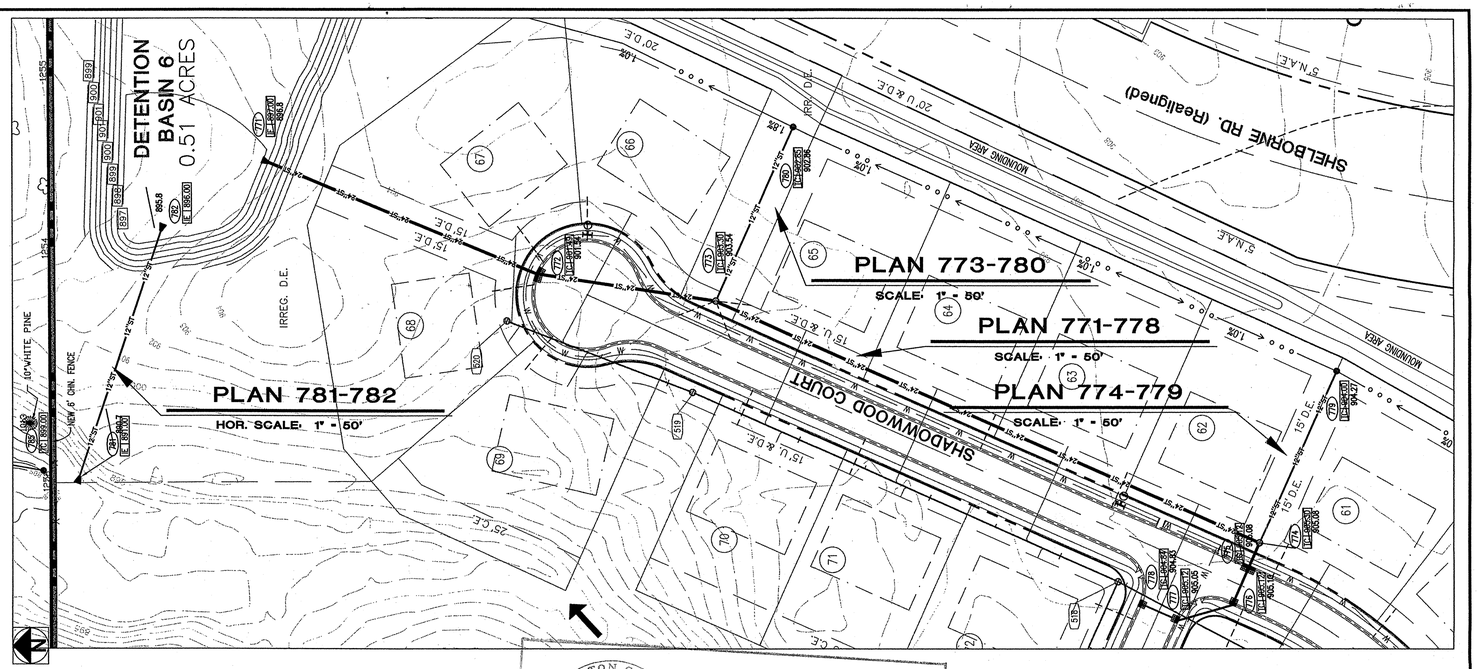
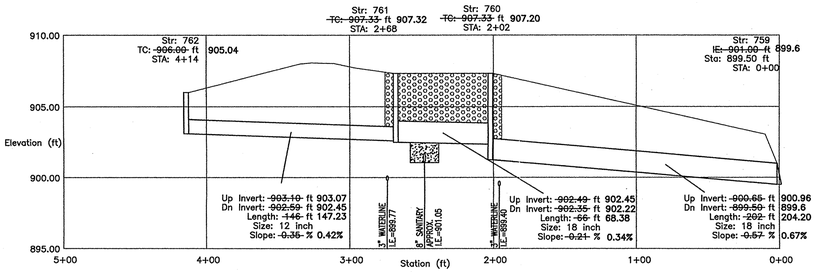


PLAN 759-762

HOR. SCALE: 1" = 50'





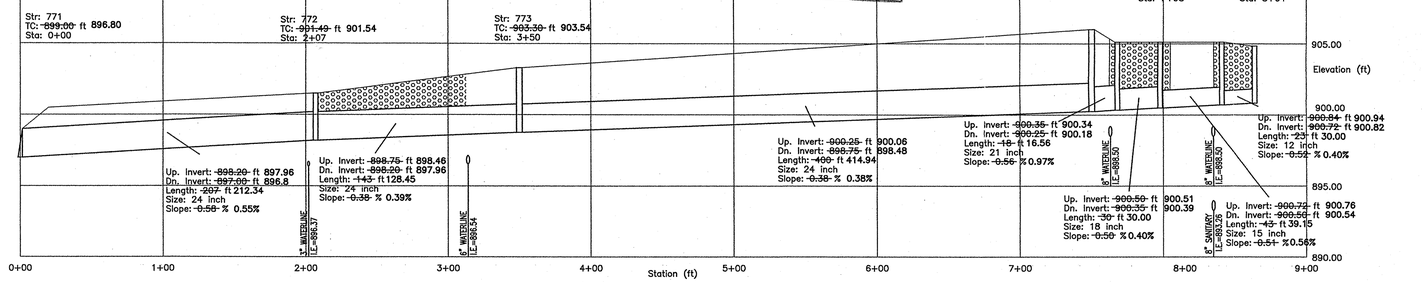
PROFILE 759-762

HOR. SCALE: 1" = 50'
VER. SCALE: 1" = 5'

STORM SEWER PLAN AND PROFILE NOTES

OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA) STANDARDS FOR EXCAVATIONS; FINAL RULE 29 CFR PART 1926, SUBPART "P" APPLIES TO ALL EXCAVATIONS EXCEEDING FIVE (5) FEET IN DEPTH.

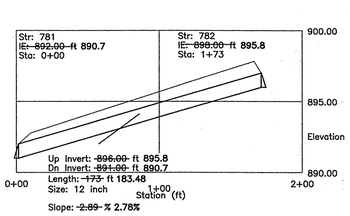
1. IN ADDITION, EXCAVATIONS EXCEEDING TWENTY (20) FEET IN DEPTH REQUIRE THE DESIGN OF A TRENCH SAFETY SYSTEM BY A REGISTERED PROFESSIONAL ENGINEER.
2. ALL STRUCTURES SHALL HAVE CASTINGS, JOINTS, LIFT RINGS, STEPS AND PIPE CONNECTIONS WELL GROUTED, TROWELED SMOOTH AND BRUSH FINISHED.
3. ALL STRUCTURES (IE: MANHOLES, INLETS) SHALL HAVE POURED FLOW LINES AND BENCH WALLS. THE FLOW LINES AND BENCHWALLS SHALL BE TROWELED SMOOTH AND BRUSH FINISHED.
4. FIELD ADJUSTMENTS OF TOP OF CASTING (T.C.) OF STRUCTURES MAY BE REQUIRED TO MEET FIELD CONDITIONS. ADJUSTMENTS EXCEEDING FIVE TENTHS (0.5) OF A FOOT MUST BE APPROVED BY THE ENGINEER TO DETERMINE THE INTEGRITY OF THE STRUCTURE.
5. AT NO COST TO THE OWNER.
6. STORM STRUCTURES WITH INLET CASTINGS SHALL BE SET TO MAINTAIN A POSITIVE DRAINAGE FLOW INTO THE STRUCTURE.
7. STORM PIPE INVERTS AT OUTLET STRUCTURES (IE: END SECTIONS), AND PIPE LENGTHS MAY REQUIRE FIELD ADJUSTMENTS TO MEET ACTUAL FIELD CONDITIONS.
8. FULL DEPTH GRANULAR BACKFILL SHALL BE REQUIRED UNDER AND WITHIN (5) FEET OF ALL PAVED AREAS, INCLUDING CURBS, EDGE OF PAVEMENT, AND SIDEWALKS.
9. SEE SECTION 02720 FOR STORM SEWERAGE SPECIFICATIONS IN THE PROJECT MANUAL OR.
10. PIPES LENGTHS ARE MEASURED FROM CENTER OF STRUCTURE TO CENTER OF STRUCTURE AND INCLUDE END SECTIONS.
11. ALL STORM SEWER PIPES ARE TO BE REINFORCED CONCRETE PIPE UNLESS OTHERWISE NOTED.
12. DEBRIS GUARDS TO BE INSTALLED ON ALL OPEN ENDED INLETS AND AT ALL POND OUTFALL PIPES.



PROFILE 771-778

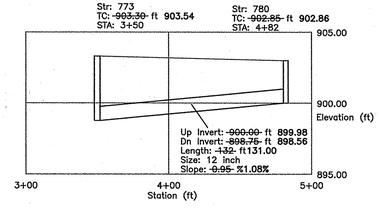
HOR. SCALE: 1" = 50'
VER. SCALE: 1" = 5'

AS BUILT
date 01/24/03



PLAN 781-782

HOR. SCALE: 1" = 50'
VER. SCALE: 1" = 5'



PROFILE 773-780

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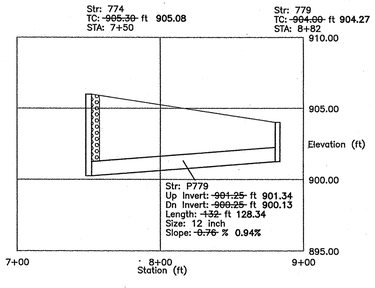
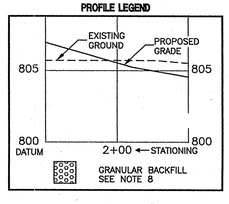
VER. SCALE: 1" = 5'



PROFILE 774-779

HOR. SCALE: 1" = 50'
VER. SCALE: 1" = 5'



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CAUTION

LOCATIONS OF ALL EXISTING UNDERGROUND UTILITIES SHOWN ON THIS PLAN ARE BASED UPON ABOVE GROUND EVIDENCE (including, but not limited to, manholes, inlets, valves, and marks made upon the ground by others) AND ARE SPECULATIVE IN NATURE. THERE MAY ALSO BE OTHER EXISTING UNDERGROUND UTILITIES FOR WHICH THERE IS NO ABOVE GROUND EVIDENCE OR FOR WHICH NO ABOVE GROUND EVIDENCE WAS OBSERVED. THE EXACT LOCATIONS OF SAID EXISTING UNDERGROUND UTILITIES SHOULD BE VERIFIED BY THE CONTRACTOR PRIOR TO ANY AND ALL CONSTRUCTION.

HAMILTON COUNTY INDIANA 1 2 3

This information was gathered for input into the Hamilton County Geographical Information System. The document is considered an official record of the GIS.

Entry Date: 3/7/04

Entered by: JOH

Revisions		
Mark	Date	Description
1.	09/04/01	REVISIONS PER TAC AND OWNER COMMENTS.
2.	09/24/01	REVISIONS PER HCHD COMMENTS.
3.	10/11/01	REVISIONS PER TAC COMMENTS.
4.	10/19/01	REVISIONS PER HAM. CO. SURVEYOR COMMENTS.
5.	12/04/01	REVISIONS PER HAM. CO. SURVEYOR COMMENTS.
6.	09/13/02	T.C. REVISION PER CONVERSATION WITH CONTRACTOR.
7.	09/18/02	UNDERDRAIN REVISION PER HAM. CO. SURVEYOR.

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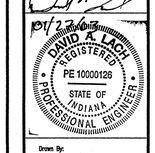
CRIPE

STORM SEWER PLAN AND PROFILES
LONG BRANCH ESTATES SECTIONS I AND II

PLATINUM PROPERTIES, LLC.
9551 DELEGATES ROW
INDIANAPOLIS, INDIANA 46240
PHONE: (317) 818-2900 FAX: (317) 818-2910

VERIFIED BY:



Drawn By: CH/FR
Checked By: GM
Quality Assurance: DL
Scale: 0 Scale: 1" = 50'
Sheet: C705
Date: 11/28/01
Project Number: 980401-20200

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