



SURVEYOR'S OFFICE

# Hamilton County

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

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

Date: August 6, 2007

To: Hamilton County Drainage Board

Re: Mud Creek / Sand Creek Drain – James D. McCarty Arm

Attached is a 52.5 petition and plans for the proposed relocation of the Mud Creek / Sand Creek Drain – James D. McCarty Arm.

The relocation is being proposed by Olio 238 Partners, LLC, et al. This work is being done as part of the Olio 238 Offsite Utility Extension project per plans by Schneider Corp., Job No. 5761.002, revision date 8/2/2007, and by Stoeppelwerth & Assoc., Job No. 44903, revision date 8/2/2007; and as part of the Fishers Shoppes project per plans by Schneider Corp., Job No. 5761.003 dated 4/30/2007.

The proposal is to relocate the drain across the following tracts:

<u>Parcel</u>	<u>Owner</u>
13-11-23-00-00-017.000	Fishers Shoppes LLC,
13-11-24-00-00-028.000	Northeast Medical Center, Inc.,
13-11-24-00-00-029.000	Northeast Medical Center, Inc.,
13-11-24-00-00-023.000	Northeast Medical Center, Inc.,
13-11-24-00-00-024.000	Olio 238 Partners LLC,
13-11-24-00-00-025.000	Olio 238 Partners LLC,
13-11-25-00-00-001.000	Interstate Holdings LLC,
13-11-25-00-00-001.001	Olio 238 Partners LLC,
13-11-25-00-00-002.002	Pulte Homes of Indiana LLC,
State Road 238 right-of-way	State of IN Dept. of Transportation
136 <sup>th</sup> Street right-of-way	Town of Fishers
Olio Road right-of-way	Town of Fishers.

Per the plans, the drain will be reconstructed and relocated from the northwest corner of Olio Road and SR 238, then, routed generally in a southeasterly direction and discharge into Mud Creek. This project will reconstruct portions of both the main drain and Arm 1. The portion of the main drain from Sta. 16+60 to Sta. 26+42 located on parcels 13-11-25-00-00-021.000 and 13-11-25-00-00-021.002 owned by Community Hospitals of Indiana, Inc., will remain as regulated drain until reconstructed in the future. Also, the portion of Arm 1 from Sta. 0 to Sta. 7+00, which is located on parcels 13-11-24-00-00-024.000 and 13-11-24-00-00-025.000 owned by Olio 238 Partners, LLC, will remain as regulated drain until reconstructed in the future.

The new drain shall be those portions of storm sewer and open ditch as shown on the above plans sets. Those portions are as follows:

Fishers Shoppes (Sheet C602); Str. 600 to Str. 800; Olio 238 (Sheets C600 to C602); Str. 600 to Str. 609, 608, 607, 606, 605, 604, 603, 611, 602, 610, 601, 565, 564, 563, 561. Also, from Str.567. The 470 feet of open ditch shown on Sheet C602 from Str. 561 to Mud Creek.

This line will consist of the following:

15" RCP	54 ft.	24" RCP	150 ft.	42" RCP	1,611 ft.
18" RCP	143 ft.	30" RCP	718 ft.	Open Ditch	470 ft.
21" RCP	280 ft.	36" RCP	638 ft.		

The total length of the new drain shall be 3614 feet. A total of 2840 feet of the original 1915 drain between Sta. 1+39 and 16+60 of the main drain, and between Sta. 7+00 and Sta. 15+20 of Arm 1 shall be vacated. This proposal will add 773 feet to the drain's total length.

The cost of the relocation is to be paid by Bremner Duke Healthcare Real Estate. The developer has provided the Bond as follows:

Name of Bonding Co.: Western Surety Company  
 Bond #: 929428001  
 Bond Date: 6/15/2007  
 Bond Amount: \$460,741.00

The easement for the new drain will be as follows per the attached plans:

Str. 600 to 604, 50' total with 25' per half;  
 Str. 604 to 603, 50' total with 15' on north side of pipe and 35' on south side of pipe;  
 Str. 603 to 601, 50' total with 25' per half;  
 Str. 610 to 602, 50' total with 25' per half;  
 Str. 601 to 561, 50' total with 30' on east side of pipe and 20' on west side of pipe. It should be noted that the east 15' will overlap with the HSE Utilites easement and will be utilized temporarily as additional space for equipment, excavated dirt and materials necessary for the repair and maintenance of the James D. McCarty Drain with reciprocal access granted to HSE Utilities.

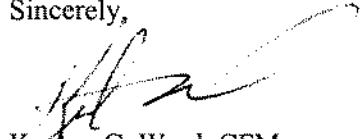
From Str. 561 to Mud Creek the easement will be the statutory easement contained within the Pulte parcel until said parcel is developed in the future.

Non-enforcement requests for the above easements will be approved separately.

I recommend that this drain be classified as an urban drain. This drain may be assessed to the Mud Creek Drain in the future.

This project will be heard under the procedures as set out in IC 36-9-27-52.5. This project was determined to qualify as a 52.5 per authorization of the Board on July 23, 2007, as recommended by the County Attorney, per letter dated July 20, 2007. Therefore, a hearing is not required for the petition. I recommend approval by the Board.

Sincerely,

A handwritten signature in black ink, appearing to read 'Kenton C. Ward', with a long, sweeping flourish extending to the right.

Kenton C. Ward, CFM  
Hamilton County Surveyor

KCW/stc

HAMILTON COUNTY DRAINAGE BOARD  
NOBLESVILLE, INDIANA

IN RE: James D. McCarty Drain Relocation )  
Hamilton County, Indiana )

PETITION FOR RELOCATION AND RECONSTRUCTION

Olio 238 Partners, LLC (hereinafter "Petitioner"),

hereby petitions the Hamilton County Drainage Board for authority to relocate and improve a section of the James D. McCarty Drain, and in support of said petition advises the Board that:

1. Petitioner owns real estate through which a portion of the James D. McCarty Drain runs.
2. Petitioner plans to develop its real estate with roads, buildings, utilities, storm drains, sanitary sewers and other structures.
3. Petitioner's proposed development of its real estate will require relocation and reconstruction of a portion of the James D. McCarty Drain, as specifically shown on engineering plans and specifications filed with the Hamilton County Surveyor.
4. The work necessary for the proposed relocation and reconstruction will be undertaken at the sole expense of the Petitioner and such work will result in substantial improvement to the James D. McCarty Drain, without cost to other property owners on the watershed of the James D. McCarty Drain.


WHEREFORE, Petitioner requests that an Order issued from the Hamilton County Drainage Board authorizing relocation and reconstruction of the James D. McCarty Drain, in conformance with applicable law and plans and specifications on file with the Hamilton County Surveyor.

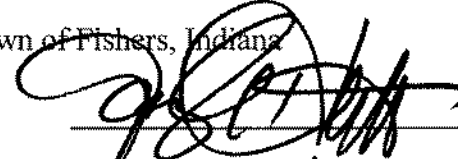
Olio 238 Partners, LLC

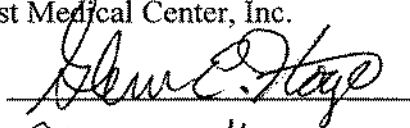
Signed

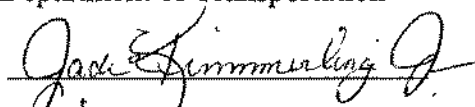
Harry F. McNaught, Jr.  
Printed  
President


Attached Sheet – James D. McCarty Legal Drain

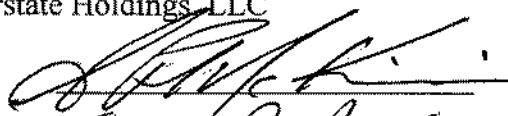
Fishers Shoppes, LLC  
By   
Printed Robert B. Warstler  
Title Member

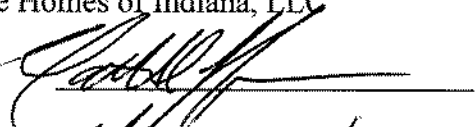
Town of Fishers, Indiana  
By   
Printed GABY A. HUFF  
Title TOWN MANAGER

Northeast Medical Center, Inc.  
By   
Printed Glenn E. Hoge  
Title authorized Agent of BD Northeast Medical Center, LLC, an authorized agent of Northeast Medical Center, Inc.  
Olio 238 Partners, LLC

Indiana Department of Transportation  
17-31-07 By   
Printed Jack E. Kimmeling Jr  
Title INDOT  
Special Diet Permits Manager

By   
Printed Harry F. McNaught, Jr.  
Title President

Interstate Holdings, LLC  
By   
Printed SEAN P. McKinnies  
Title Manager - Const. Services

Pulte Homes of Indiana, LLC  
By   
Printed MATTHEW D. LOHMEYER  
Title DIRECTOR OF LAND DEVELOPMENT



SURVEYOR'S OFFICE

# Hamilton County

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

**To: Hamilton County Drainage Board**

**March 5, 2009**

**Re: Mud Creek – Sand Creek: James D. McCarty Relocation**

Attached are as-builts, certificate of completion & compliance, and other information for James D. McCarty Relocation. 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 August 6, 2007. The report was approved by the Board at the hearing held August 13, 2007. (See Drainage Board Minutes Book 10, Pages 361-363)

The changes are as follows:

Structure:	Length:	Size:	Material:	Up Invert:	Dn Invert	Grade:	Changes:
609-608	264	21	RCP	831.01	829.88	0.43	-16
608-607	290	30	RCP	829.88	828.97	0.31	11
607-606	115	30	RCP	828.97	828.72	0.21	1
606-605	159	30	RCP	828.72	827.09	1.03	-2
605-604	153	30	RCP	827.09	826.47	0.41	1
604-603	230	30	RCP	826.47	825.84	0.27	-4
603-611	53	30	RCP	825.84	825.68	0.3	6
611-602	122	36	RCP	825.68	825.34	0.21	-2
602-601	157	36	RCP	825.34	824.84	0.32	-7
610-602	59	15	RCP	836	835.38	1.01	5
567-565	151	24	RCP	832.67	829.65	2	1
601-565	30	42	RCP	824.84	824.77	0.25	2
565-564	342	42	RCP	824.77	823.9	0.25	9
564-563	400	42	RCP	823.9	822.91	0.25	
563-561	392	42	RCP	822.91	821.67	0.32	-8

**RCP Pipe Totals:**

15	59
21	264

**Other Drain**

Open Ditch	470
<b>Total:</b>	<b>470</b>

24	151
30	1000
36	279
42	1164
<u>2917</u>	

The length of the drain due to the changes described above is now **3387 feet**. The original tile was removed from Sta. 1+27 to Sta. 14+60 on the main ditch and from Sta. 7+00 to Sta. 15+20 on Arm 1. Therefore, 2033 feet of tile was removed with this project.

The individual non-enforcements will be filed as the properties in this are developed.

The following sureties were guaranteed by Western Surety Company and released by the Board on its March 23, 2009 meeting.

**Bond-LC No:** 929428001  
**Insured For:** Storm Sewers  
**Amount:** \$460,741.00  
**Issue Date:** June 15, 2007

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

Sincerely,



---

Kenton C. Ward, CFM  
Hamilton County Surveyor

KCW/slm

HAMILTON COUNTY DRAINAGE BOARD  
NOBLESVILLE, INDIANA

IN RE: James D. McCarty Drain Relocation )  
Hamilton County, Indiana )

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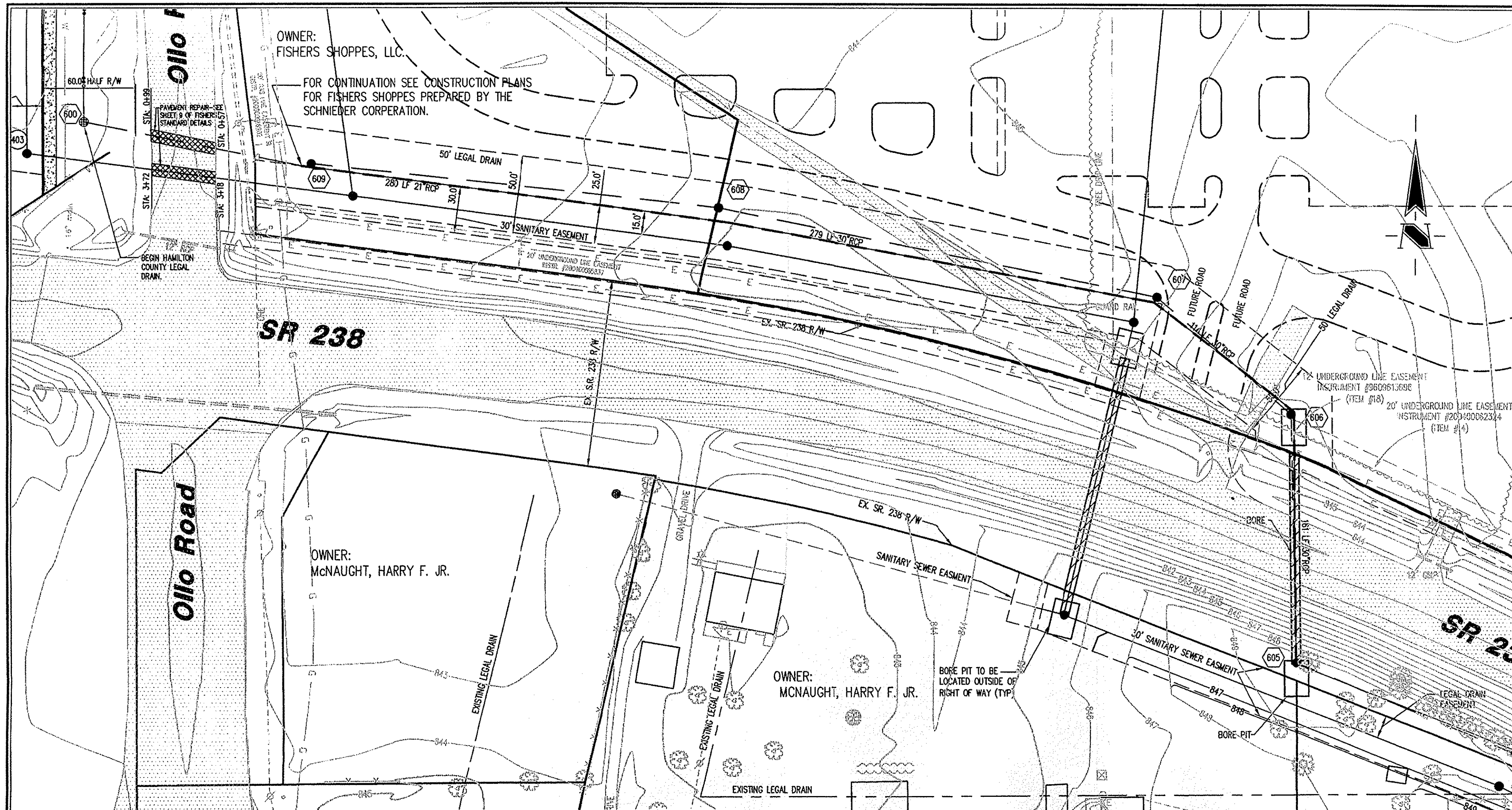
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2. Petitioner plans to develop its real estate with roads, buildings, utilities, storm drains, sanitary sewers and other structures.
3. Petitioner's proposed development of its real estate will require relocation and reconstruction of a portion of the James D. McCarty Drain, as specifically shown on engineering plans and specifications filed with the Hamilton County Surveyor.
4. The work necessary for the proposed relocation and reconstruction will be undertaken at the sole expense of the Petitioner and such work will result in substantial improvement to the James D. McCarty Drain, without cost to other property owners on the watershed of the James D. McCarty Drain.
5. Proposed relocation and reconstruction will not adversely affect other land owners within the drainage shed.
6. Petitioner requests approval of the proposed relocation and reconstruction under IC 36-9-27-52.5.

WHEREFORE, Petitioner requests that an Order issued from the Hamilton County Drainage Board authorizing relocation and reconstruction of the James D. McCarty Drain, in conformance with applicable law and plans and specifications on file with the Hamilton County Surveyor.

\_\_\_\_\_  
Signed  
Please see attached sheet  
\_\_\_\_\_  
Printed





STORM SEWER PLAN

SCALE: 1"=50'

**BENCHMARK**

- BM - HSE DISK STAMPED "HSE13", IN CONCRETE AT THE ANGLE BREAK IN THE RIGHT-OF-WAY FENCE IN THE SOUTHWEST QUADRANT OF EXIT RAMP FROM I-69 NORTH TO STATE ROAD 238. 1 FOOT FROM CORNER OF RIGHT-OF-WAY FENCE AND 100 FEET TO THE EDGE OF PAVEMENT. ELEVATION = 840.88 (NAVD 1988)
- TM 1 - PK NAIL IN POWER POLE #064-350 ± 31.6 FEET EAST OF THE CENTERLINE OF OLLO ROAD AND ±259.6 FEET NORTH OF THE CENTERLINE OF STATE ROAD 238. ELEVATION = 844.19 (NAVD 1988)
- TM 2 - PK NAIL IN POWER POLE #062-351 ± 690 FEET EAST OF THE CENTERLINE OF OLLO ROAD, SOUTH SIDE OF 136th STREET. ELEVATION = 848.09 (NAVD 1988)

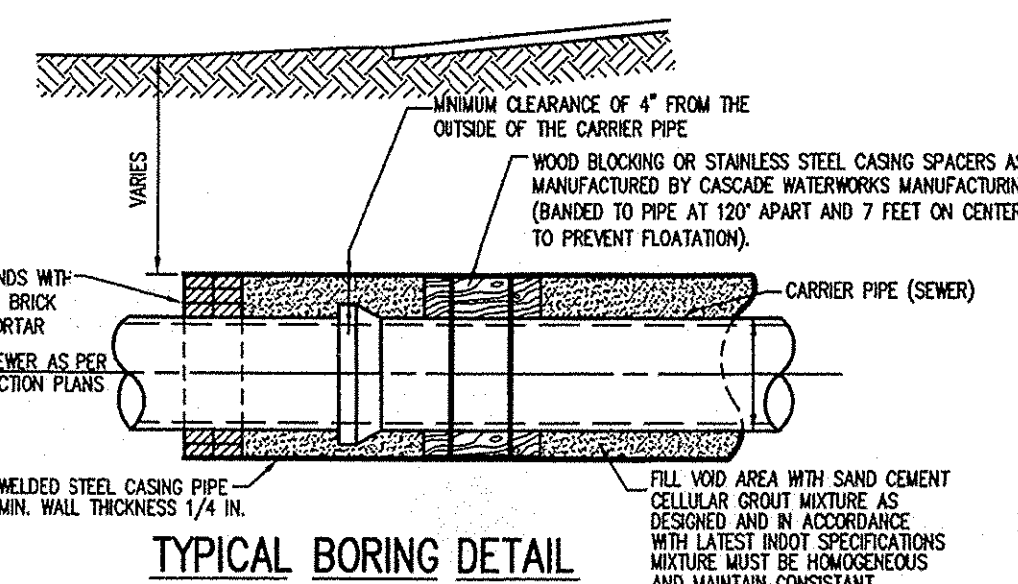
**HOLEY MOLEY SAYS "DON'T DIG BLIND"**

**"IT'S THE LAW"**  
CALL 2 WORKING DAYS BEFORE YOU DIG  
**1-800-382-5544**  
CALL TOLL FREE  
PER INDIANA STATE LAW IS-69-1991: IT IS AGAINST THE LAW TO EXCAVATE WITHOUT NOTIFYING THE UNDERGROUND LOCATION SERVICE TWO (2) WORKING DAYS BEFORE COMMENCING WORK.

**GENERAL NOTES**

- TEMPORARY TRAFFIC CONTROL DURING CONSTRUCTION TO CONFORM TO APPLICABLE LOCAL AND STATE STANDARDS.
- ALL CONSTRUCTION ACTIVITY ON THIS SITE TO BE PERFORMED IN COMPLIANCE WITH APPLICABLE O.S.H.A. STANDARDS FOR WORKER SAFETY.
- IT SHALL BE THE CONTRACTORS RESPONSIBILITY TO FIELD VERIFY ALL UTILITY LOCATIONS BEFORE CONSTRUCTION BEGINS.
- CONTRACTORS SHALL MINIMIZE DAMAGE TO EXISTING TREES.
- ALL FIELD TILES INTERCEPTED TO BE PERPETUATED INTO STORM SEWER. THE SUBCONTRACTOR SHALL NOTIFY IN WRITING THE OWNER AND ENGINEER IF ANY CIRCUMSTANCES WHERE THIS CANNOT BE ACCOMPLISHED.
- CONSTRUCTION PER HAMILTON COUNTY SURVEYOR'S OFFICE STANDARD DETAIL DRAWINGS.

302 THE BASIS OF TOPOGRAPHY FOR THE SCHNEIDER DRAWINGS WAS PROVIDED BY CIVIL DESIGNS AND FIELD VERIFIED BY SCHNEIDER ON JANUARY, 2006; AUGUST, 2006; AND MARCH, 2007. THE BENCHMARK USED BY SCHNEIDER WAS 6" HIGHER THAN THAT USED BY CIVIL DESIGNS, AND IS REFLECTED AS SUCH IN THIS SET OF DRAWINGS.



TYPICAL BORING DETAIL

Sheet	Grid	Description
CB02	1,2	Bedding Detail - Reinforced Concrete Pipe (RCP)
CB02	4,5	Storm Manhole Detail
CB02	6,7	Manhole Lid Casting

LEGEND/DETAILS

REVISIONS:

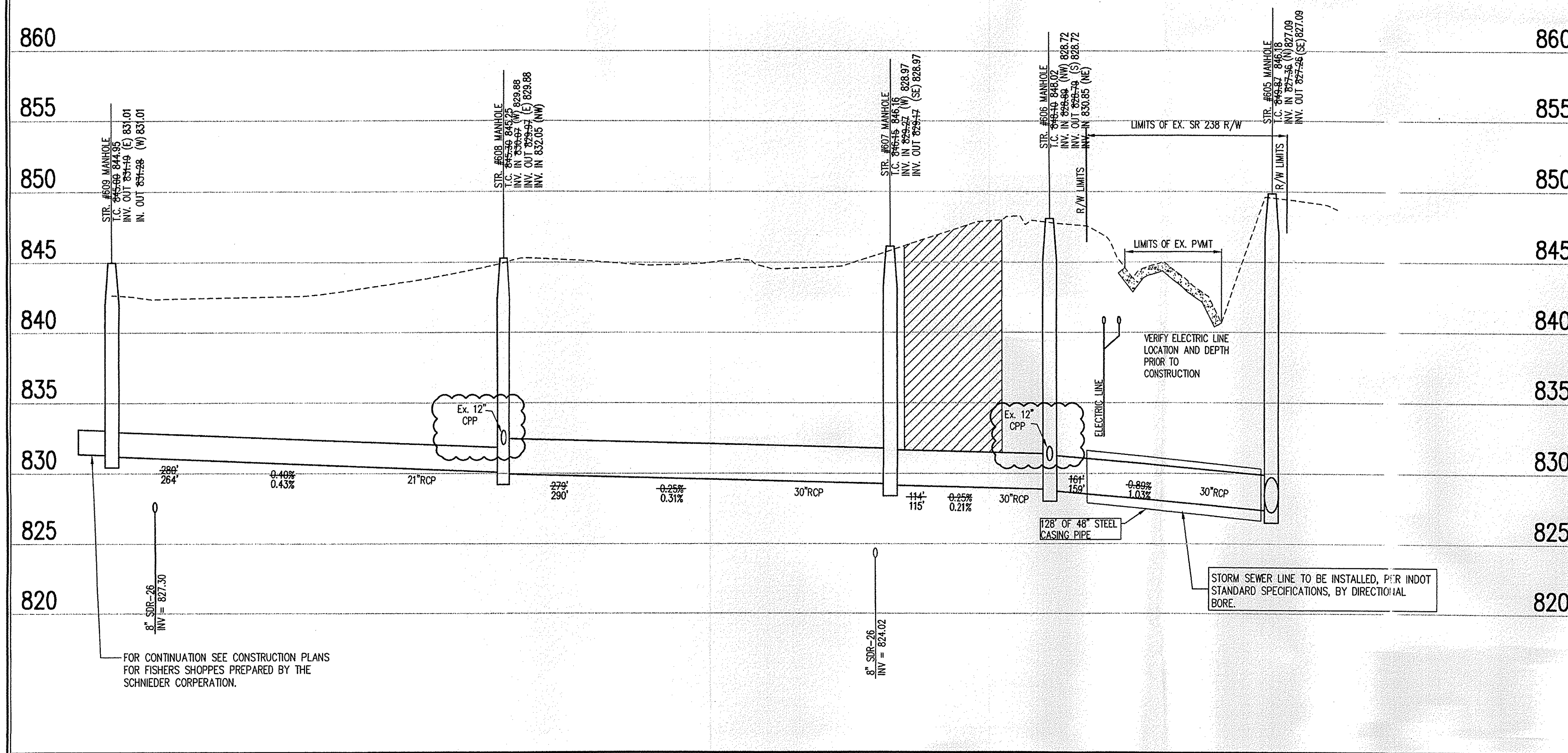
1.	4/30/07	MISC. SHEET CLEANUP.
2.	6/01/07	REMOVED PER REVIEW COMMENTS.
3.	7/02/07	REMOVED PER REVIEW COMMENTS.
4.	8/02/07	ADDED EXISTING LEGAL DRAIN INFORMATION.
5.	8/13/07	ADDED EASEMENTS AND ADDED MANHOLE.
6.	8/13/07	ADDED BORE PIT LOCATIONS.
7.	9/11/07	ADDED STR. 412 PER USE COMMENTS TO CRPE.
8.	9/14/07	REVISED STORM PLAN AND PROFILE.
9.	9/19/07	REVISED PER 9/17/07 SANICO COMMENT LETTER.
10.	10/16/07	REVISED SANITARY STRUCTURE 407 AND ADD STUB.

DATE: THIS DRAWING AND THE IDEAS, DESIGNS AND CONCEPTS CONTAINED HEREIN ARE THE EXCLUSIVE INTELLECTUAL PROPERTY OF THE SCHNEIDER CORPORATION, AND ARE NOT TO BE USED OR REPRODUCED IN WHOLE OR IN PART, WITHOUT THE WRITTEN CONSENT OF THE SCHNEIDER CORPORATION.

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THE SCHNEIDER CORPORATION  
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Indianapolis, IN 46216-1037  
Telephone: 317.826.7100  
Fax: 317.826.7300  
www.schneidercorp.com

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Interior Design  
Land Surveying  
Landscape Architecture  
Transportation Engineering



**CERTIFICATION FOR "RECORD DRAWING"**

CERTIFIED BY: *D. Clark*

THE SCHNEIDER CORPORATION  
HISTORIC FORT HARRISON  
8901 OTIS AVENUE  
INDIANAPOLIS, INDIANA, 46216  
(317) 826-7100 FAX (317) 826-7300

DAVID A. CLARK  
REGISTERED  
No. 19300219  
STATE OF INDIANA  
PROFESSIONAL ENGINEER  
DATE: 05/29/08

NOTE:  
Record drawing certification only for top of casing, invert elevations and lengths of pipe. Slope percentage represents a calculated figure and is for general information only.

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: 5-5-07

Entered By: SLN

STORM SEWER PROFILE

**LEGEND**

Existing Grade	New Grade	Granular Backfill

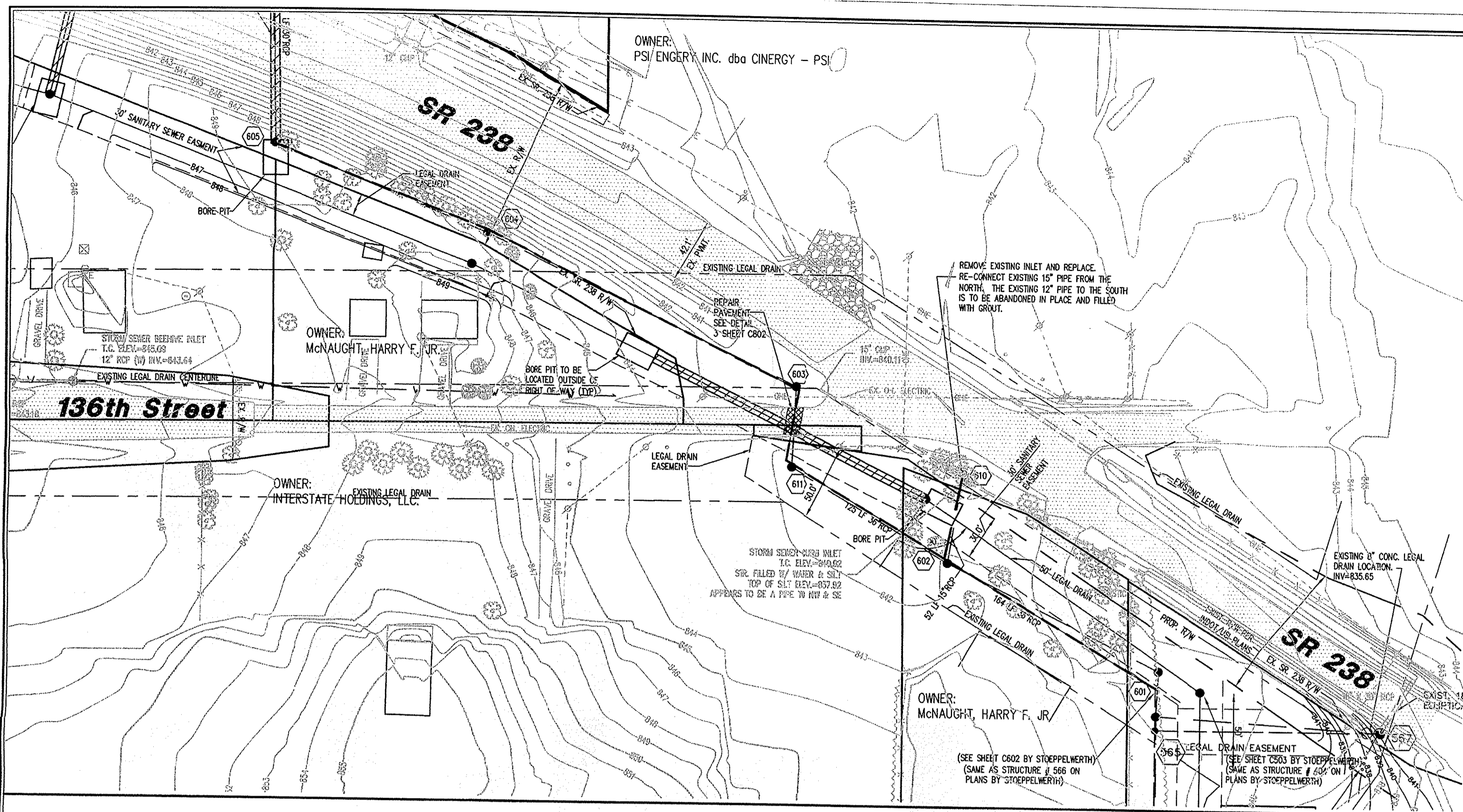
SCALE:  $\frac{HORIZ.: 1"=50'}{VERT.: 1"=5'}$

OLLO 238  
OFFSITE UTILITY EXTENSION  
FISHERS, INDIANA  
OLLO 238 PARTNERS, LLC  
INDIANAPOLIS, IN

DATE: 04/16/07 PROJECT NO.: 5761.002  
DRAWN BY: DAG/RJS CHECKED BY: GJD  
SHEET TITLE: STORM SEWER PLAN AND PROFILE

DRAWING FILES:  
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R:\VA\5761\002\Draw\CB04.dwg  
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**C600**



**BENCHMARK**

BM - HSE DISK STAMPED "HSE13", IN CONCRETE AT THE ANGLE BREAK IN THE RIGHT-OF-WAY FENCE IN THE SOUTHWEST QUADRANT OF EXIST RAMP FROM I-69 NORTH TO STATE ROAD 238. 1 FOOT FROM CORNER OF RIGHT-OF-WAY FENCE AND 100 FEET TO THE EDGE OF PAVEMENT.  
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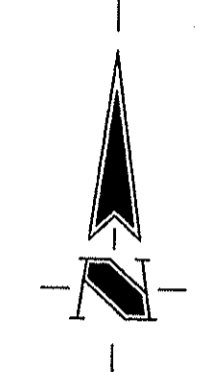
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REVISIONS:

1. DAG	4/30/07	MISC. SHEET CLEANUP.
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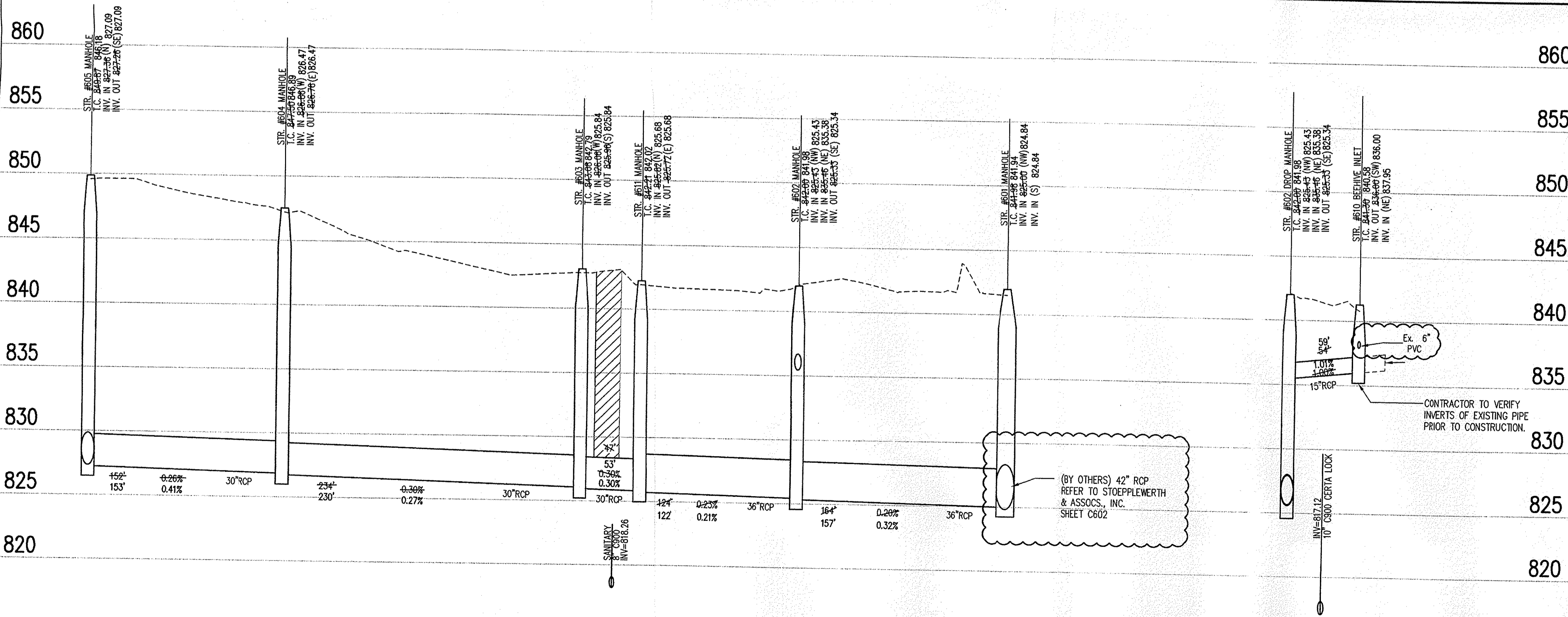
LEGEND/DETAILS

Sheet	Detail	Description
C802	1,2	Bedding Detail - Reinforced Concrete Pipe (RCP)
C802	4,5	Storm Manhole Detail
C802	6,7	Manhole Lid Casting

NOTE

**STORM SEWER PLAN**

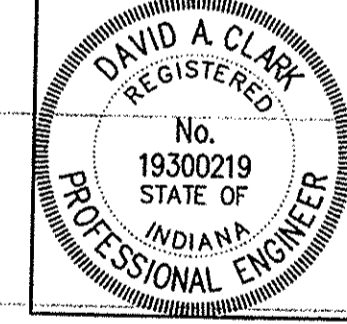
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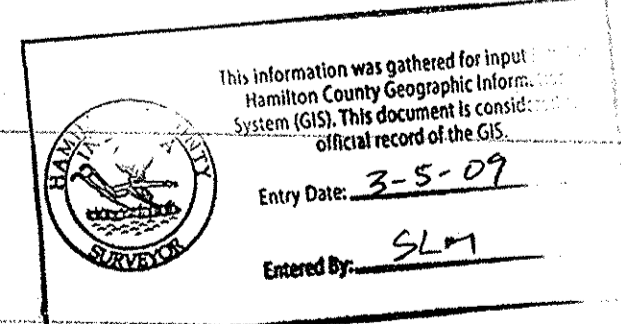
**CERTIFICATION FOR "RECORD DRAWING"**

CERTIFIED BY: *David A. Clark*

THE SCHNEIDER CORPORATION  
HISTORIC FORT HARRISON  
8901 OTIS AVENUE  
INDIANAPOLIS, INDIANA 46216  
(317) 826-7100 FAX (317) 826-7300



NOTE:  
Record drawing certification only for top of casting, invert elevations and lengths of pipe. Slope percentage represents a calculated figure and is for general information only.



**STORM SEWER PROFILE**

LEGEND

	Existing Grade
	New Grade
	Granular Backfill

SCALE: HORZ.: 1"=50'  
VERT.: 1"=5'



THE SCHNEIDER CORPORATION  
Historic Fort Harrison  
8901 Otis Avenue  
Indianapolis, IN 46216-1037  
Telephone: 317.826.7100  
Fax: 317.826.7300  
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- Landscape Architecture
- Transportation Engineering

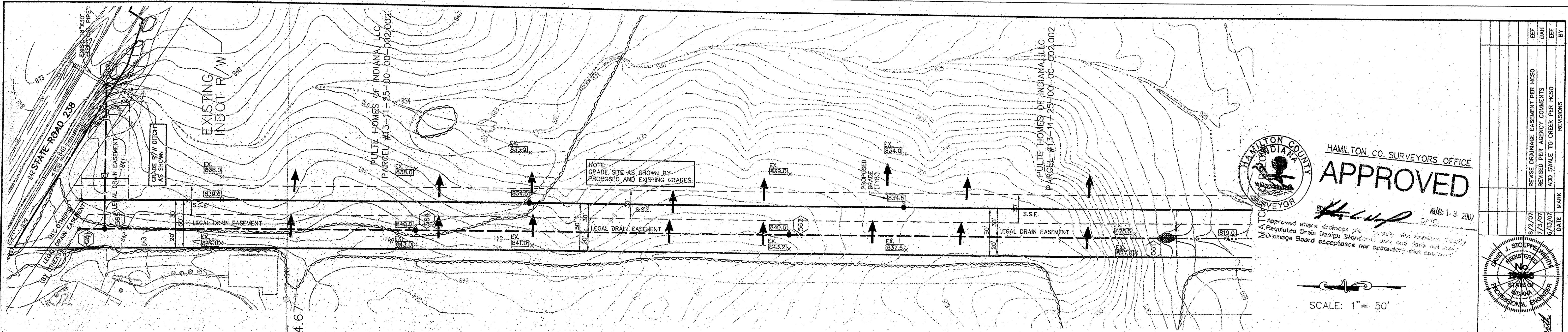
**OFFSITE UTILITY EXTENSION**  
FISHERS, INDIANA

**OLIO 238 PARTNERS, LLC**  
INDIANAPOLIS, IN

DATE:	04/16/07	PROJECT NO.:	5761.002
DRAWN BY:	DAG/RJS	CHECKED BY:	GJD
SHEET TITLE: <b>STORM SEWER PLAN AND PROFILE</b>			

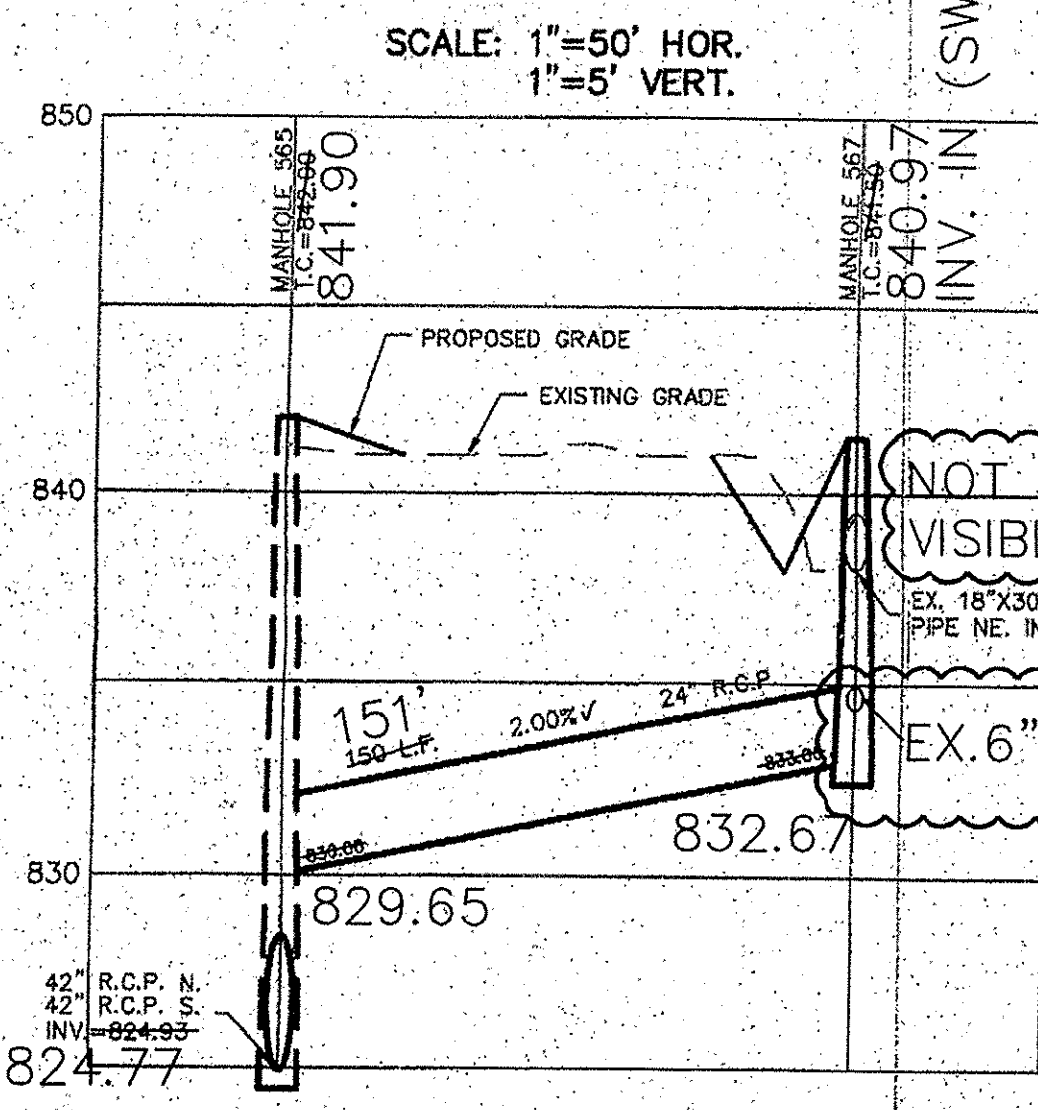
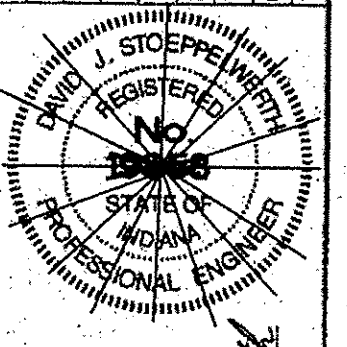
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**C601**



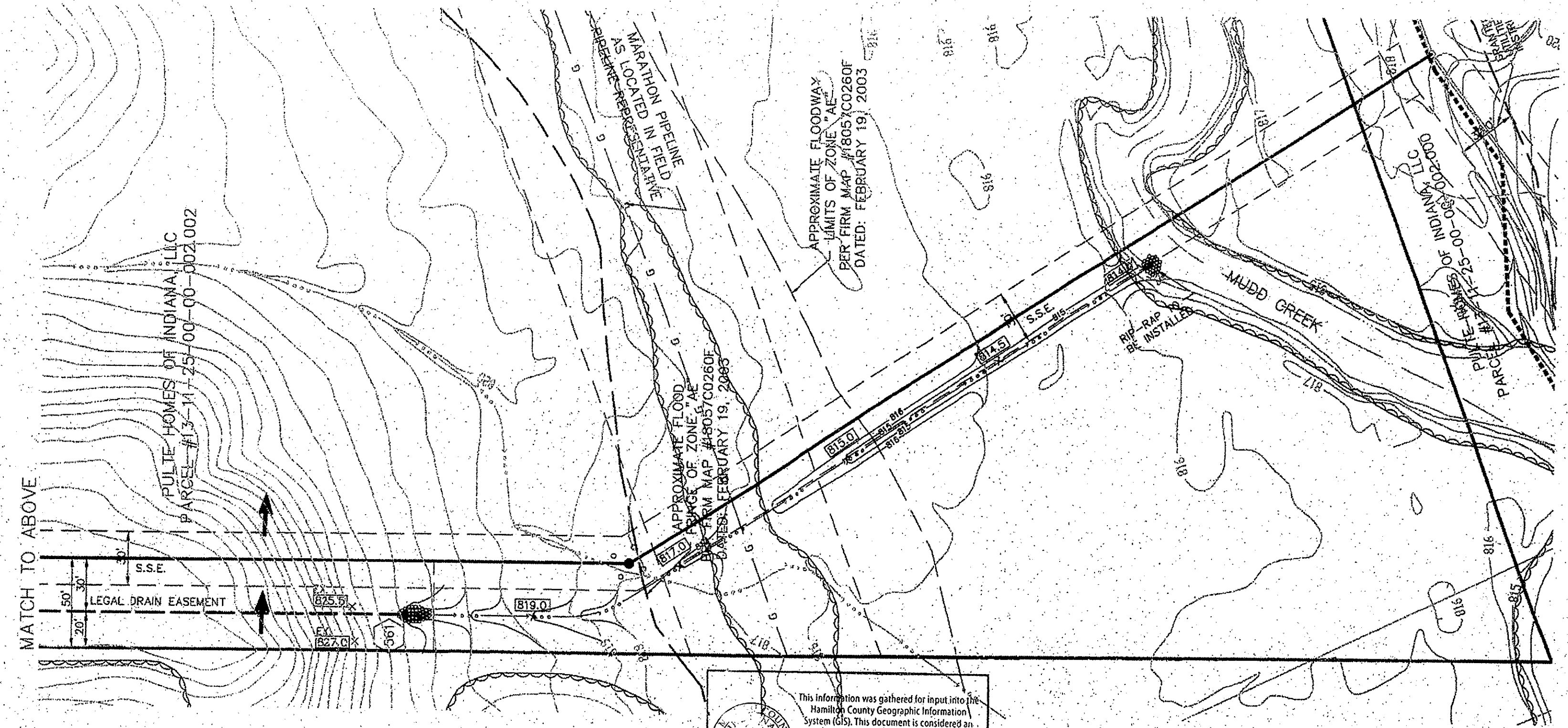
HAMILTON COUNTY SURVEYORS OFFICE  
**APPROVED**  
 DATE: 1-3-2007  
 Approved where drainage complies with Hamilton County Regulated Drain Design Standards only and does not imply Drainage Board acceptance nor secondary plot approval.

SCALE: 1" = 50'

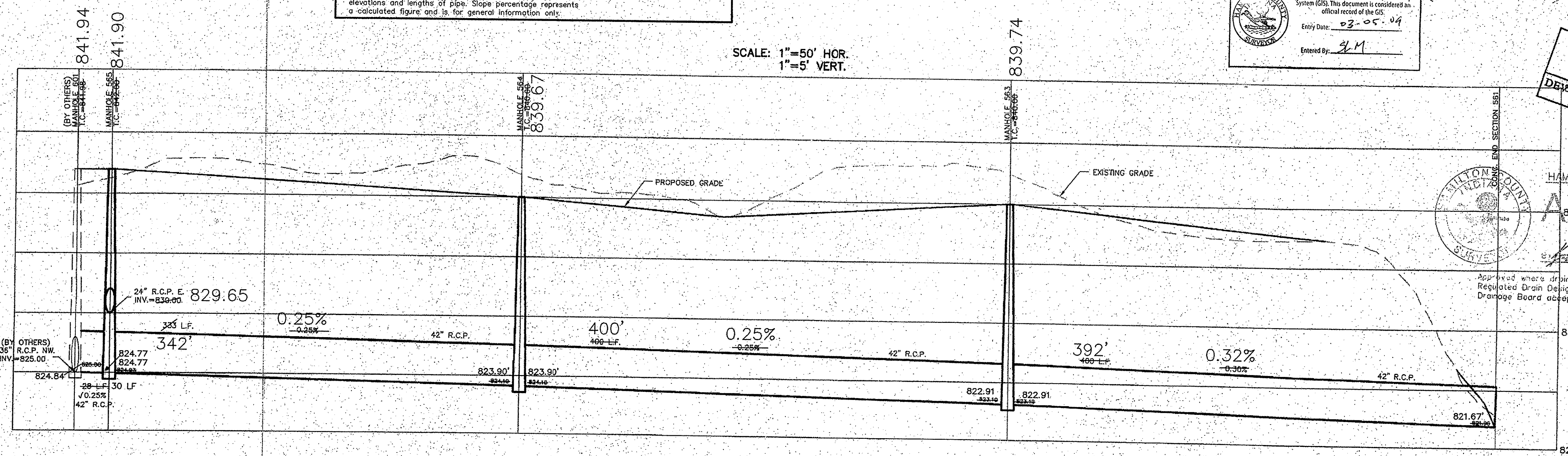


NOTES:  
 "EXCEPT FOR FORCE MAINS, CONTRACTOR TO INSTALL CONCRETE CRADLES WHEN THE VERTICAL SEPARATION (AS MEASURED FROM THE EXTERIOR OF THE PIPES) BETWEEN SANITARY SEWER FACILITIES AND STORM SEWERS IS 18" OR LESS."  
 ALL FIELD TILES INTERCEPTED TO BE PERPETUATED INTO STORM SEWER.  
 ALL STORM WATER CASTINGS SHALL CONTAIN A MESSAGE AT THE TOP OF THE CASTING STATING, "DUMP NO WASTE-DRAINS TO WATERWAY" OR "DUMP NO WASTE-DRAINS TO FRESH WATER".

**CERTIFICATION FOR "RECORD DRAWING"**  
 CERTIFIED BY: *D. Clark*  
 THE SCHNEIDER CORPORATION  
 HISTORIC FORT HARRISON  
 8901 OTIS AVENUE  
 INDIANAPOLIS, INDIANA 46216  
 (317) 826-7100 FAX (317) 828-7300  
 DATE: 05/29/08  
 DAVID A. CLARK  
 REGISTERED PROFESSIONAL ENGINEER  
 No. 19300219  
 STATE OF INDIANA

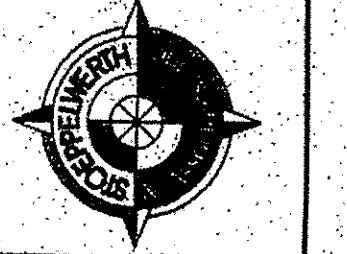


This information was gathered for input into the Hamilton County Geographic Information System (GIS). This document is considered an official record of the GIS.  
 Entry Date: 03-05-09  
 Entered By: *SM*



HAMILTON COUNTY SURVEYORS OFFICE  
**APPROVED**  
 DATE: OCT 10 2007  
 Approved where drainage complies with Hamilton County Regulated Drain Design Standards only and does not imply Drainage Board acceptance nor secondary plot approval.

STOEPPELWERTH & ASSOCIATES, INC.  
 CONSULTING ENGINEERS & LAND SURVEYORS  
 9940 Allisonville Rd., Fishers, IN 46038-2005  
 Phone: (317) 849-5835 Fax: (317) 849-5842  
 Toll Free: (800) 728-6817



STORM SEWER PLAN & PROFILE  
 OLIO 238 OFF-SITE  
 UTILITY / EXTENSION  
 INDIANA  
 FISHERS

DRAWN BY: BAH CHECKED BY: EEF  
 SHEET NO. **C602**  
 44930