

SURVEYOR'S OFFICE

Hamilton County

Kenton C. Ward, CFM
Surveyor of Hamilton County
Phone (317) 776-8495
Fax (317) 776-9628

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

December 13, 2010

TO: Hamilton County Drainage Board

RE: Little Eagle Creek Drain, Maple Village Section 5 Arm

Attached is a petition filed by Platinum Properties, LLC, along with a non-enforcement request, plans, calculations, quantity summary and assessment roll for the Maple Village Section 5 Arm, Little Eagle Creek Drain to be located in Washington Township. 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:

12" RCP	543 ft.	24" RCP	487 ft.
15" RCP	176 ft.	30" RCP	520 ft.
18" RCP	143 ft.	36" RCP	130 ft.
21" RCP	130 ft.	42" RCP	157 ft.
6" SSD	4,793 ft.		

The total length of the drain will be 7,082 feet.

Included in the footage above is 22 feet of 24" RCP that is extending existing Str. 669, part of the Maple Village Section 2 Arm of Little Eagle Creek, so the pipe discharges at the water surface of existing Pond #3.

This section of drain will also intercept the private tile that extends beyond Sta. 0+00 of the S.M. Smith Arm of Little Eagle Creek Drain. With the upstream watershed area captured by the new drain system, from Sta. 0+00 to 5+00 of the original 1882 legal description of the S.M. Smith Drain and Sta. 5+00 to 7+27 of the Maple Village Section 2 Arm will be vacated. This will remove 727 feet of drain from the Little Eagle Creek Drain footage.

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 \$65.00 per platted lot, \$10.00 per acre for common areas, with a \$65.00 minimum, and \$10.00 per acre for roadways. With this assessment the total annual assessment for this drain/this section will be \$2,651.90.

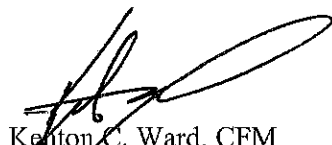
The petitioner has submitted surety for the proposed drain at this time. The sureties which are in the form of a Performance Bond are as follows:

Agent: ITC Acceptance Company
Date: July 27, 2010
Number: 72710.1
For: Storm Sewers & Sub-Surface Drains
Amount: \$159,240.00

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. The request is for the reduction of the regulated drain easement to those easement widths as shown on the secondary plat for Maple Village (Sonoma) Section 5 as recorded in the office of the Hamilton County Recorder.

I recommend the Board set a hearing for this proposed drain for January 24, 2011.



Kenton C. Ward, CFM
Hamilton County Surveyor
KCW/pll

STATE OF INDIANA)
)
COUNTY OF HAMILTON)

TO: HAMILTON COUNTY DRAINAGE BOARD
% Hamilton County Surveyor
One Hamilton County Square, Suite 188
Noblesville, IN. 46060-2230

In the matter of Maple Village Subdivision, Section
5 Drain Petition.

Petitioner is the owner of all lots in the land affected by the proposed new regulated drain. The drainage will affect various lots in Maple Village, Section 5, a subdivision in Hamilton County, Indiana. The general route of such drainage shall be in existing easements and along public roads as shown in the plans on file in the Surveyor's Office.

Petitioner believes that the cost, damages and expenses of the proposed improvement will be less than the benefits which will result to the owners of the land likely to be benefited thereby. Petitioner believes the proposed improvements will:

- (a) improve public health
- (b) benefit a public street
- (c) be of public utility

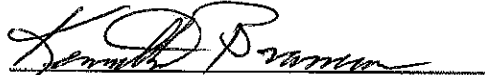
Petitioner agrees to pay the cost of construction of the drainage system and requests periodic maintenance assessments by the Board thereafter.

The Petitioner also agrees to the following:

1. To provide the Drainage Board a Performance Bond or Non-Revocable Letter of Credit for the portion of the drainage system which will be made a regulated drain. The bond will be in the amount of 120% of the Engineer's estimate. The bond will be in effect until construction of 100% of the system is completed and so certified by the Engineer.
2. The Petitioner shall retain an Engineer throughout the construction phase. At completion of the project the Petitioner's Engineer shall certify that the drainage system which is to be maintained as a regulated drain has been constructed as per construction plans.
3. The Petitioner agrees to request in writing to the County Surveyor any changes from the approved plan and must receive written authorization from the County Surveyor prior to implementation of the change. All changes shall be documented and given to the Surveyor to be placed in the Drain file.
4. The Petitioner shall instruct his Engineer to provide a reproducible print on a 24" x 36" Mylar of the final design of the Drainage System. This shall be submitted to the County Surveyor prior to the release of the Performance Bond.
5. The Petitioner shall comply with the Erosion Control Plan as specified on the construction plans. Failure to comply with the Erosion Control Plan shall be determined by the Board as being an obstruction to the drainage system. The County Surveyor shall immediately install or repair the needed measures at Petitioners cost as per IC 36-9-27-46.

The Petitioner further requests that the Drain be classified as an Urban Drain as per IC 36-9-27-69(d).

RECORDED OWNER(S) OF LAND INVOLVED


Signed

Kenneth Brasseur
Printed Name

April 7, 2009
Date

Signed

Printed Name

Date

Signed

Printed Name

Date

Signed

Printed Name

Date

FINDINGS AND ORDER

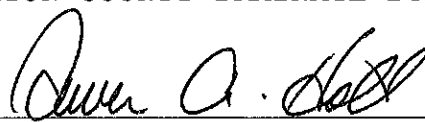
CONCERNING THE MAINTENANCE OF THE

Little Eagle Creek Drain, Maple Village Section 5 Arm

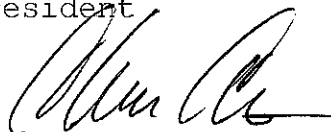
On this **24th day of January, 2011**, the Hamilton County Drainage Board has held a hearing on the Maintenance Report and Schedule of Assessments of the **Little Eagle Creek Drain, Maple Village Section 5 Arm**.

Evidence has been heard. Objections were presented and considered. The Board then adopted the original/amended Schedule of Assessments. The Board now finds that the annual maintenance assessment will be less than the benefits to the landowners and issues this order declaring that this Maintenance Fund be established.

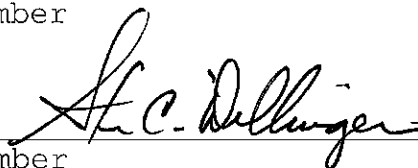
HAMILTON COUNTY DRAINAGE BOARD



President



Member



Member

Attest:



FINDINGS AND ORDER

CONCERNING THE PARTIAL VACATION OF THE

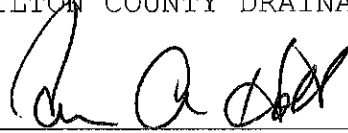
S. M. Smith Drain, Maple Village Section 2

Station 5+00 to Station 7+27

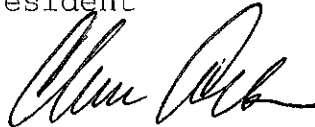
On this **24th day of January, 2011**, the Hamilton County Drainage Board has held a hearing on the Maintenance Report and Schedule of Assessments of the **S. M. Smith Drain, Maple Village Section 2, Station 5+00 to Station 7+27**.

Evidence has been heard. Objections were presented and considered. The Board then adopted an order of action. The Board now finds that the costs of continued maintenance to the portion of the above drain exceed the benefits to the real estate benefited by the portion of the drain to be abandoned and issues this order vacating the above section of the **S. M. Smith Drain, Maple Village Section 2, Station 5+00 to Station 7+27**.

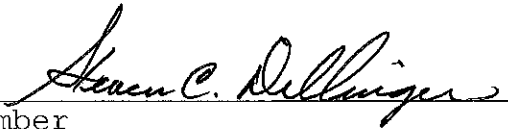
HAMILTON COUNTY DRAINAGE BOARD



President



Member



Member

Attest:



BEFORE THE HAMILTON COUNTY DRAINAGE BOARD
IN THE MATTER OF THE

Little Eagle Creek Drain, Maple Village Section 5

NOTICE

Notice is hereby given pursuant to Section 405 of the 1965 Indiana Drainage Code that this Board, prior to final adjournment on **January 24, 2011** has issued an order adopting the Schedule of Assessments, filed the same and made public announcement thereof at the hearing and ordered publication. If judicial review of the findings and order of the Board is not requested pursuant to Article Eight of this code within twenty (20) days from the date of this publication, the order shall be conclusive.

Hamilton County Drainage Board

Attest: Lynette Mosbaugh

ONE TIME ONLY

BEFORE THE HAMILTON COUNTY DRAINAGE BOARD
IN THE MATTER OF

Little Eagle Creek Drain, Maple Village Section 5 Arm

NOTICE

To Whom It May Concern and: _____

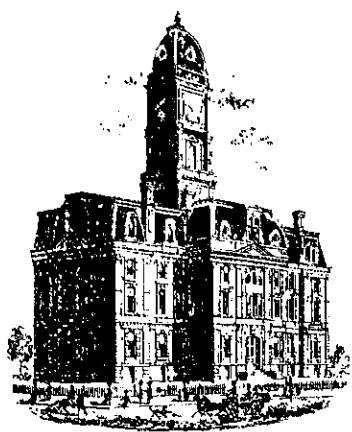
Notice is hereby given of the hearing of the Hamilton County Drainage Board on the **Little Eagle Creek Drain, Maple Village Section 5 Arm** on **January 24, 2011 at 9:15 A.M.** in Commissioners Court, Hamilton County Judicial Center, One Hamilton County Square, Noblesville, Indiana, and which construction and maintenance reports of the Surveyor and the Schedule of Assessments made by the Drainage Board have been filed and are available for public inspection in the office of the Hamilton County Surveyor.

Hamilton County Drainage Board

Attest: Lynette Mosbaugh

ONE TIME ONLY

RW



SURVEYOR'S OFFICE
Hamilton County

Kenton C. Ward, CFM
Surveyor of Hamilton County
Phone (317) 776-8495
Fax (317) 776-9628

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

To: Hamilton County Drainage Board

June 20, 2011

Re: Little Eagle Creek Drain, Maple Village Section 5

Attached are as-builts, certificate of completion & compliance, and other information for Maple Village Section 5. 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 13, 2010. The report was approved by the Board at the hearing held January 24, 2011. (See Drainage Board Minutes Book 13, Pages 250-252)

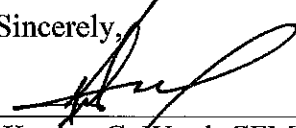
The changes are as follows:

The 12" RCP was shortened from 543 feet to 539 feet. The 15" RCP was lengthened from 176 feet to 178 feet. The 21" RCP was shortened from 130 feet to 129 feet. The 24" RCP was shortened from 487 feet to 485 feet. The 30" RCP was lengthened from 520 feet to 523 feet. The 36" RCP was lengthened from 130 feet to 131 feet. The 42" RCP was shortened from 157 feet to 155 feet. The 6" SSD was lengthened from 4,793 feet to 4,872 feet. The length of the drain due to the changes described above is now **7,152 feet**.

The non-enforcement was approved by the Board at its meeting on January 24, 2011 and recorded under instrument #2011116748. The following sureties were guaranteed by ITC Acceptance Company and released by the Board on its June 27, 2011 meeting.

Bond-LC No: 72710.1
Insured For: Storm Sewers
Amount: \$159,240.00
Issue Date: July 30, 2010

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

Sincerely,


Kenton C. Ward, CFM
Hamilton County Surveyor

CERTIFICATE OF COMPLETION AND COMPLIANCE

To: Hamilton County Surveyor

Re: **Maple Village, Section 5**

I hereby certify that:

1. I am a Registered Land Surveyor or Engineer in the State of Indiana.
2. I am familiar with the plans and specifications for the above referenced subdivision.
3. I have personally observed and supervised the completion of the drainage facilities for the above referenced subdivision.
4. The drainage facilities within the above referenced subdivision to the best of my knowledge, information and belief have been installed and completed in conformity with all plans and specifications.
5. The drainage facilities within the above referenced subdivision to the best of my knowledge, information and belief have been correctly represented on the Record Drawings, Digital Record Drawings and the Structure Data Spreadsheet.

Signature:  Date: December 9, 2010

Type or Print Name: Dennis D. Olmstead

Business Address: Stoepelwerth & Associates, Inc.

9765 East 106th Street, Fishers, Indiana 46038

Telephone Number: (317) 849-5935

SEAL

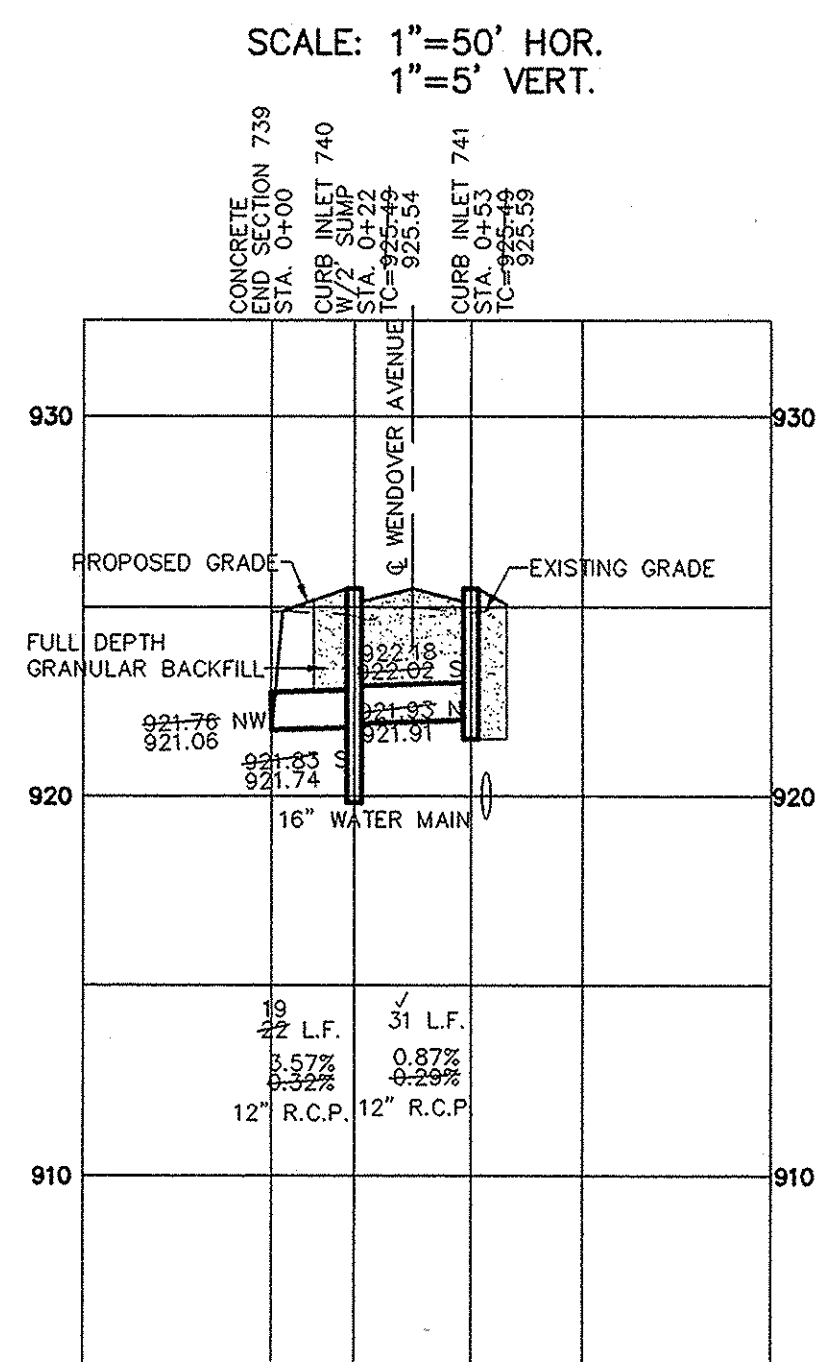
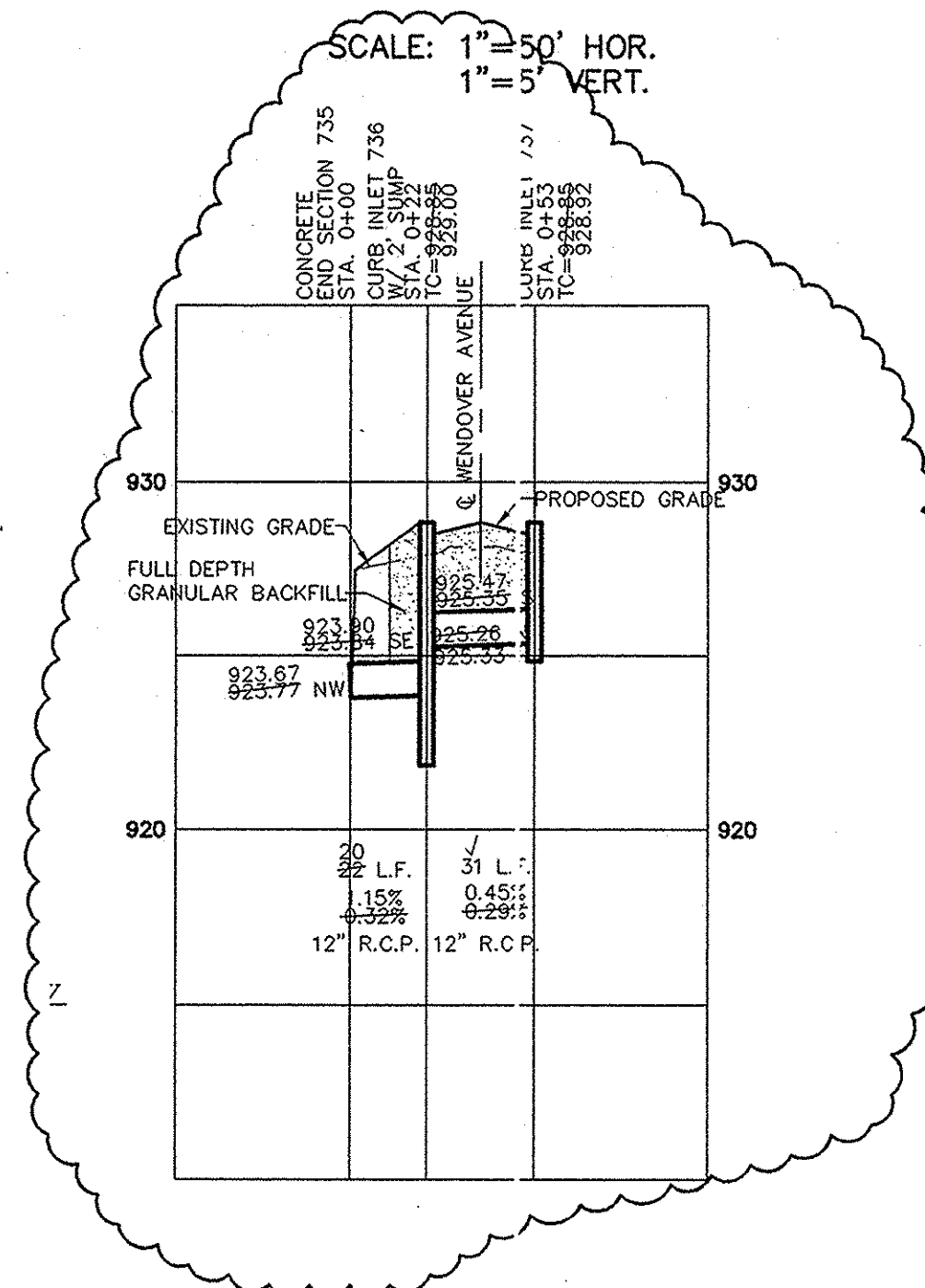
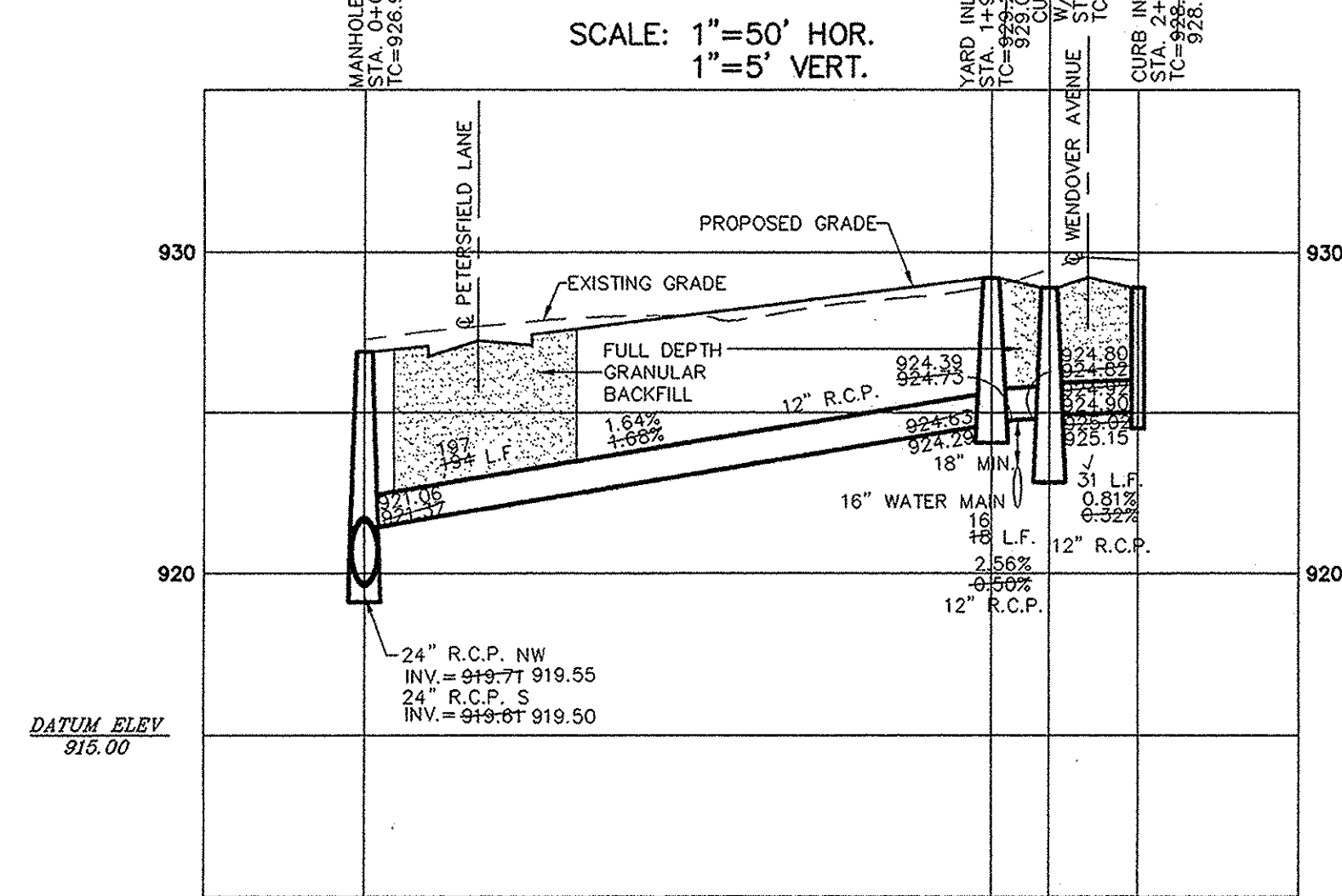
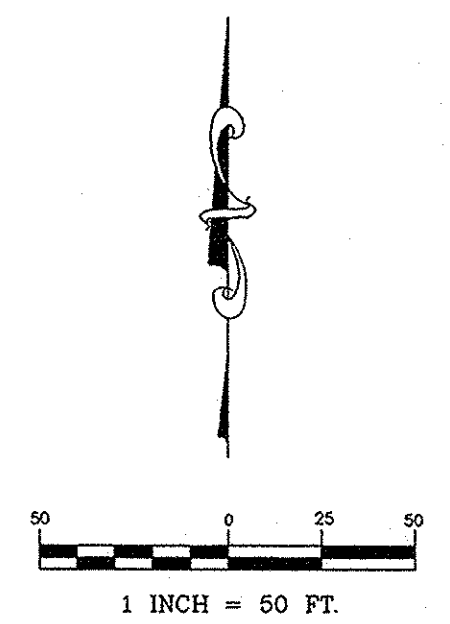
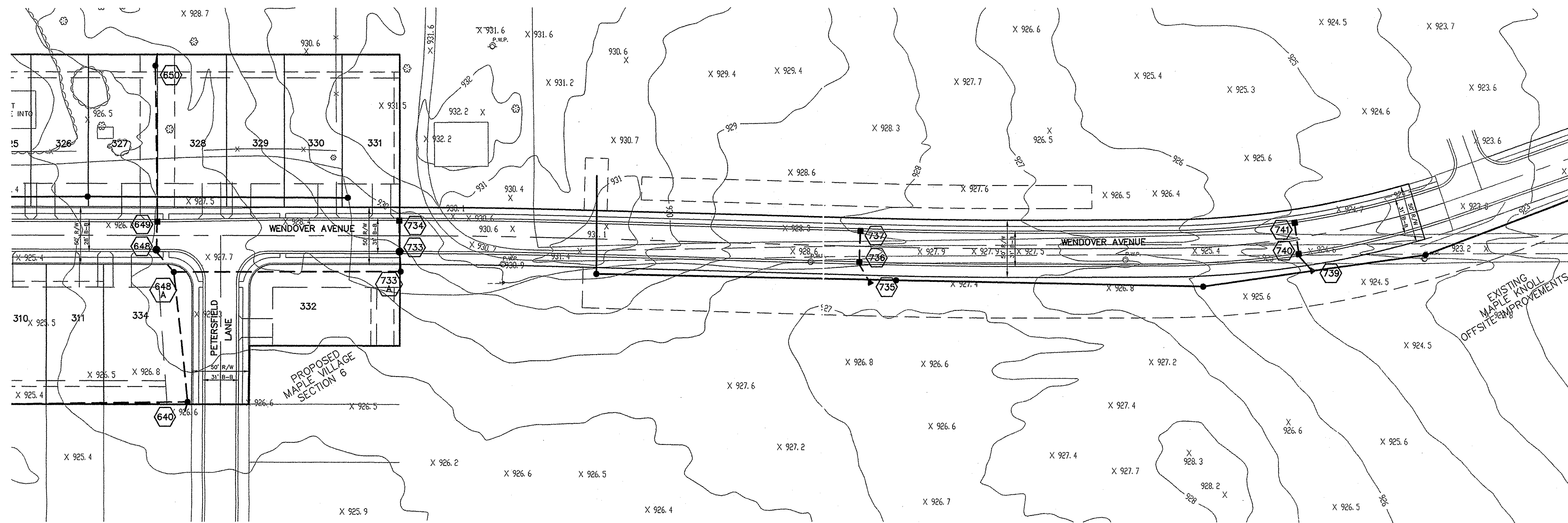
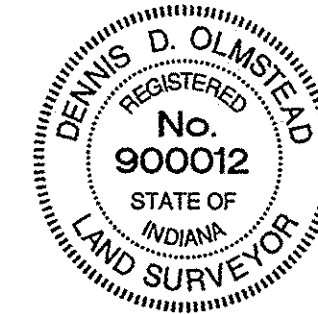
INDIANA REGISTRATION NUMBER

900012



RECORD DRAWING

D.D. Olmstead 11/19/2010 DATE
 DENNIS D. OLMSTEAD
 Registered Land Surveyor
 No. 900012



NOTE: ALL STORM STRUCTURES TO RECEIVE SOLID LID CASTINGS ARE TO BE CONSTRUCTED TO PROVIDE ONE 4" RISER RING NO MORE, NO LESS TO ACHIEVE PLAN RIM GRADE.

ALL YARD INLETS ARE TO BE CONSTRUCTED AT A TOLERANCE OF +0.00' TO -0.20' OF PLAN GRADE.

ALL STORM SEWER CASTINGS SHALL BE LABELED. "DUMP NO WASTE--DRAINS TO WATERWAY"

ALL STORM CROSSINGS IN RIGHT OF WAY WITH LESS THAN 30" COVER TO FINISH PAVEMENT GRADE WILL BE BACKFILLED WITH #8 STONE

ALL SSD'S (SUBSURFACE DRAINS) WILL NEED TO BE DOUBLE WALL SMOOTH BORE PERFORATED (HDPE) PIPE.

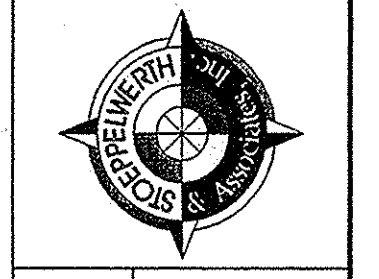
This information was gathered for input into the Hamilton County Geographic Information System (GIS). This document is considered an official record of the GIS.
 Entry Date: Jan. 2011
 Entered By: SLM

ASBUILT	11/19/10	REVISIONS	BY
REVISED PROFILE	11/19/10		
ADDED 7 LOTS PER CLIENTS REQUEST	11/19/10		
REMOVED STRUCTURE 742	11/19/10		
REMOVED STORM AND PROFILE	11/27/09		
REMOVED STORM SEWER	11/27/09		

THIS DRAWING IS NOT INTENDED TO BE REPRESENTED AS A RETRACEMENT OR ORIGINAL BOUNDARY SURVEY. A ROUTE REPORT FOR A SURVEYOR LOCATION REPORT.

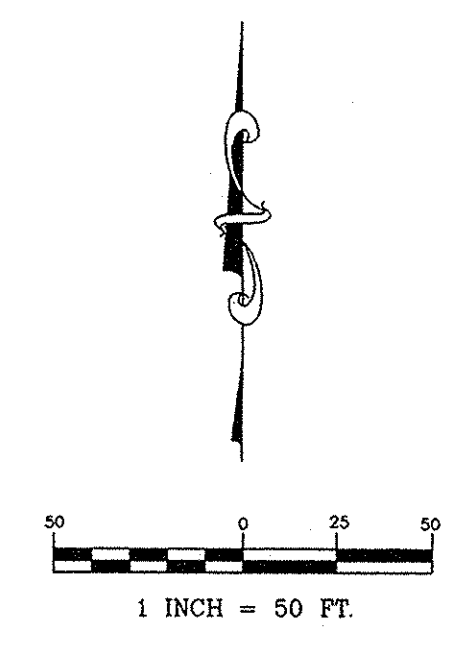
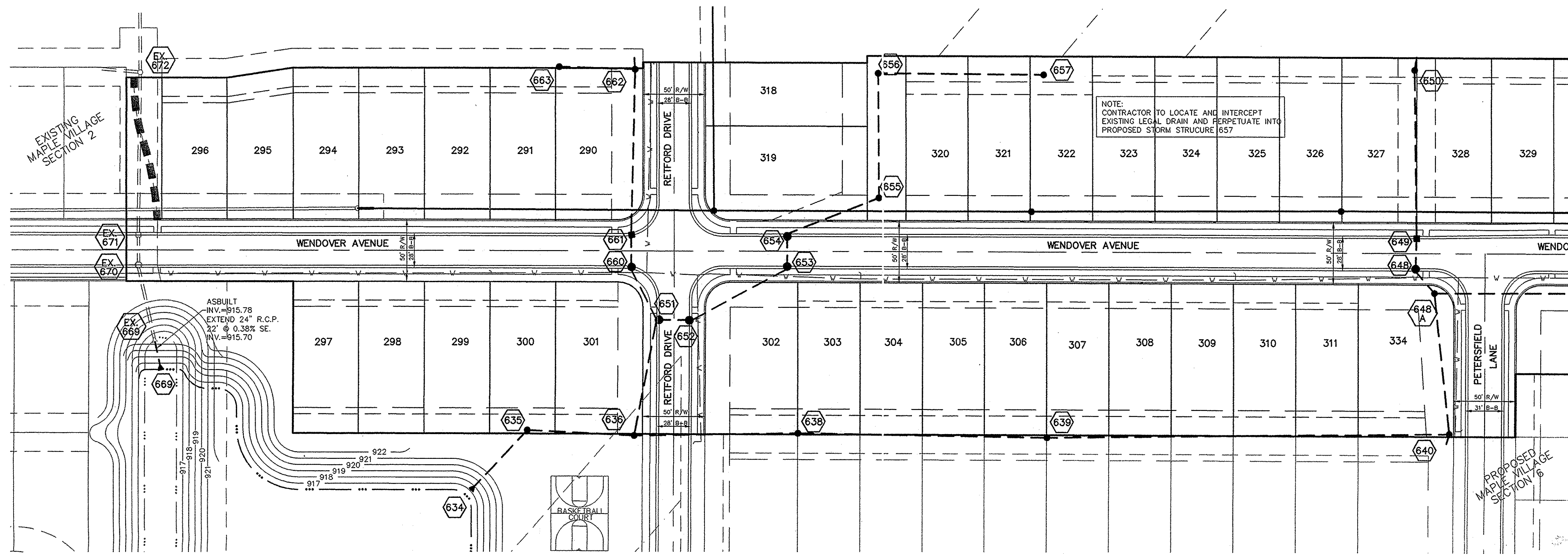
CERTIFIED: 4/1/09

STOEPPELWERTH & ASSOCIATES, INC.
 CONSULTING ENGINEERS & LAND SURVEYORS
 7965 East 106th Street, Fishers, IN 46038-2505
 Phone: (317) 849-5835 Fax: (317) 849-5942
 Toll Free: (800) 728-6817

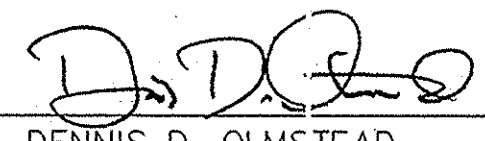


STORM PLAN & PROFILES
 MAPLE VILLAGE (SONOMA)
 SECTION 5
 WESTFIELD, WASHINGTON TOWNSHIP, HAMILTON COUNTY, INDIANA

DRAWN BY: CRM
 CHECKED BY: BKR
 SHEET NO. C602
 S & A JOB NO. 50690PLA-SS

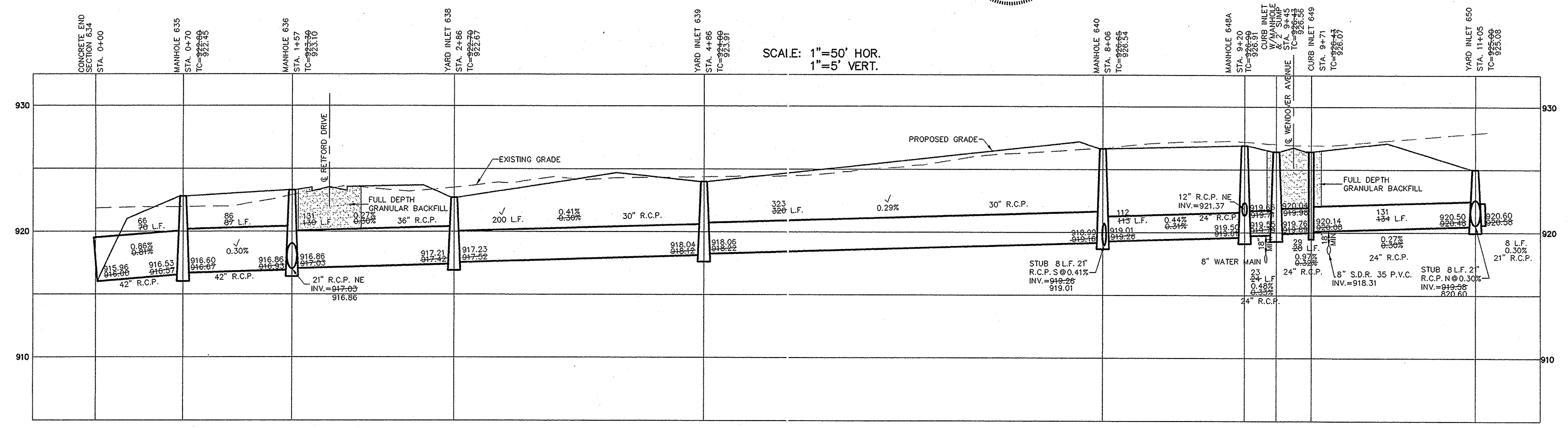


RECORD DRAWING


 DENNIS D. OLMSTEAD
 Registered Land Surveyor
 No. 900012
 DATE 11/19/2010

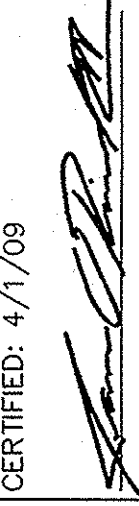


NOTE: ALL STORM STRUCTURES TO RECEIVE SOLID LID CASTINGS ARE TO BE CONSTRUCTED TO PROVIDE ONE 4" RISER RING NO MORE, NO LESS TO ACHIEVE PLAN RIM GRADE.
 ALL YARD INLETS ARE TO BE CONSTRUCTED AT A TOLERANCE OF +0.00' TO -0.20' OF PLAN GRADE.
 ALL STORM SEWER CASTINGS SHALL BE LABELED "DUMP NO WASTE-DRAINS TO WATERWAY"
 ALL STORM CROSSINGS IN RIGHT OF WAY WITH LESS THAN 30" COVER TO FINISH PAVEMENT GRADE WILL BE BACKFILLED WITH #8 STONE
 ALL SSD'S (SUBSURFACE DRAINS) WILL NEED TO BE DOUBLE WALL SMOOTH BORE PERFORATED (HDPE) PIPE.



This information was gathered for input into the Hamilton County Geographic Information System (GIS). This document is considered an official record of the GIS.
 Entry Date: June 2011
 Entered by: *SLM*

ASBUILT	11/19/10	DATE	MARK
REVISE PROFILE	6/29/10		
ADD 7 LOTS PER CLIENTS REQUEST	3/16/10		
REVISED PER AGENCY COMMENTS	6/9/09		
REVISED STORM AND PROFILE	5/27/09		
REVISED STORM	5/5/09		

THIS DRAWING IS NOT INTENDED TO BE A MEASUREMENT OF ANY PROPERTY OR ORIGINAL BOUNDARY SURVEY. ROUTE SURVEY OR A SURVEYOR LOCATION REPORT.
 CERTIFIED: 4/1/09

 JAMES O. RINEHART
 REGISTERED PROFESSIONAL ENGINEER
 No. 10200495
 STATE OF INDIANA

STOEPPELWERTH & ASSOCIATES, INC.
 CONSULTING ENGINEERS & LAND SURVEYORS
 7965 East 106th Street, Fishers, IN 46038-2505
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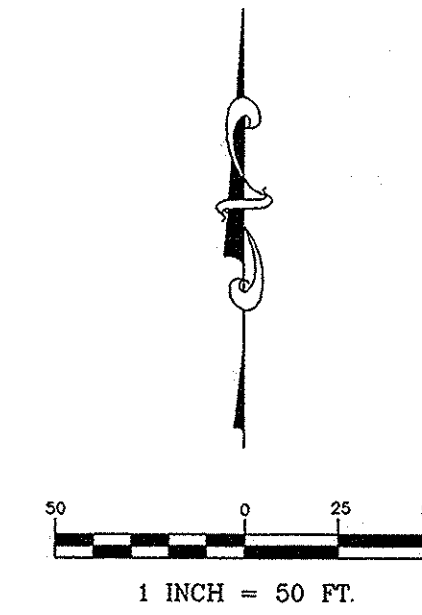
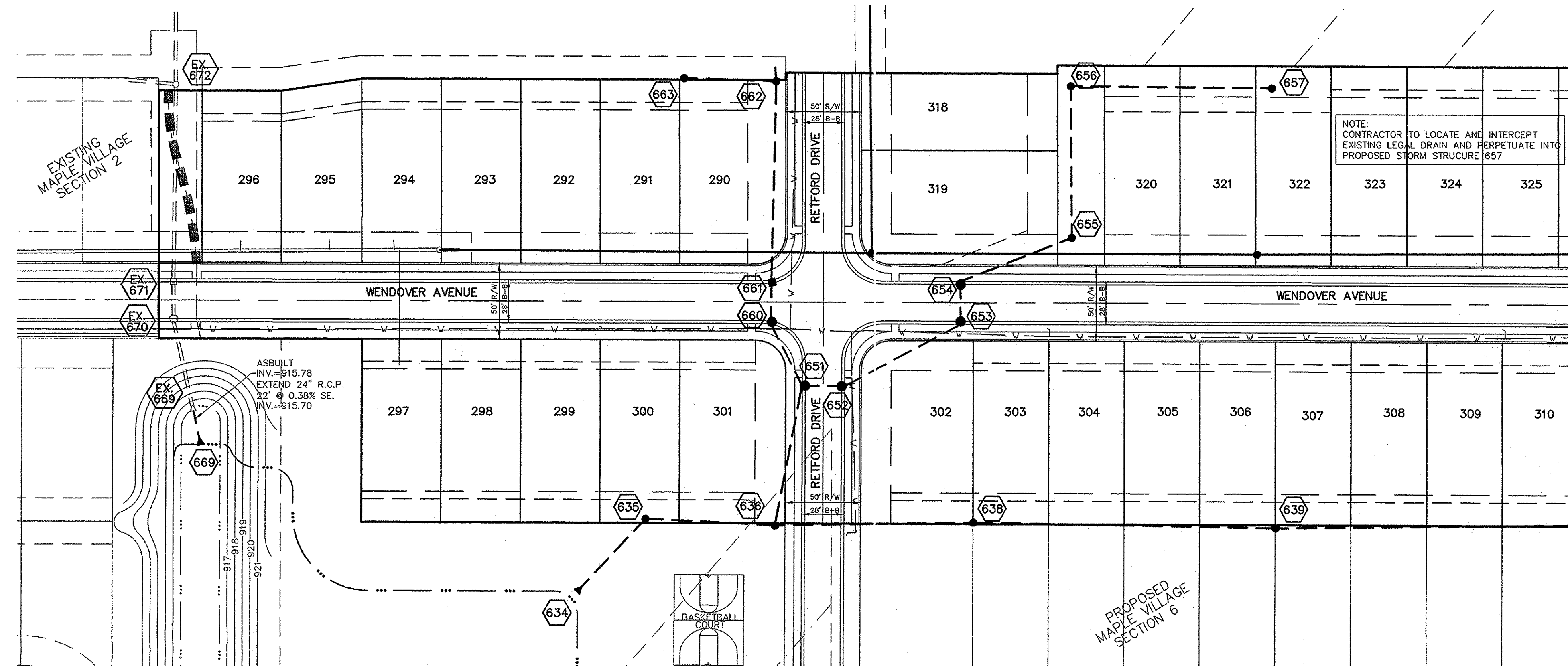
STORM PLAN & PROFILES
MAPLE VILLAGE (SONOMA)
SECTION 5
 WESTFIELD, WASHINGTON TOWNSHIP HAMILTON COUNTY, INDIANA

DRAWN BY: CRM
 CHECKED BY: BKR
 SHEET NO. **C600**
 S & A JOB NO. 50690PLA-S5

RECORD DRAWING

D. D. OLMSTEAD
 DENNIS D. OLMSTEAD
 Registered Land Surveyor
 No. 900012

11/19/2014
 DATE



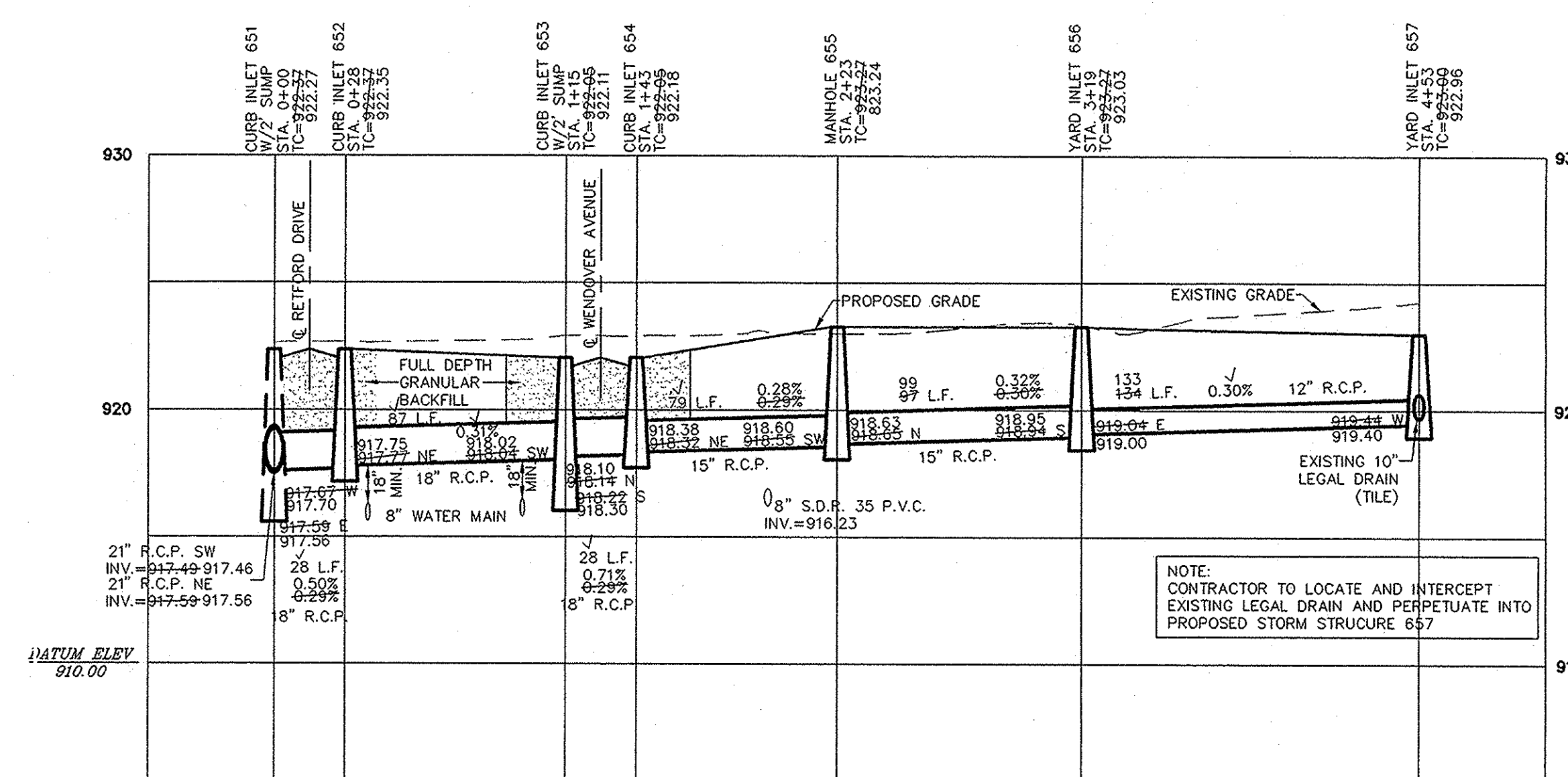
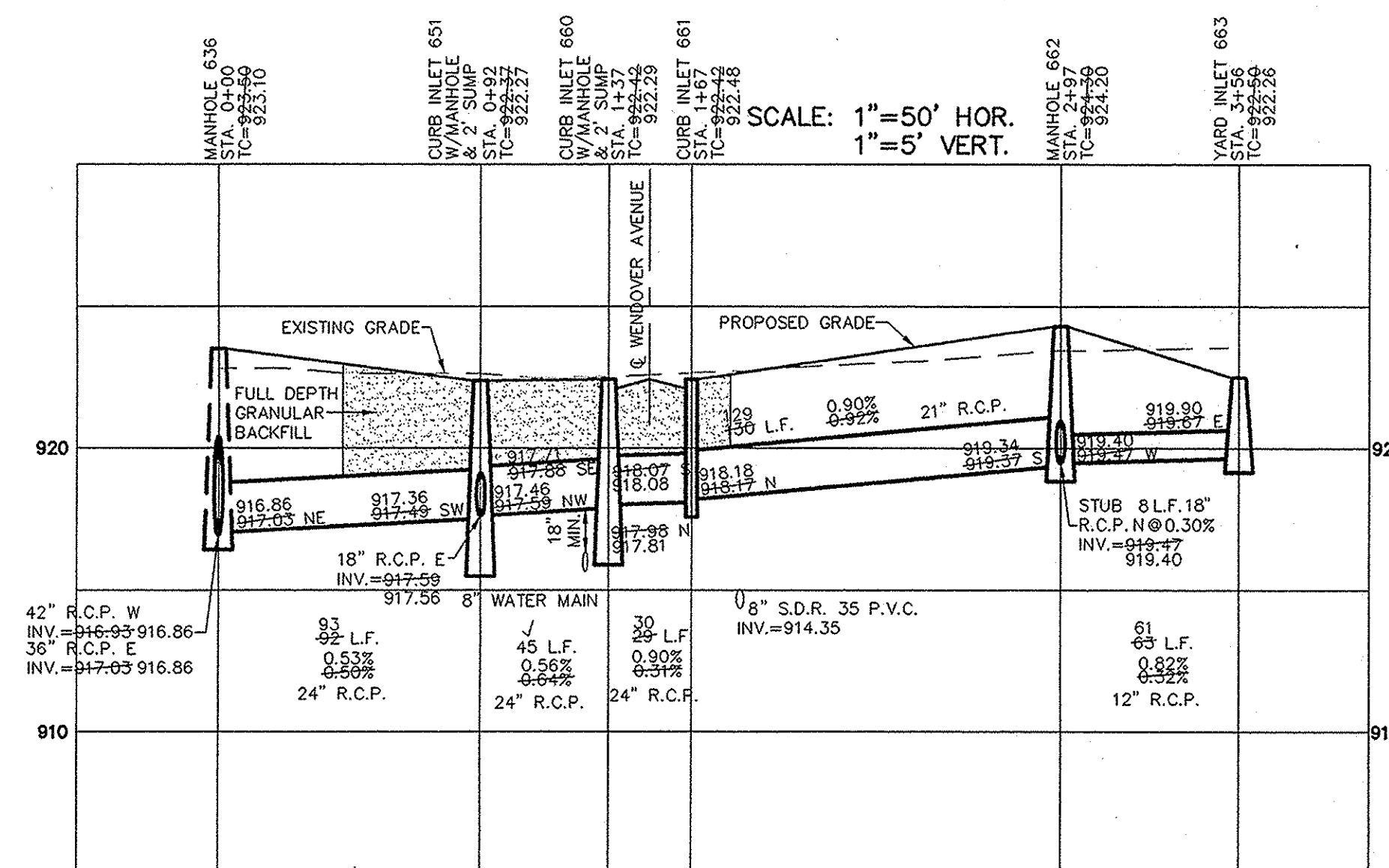
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ALL YARD INLETS ARE TO BE CONSTRUCTED AT A TOLERANCE OF +0.00' TO -0.20' OF PLAN GRADE.

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ALL STORM CROSSINGS IN RIGHT OF WAY WITH LESS THAN 30" COVER TO FINISH PAVEMENT GRADE WILL BE BACKFILLED WITH #8 STONE

ALL SSD'S (SUBSURFACE DRAINS) WILL NEED TO BE DOUBLE WALL SMOOTH BORE PERFORATED (HDPE) PIPE.



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 Entry Date: June 20 2014
 Entered by: *SLM*

ASBULE	7/15/10	KRG
ADD 7 LOTS PER CLIENTS REQUEST	7/16/10	GDK
REVISED PER AGENCY COMMENTS	7/27/08	BKR
REVISED STORM SEWER	7/27/08	KRG
DATE	MARK	REVISIONS
		BY

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CERTIFIED: 4/1/09

STOEPPELWERTH & ASSOCIATES, INC.
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STORM PLAN & PROFILES
MAPLE VILLAGE (SONOMA)
SECTION 5
 WESTFIELD, WASHINGTON TOWNSHIP, HAMILTON COUNTY, INDIANA

DRAWN BY: CRM
 CHECKED BY: BKR
 SHEET NO. **C601**
 5 & A JOB NO. 50690PLA-S5