

**Drain:** PARKS AT SPRINGMILL DRAIN      **Drain #:** 294  
**Improvement/Arm:** PARK MEADOWS - SECTION 5  
**Operator:** JOH      **Date:** 2-23-04  
**Drain Classification:** Urban/Rural      **Year Installed:** \_\_\_\_\_

**GIS Drain Input Checklist**

- Pull Source Documents for Scanning JRH 2-23
- Digitize & Attribute Tile Drains N/A
- Digitize & Attribute Storm Drains JRH 2-23
- Digitize & Attribute SSD JRH 2-23
- Digitize & Attribute Open Ditch JRH 2-23
- Stamp Plans JRH 2-23
- Sum drain lengths & Validate JRH 2-23
- Enter Improvements into Posse JRH 2-23
- Enter Drain Age into Posse JRH 3-2
- Sum drain length for Watershed in Posse JRH 3-2
- Check Database entries for errors JRH 2-23

**Gasb 34 Footages for Historical Cost  
Drain Length Log**

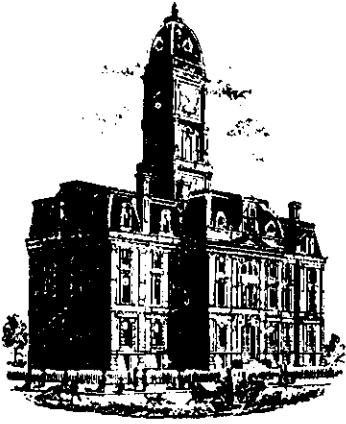
Drain-Improvement: PARKS AT SAGINAW DRAIN - PARK MEADOWS - SECTION 5

Drain Type:	Size:	Length <small>SURVEYED PERMIT</small>	Length (DB Query)	Length Reconcile	If Applicable	
					Price:	Cost:
SSD	6"	2,394'	2,394'	∅		
RCP	12"	154'	154'	∅		
	15"	216'	216'	∅		
	18"	506'	506'	∅		
	24"	70'	70'	∅		
OPEN DITCH		100'	100'	∅		

Sum: 3,440' - 3,440' - ∅

Final Report: \_\_\_\_\_

Comments:  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_



SURVEYOR'S OFFICE

# Hamilton County

*Kenton C. Ward, Surveyor*

*Phone (317) 776-8495*

*Fax (317) 776-9628*

*Suite 146*

*One Hamilton County Square*

*Noblesville, Indiana 46060-2230*

December 19, 1997

TO: HAMILTON COUNTY DRAINAGE BOARD

RE: The Parks @ Springmill Drain-Park Meadows-Section 5 Arm

Attached are the plans, drain map, drainage shed map and schedule of assessment for the proposed Section 5, Park Meadows Arm, The Parks @ Springmill 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:

5" SSD	4,746 ft	15" RCP	223 ft
Open Ditch	100 ft	18" RCP	511 ft
12" RCP	155 ft	24" RCP	75 ft

The total length of the drain will be 5,810 feet.

The open ditch listed above is that portion of the "Overland Flow" shown on the plans between the pond at the rear of Lots 122 and 123 and the Osborn-Collins open ditch.

The retention ponds (lakes) located at the rear of Lots 111 to 115 and the rear of lots 122-123 is not to be considered 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 lakes were designed will be retained. Thereby, allowing no fill or easement encroachments.

Page #2

The subsurface drains (SSD) to be part of the regulated drain are those located under the curbs and those main lines between lots or located within the easement/right-a-way are to be maintained as regulated drain. Laterals for individual lots will to be considered part of the regulated drain. The portion of the SSD which will be regulated other than those under curbs are as follows: Rear Lots 142, 143, 139 and 138 and at the rear of Lots 150, 151, 156, 157, 158 and 149.

I have reviewed the plans and believe the drain will benefit each lot equally. I also believe that no damages will result to landowners by the construction of this drain. I recommend a maintenance assessment of \$35.00 per lot, \$5.00 per acre for roadways, with a \$35.00 minimum. With this assessment the total annual assessment for this section will be \$ 1,753.10

Parcels assessed for this drain may be assess for the Collins-Osborn or Williams Creek 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 The Parks @ Springmill Section 5 Park Meadows as recorded in the office of the Hamilton County Recorder.

I recommend the Board set a hearing for this proposed drain for February 1998.

---

Kenton C. Ward  
County Surveyor  
KCW/no

MONTICELLO, NEW YORK  
(A Stock Company)

Rel  
11-24-97



**SUBDIVISION BOND**

Bond No.: 97052 Principal Amount: \$46,400.00

KNOW ALL MEN BY THESE PRESENTS, that we ESTRIDGE DEVELOPMENT CO., INC.  
1041 W. Main Street  
Carmel, IN 46032 as Principal, and FRONTIER  
INSURANCE CO. 195 Lake Louise Marie Road a New York Corporation,  
Rock Hill, NY 12775-8000  
as Surety, are held and firmly bound unto HAMILTON COUNTY COMMISSIONERS  
One Hamilton County Square  
Noblesville, IN 46060 in the penal sum of \_\_\_\_\_

Forty Six Thousand Four Hundred and 00/100 (Dollars)  
(\$46,400.00), 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, ESTRIDGE DEVELOPMENT CO., INC.  
has agreed to construct in PARKS AT SPRINGMILL, SECTION 5 Subdivision,  
PARK MEADOW  
in HAMILTON COUNTY, IN the following  
improvements:

- Storm Sewers
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_

**BOARD OF COMMISSIONERS  
OF THE COUNTY OF HAMILTON**

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
DATE \_\_\_\_\_

**ATTEST:** \_\_\_\_\_  
**HAMILTON COUNTY AUDITOR**



INSURANCE COMPANY  
MONTICELLO, NEW YORK  
(A Stock Company)

**SUBDIVISION BOND**

Bond No.: 97053

Principal Amount: \$8,000.00

KNOW ALL MEN BY THESE PRESENTS, that we ESTRIDGE DEVELOPMENT CO., INC.  
1041 W. Main Street  
Carmel, IN 46032

as Principal, and FRONTIER  
INSURANCE CO. 195 Lake Louise Marie Road  
Rock Hill, NY 12775-8000 a New York Corporation,

as Surety, are held and firmly bound unto HAMILTON COUNTY COMMISSIONERS  
One Hamilton County Square  
Noblesville, IN 46060

in the penal sum of \_\_\_\_\_  
Eight Thousand and 00/100 ----- (Dollars)

(\$8,000.00 -----), 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, ESTRIDGE DEVELOPMENT CO., INC.

has agreed to construct in PARKS AT SPRINGMILL, SECTION 5 Subdivision,  
PARK MEADOW  
in HAMILTON COUNTY, IN the following

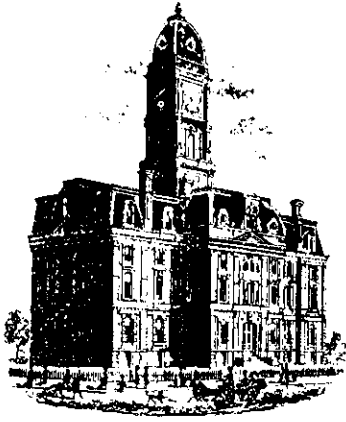
improvements:

- Erosion Control
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_

**BOARD OF COMMISSIONERS  
OF THE COUNTY OF HAMILTON**

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
DATE \_\_\_\_\_

ATTEST: \_\_\_\_\_  
**HAMILTON COUNTY AUDITOR**



SURVEYOR'S OFFICE

# Hamilton County

*Kenton C. Ward, Surveyor*

*Phone (317) 776-8495*

*Fax (317) 776-9628*

*Suite 146*

*One Hamilton County Square*

*Noblesville, Indiana 46060-2230*

To: Hamilton County Drainage Board

March 23, 2000

Re: Parks at Springmill: Park Meadows Sec. 5

Attached are as-builts, certificate of completion & compliance, and other information for Park Meadows Sec. 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 19, 1997. The changes are as follows:

**Structure:            T.C.:    I.E.:    Pipe:    Length:    Original Plans:    Difference:**

Structure:	T.C.:	I.E.:	Pipe:	Length:	Original Plans:	Difference:
EX. STR. 139	871.88	866.38				
600	869.91	866.51	24	70	75	-5
600	869.91	866.51				
601	869.68	867.03	18	210	209	1
601	869.68	867.03				
602	872.26	867.36	18	124	125	-1
602	872.26	867.36				
603	872.39	867.86	15	30		
603	872.39	868.54				
604	873.91	870.11	12	124	125	-1
608		865.86				
609	868.53	866.03	18	21	25	-4
609	868.53	866.03				
610	869.49	866.39	18	151	152	-1
610	869.49	866.39				
611	869.54	866.71	15	30		
607	874.95	872.02				
606	874.95	871.74	12	30		
606	874.95	871.74				
605		870.87	15	156	163	-7

**6" SSD Streets:**

Shakamak-Clifty Falls	1789
Dunes Drive	250

**Total:** 2039

**RCP Pipe Totals:**

12	154
15	216
18	506
24	70

**6" SSD Lots:**

142-143	145
149-152	210

**Total:** 355

<b>Other Drain:</b>	
Open Ditch	100

The length of the drain due to the changes described above is now **3,440 feet**.

The non-enforcement was approved by the Board at its meeting on February 23, 1998 and recorded under instrument #9809809583.

The bond or letter of credit from Scheers Inc., number 97502 for storm sewers and 97503 for erosion control; in the amount of \$46,400.00 & \$8,000; was released November 27, 1997.

I recommend the Board approve the drains construction as complete and acceptable.

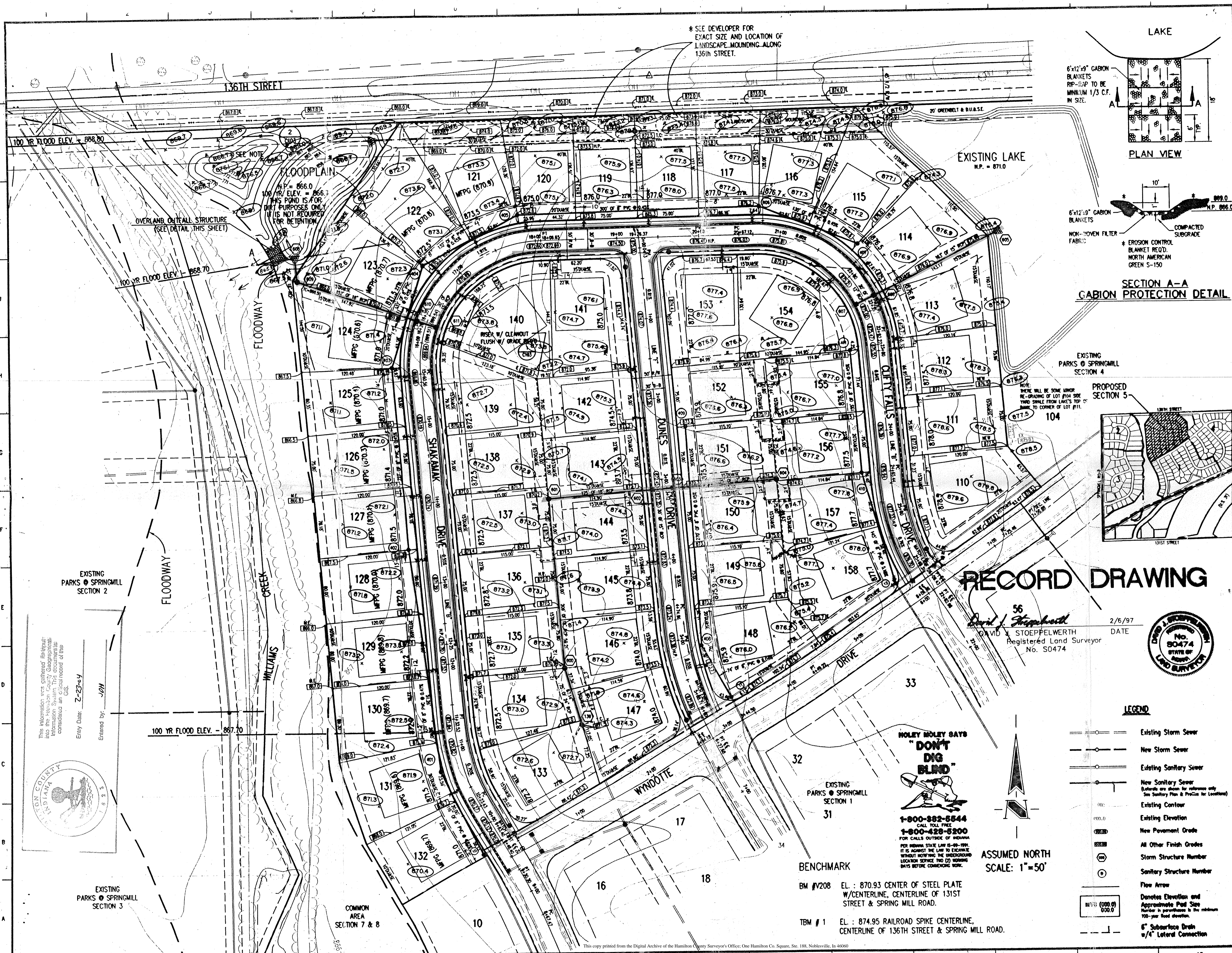
Sincerely,



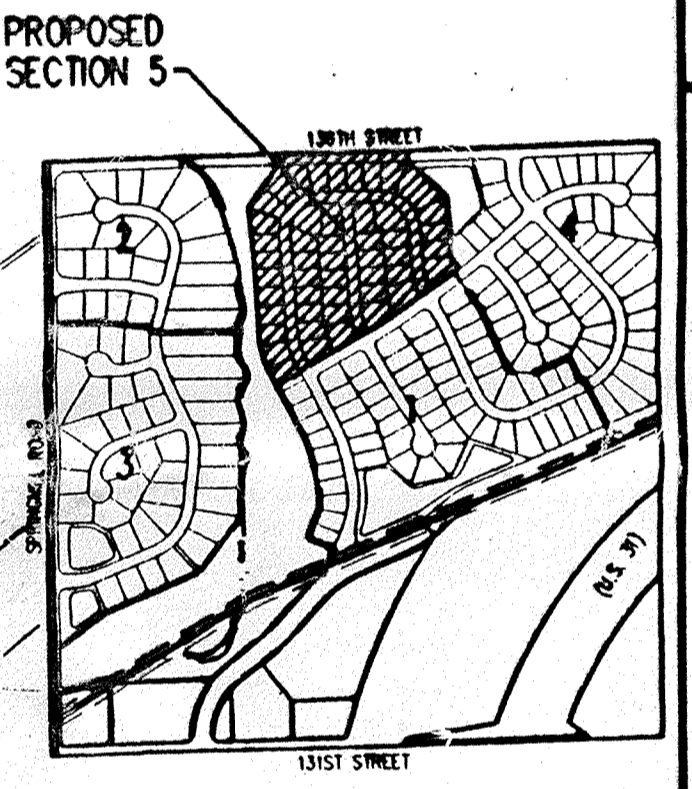
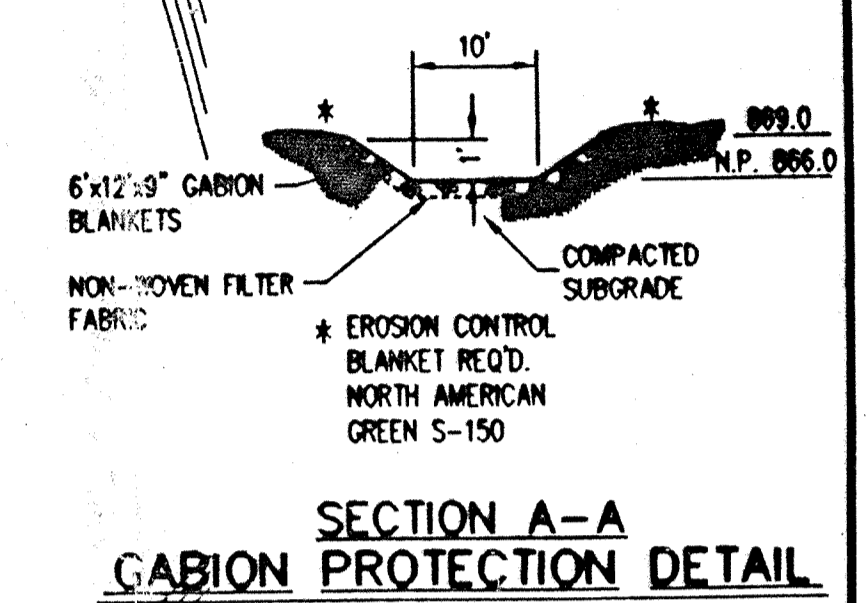
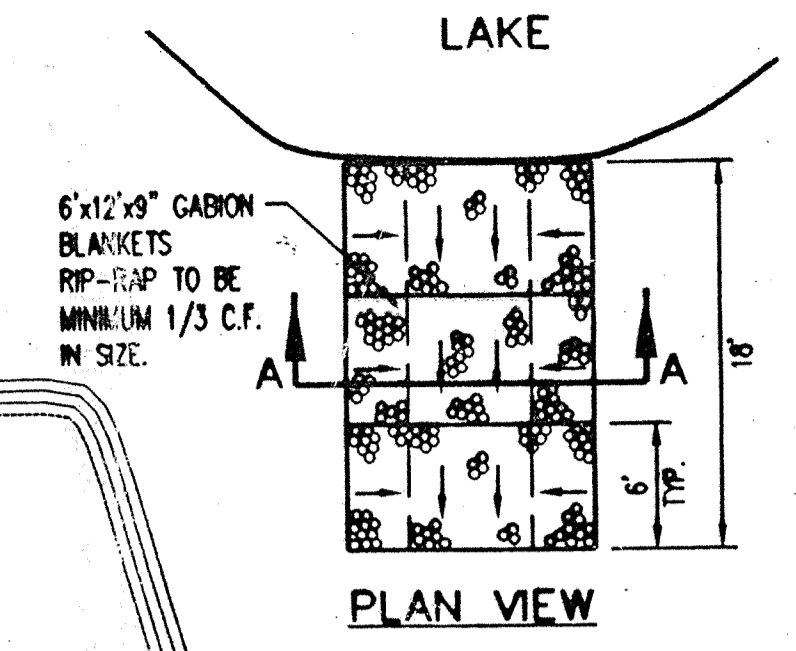
Kenton C. Ward,  
Hamilton County Surveyor

KCW/slm





\* SEE DEVELOPER FOR EXACT SIZE AND LOCATION OF LANDSCAPE MOUNDING ALONG 136TH STREET.



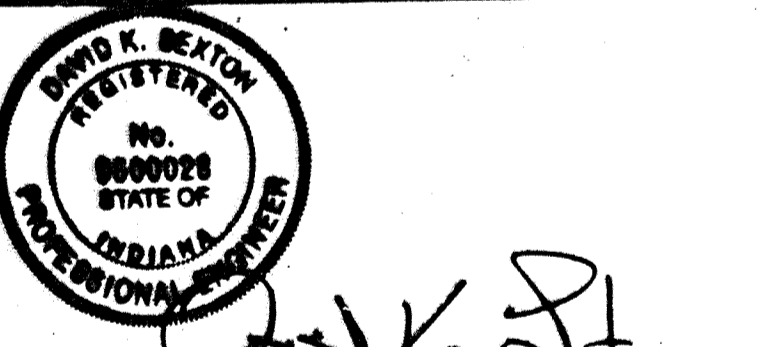
- GENERAL NOTES:
1. ALL GRADES AT BOUNDARY SHALL MEET EXISTING GRADES.
  2. IT SHALL BE THE RESPONSIBILITY OF EACH SUBCONTRACTOR TO VERIFY ALL EXISTING UTILITIES AND CONDITIONS PERTAINING TO HIS PHASE OF WORK. IT SHALL ALSO BE THE SUBCONTRACTOR'S RESPONSIBILITY TO CONTACT THE OWNERS OF THE VARIOUS UTILITIES FOR PROPER STAKE LOCATION OF EACH UTILITY BEFORE WORK IS STARTED. THE SUBCONTRACTOR SHALL NOTIFY IN WRITING THE OWNER OR THE ENGINEER OF ANY CHANGES, OMISSIONS, OR ERRORS FOUND ON THESE PLANS OR IN FIELD BEFORE WORK IS STARTED OR RESUMED.
  3. STANDARD SPECIFICATIONS SHALL APPLY FOR ALL SANITARY SEWERS.
  4. ANY PART OF THE SANITARY OR STORM SEWER TRENCHES RUNNING UNDER PAVED AREAS TO BE BACKFILLED WITH GRANULAR MATERIAL.
  5. THE SIZE AND LOCATION OF EXISTING UTILITIES SHOWN ARE FOR INFORMATION PROVIDED BY THE RESPECTIVE UTILITY COMPANIES. ALL UTILITY COMPANIES SHOULD BE NOTIFIED PRIOR TO ANY EXCAVATION FOR FIELD LOCATION OF SERVICES.
  6. SERVICE WALKS SHALL BE NON-REINFORCED CONCRETE 4\"/>
  - 7. 4\"/>
  - 8. TEMPORARY TRAFFIC CONTROL DURING CONSTRUCTION TO CONFORM TO APPLICABLE LOCAL AND STATE STANDARDS.
  - 9. ALL CONSTRUCTION ACTIVITY ON THIS SITE TO BE PERFORMED IN COMPLIANCE WITH APPLICABLE O.S.H.A. STANDARDS FOR WORKER SAFETY.
  - 10. CONTRACTOR SHALL MINIMIZE DAMAGE TO EXISTING TREES.
  - 11. CONTRACTOR TO CUT ALL SIDEYARD SWALES FOR FINAL DRY BALANCE PURPOSES.
  - 12. ALL DEBRIS AND OBSTRUCTIONS TO BE REMOVED FROM TOP OF BANK TO TOP OF BANK ALONG OPEN DRAINAGE AT WILLIAMS CREEK.

- Revisions:
1. 07/25/96 REVISED PER T.A.C. COMMENTS B.E.T.
  2. 08/03/96 BDC REVISED PER CLIENT COMMENTS
  3. 08/14/96 REVISED LANE, ADDED W/S, BOUND LOTS 139 & 142
  4. 08/16/96 REVISED SANITARY STR. & 401 PER FIELD REVISIONS.
  - 2-6-97 AS-BUILTS KCS

**RECORD DRAWING**

56  
*David J. Stoppelwerth*  
 DAVID J. STOPPELWERTH  
 Registered Land Surveyor  
 No. S0474

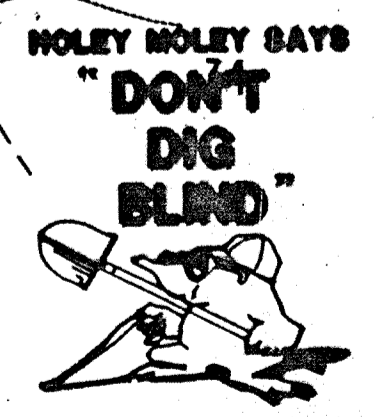
2/6/97 DATE



CERTIFIED BY: *David K. Repton* 2-28-97  
 REGISTERED PROFESSIONAL ENGINEER  
 No. 0600022  
 STATE OF INDIANA

**LEGEND**

- Existing Storm Sewer
- New Storm Sewer
- Existing Sanitary Sewer
- New Sanitary Sewer (Utilities are shown for reference only. See Sanitary Plan & Profiles for Locations)
- Existing Contour
- Existing Elevation
- New Pavement Grade
- All Other Finish Grades
- Storm Structure Number
- Sanitary Structure Number
- Flow Arrow
- Denotes Elevation and Approximate Pad Size (Number in parentheses is the minimum 100-year flood elevation)
- 6\"/>



1-800-882-8844  
 CALL TOLL FREE  
 1-800-428-8200  
 FOR CALLS OUTSIDE OF INDIANA  
 PER INDIANA STATE LAW WE ASSURE  
 IT IS AGAINST THE LAW TO EXCAVATE  
 WITHOUT NOTIFYING THE UNDERGROUND  
 LOCATION SERVICE TWO (2) WEEKS  
 BEFORE COMMENCING WORK.

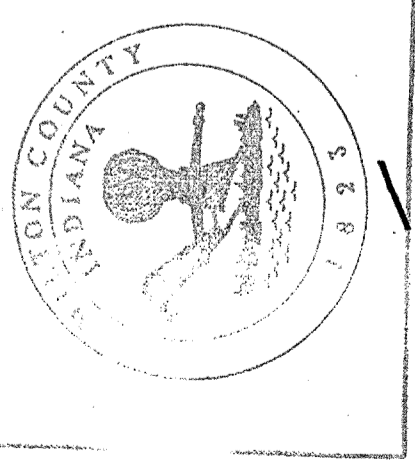
ASSUMED NORTH SCALE: 1"=50'

EXISTING PARKS @ SPRINGMILL SECTION 1

BENCHMARK BM #208 EL.: 870.93 CENTER OF STEEL PLATE W/CENTERLINE, CENTERLINE OF 131ST STREET & SPRING MILL ROAD.

TBM #1 EL.: 874.95 RAILROAD SPIKE CENTERLINE, CENTERLINE OF 136TH STREET & SPRING MILL ROAD.

This information was collected, prepared, and plotted by the Information Systems Department. It is considered an official record of the GIS.



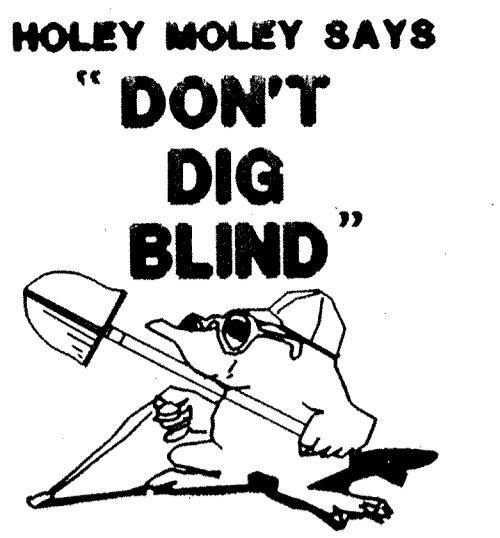
EXISTING PARKS @ SPRINGMILL SECTION 3

COMMON AREA SECTION 7 & 8

**Schneider Engineering Corporation**  
 9020 North Post Road  
 Indianapolis, Indiana  
 46228-0000  
 317-908-0822  
 317-909-8010 Fax  
 Engineering  
 Surveying  
 GIS & LIS  
 Geology

THE BSTRIDGE GROUP  
**THE PARKS AT SPRINGMILL**  
 SECTION 8  
**SITE DEVELOPMENT PLAN**

Date: 6/14/96	Project No.: 997.05	Drawn: BRS	Approved:
Computer Files: 6/14/96/050909/0101.DWG	Sheet No.:	C101	

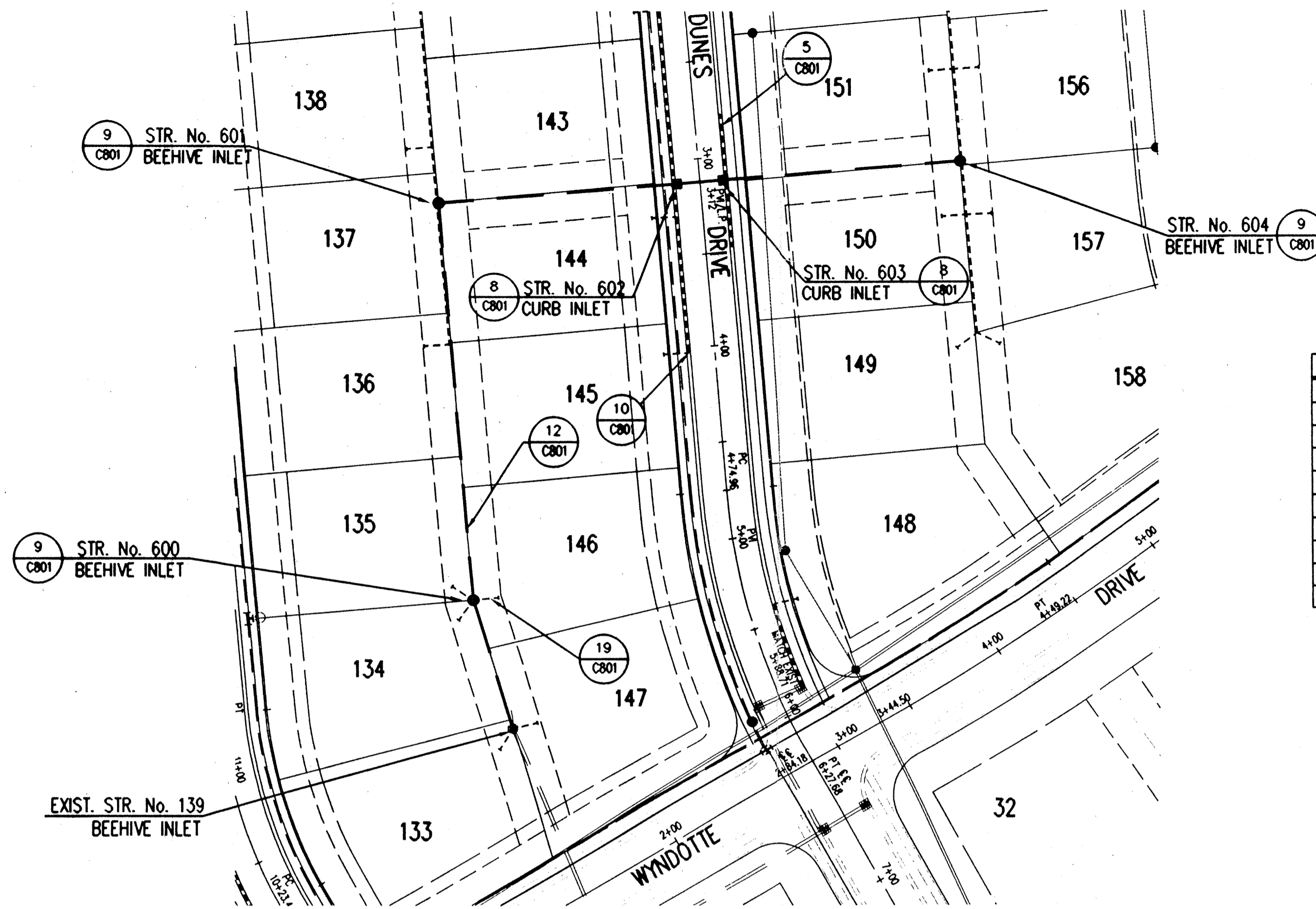


**1-800-382-5544**  
CALL TOLL FREE  
**1-800-428-8200**  
FOR CALLS OUTSIDE OF INDIANA  
PER INDIANA STATE LAW 15-69-1991,  
IT IS AGAINST THE LAW TO EXCAVATE  
WITHOUT NOTIFYING THE UNDERGROUND  
LOCATION SERVICE TWO (2) WORKING  
DAYS BEFORE COMMENCING WORK.

**GENERAL NOTES:**

1. ALL CUTS ARE TAKEN FROM THE EXISTING GRADE TO THE PIPE INVERT.
2. ALL STATIONING IS TAKEN FROM THE NEAREST DOWNSTREAM STRUCTURE.
3. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO FIELD VERIFY ALL UTILITY LOCATIONS BEFORE CONSTRUCTION BEGINS.
4. TEMPORARY TRAFFIC CONTROL DURING CONSTRUCTION TO CONFORM TO APPLICABLE LOCAL AND STATE STANDARDS.
5. ALL CONSTRUCTION ACTIVITY ON THIS SITE TO BE PERFORMED IN COMPLIANCE WITH APPLICABLE O.S.H.A. STANDARDS FOR WORKER SAFETY.
6. CONTRACTOR SHALL MINIMIZE DAMAGE TO EXISTING TREES.

Revisions  
1. 07/26/96 REVISED PER I.A.C. COMMENTS B.E.T.  
2. 09/03/96 R.C. REVISED PER CLIENT COMMENTS  
3. 10/24/96 D.C. ADDED STRUCTURE DATA TABLE.  
2-6-97 AS-BUILTS KCS



**STORM SEWER TABLE**

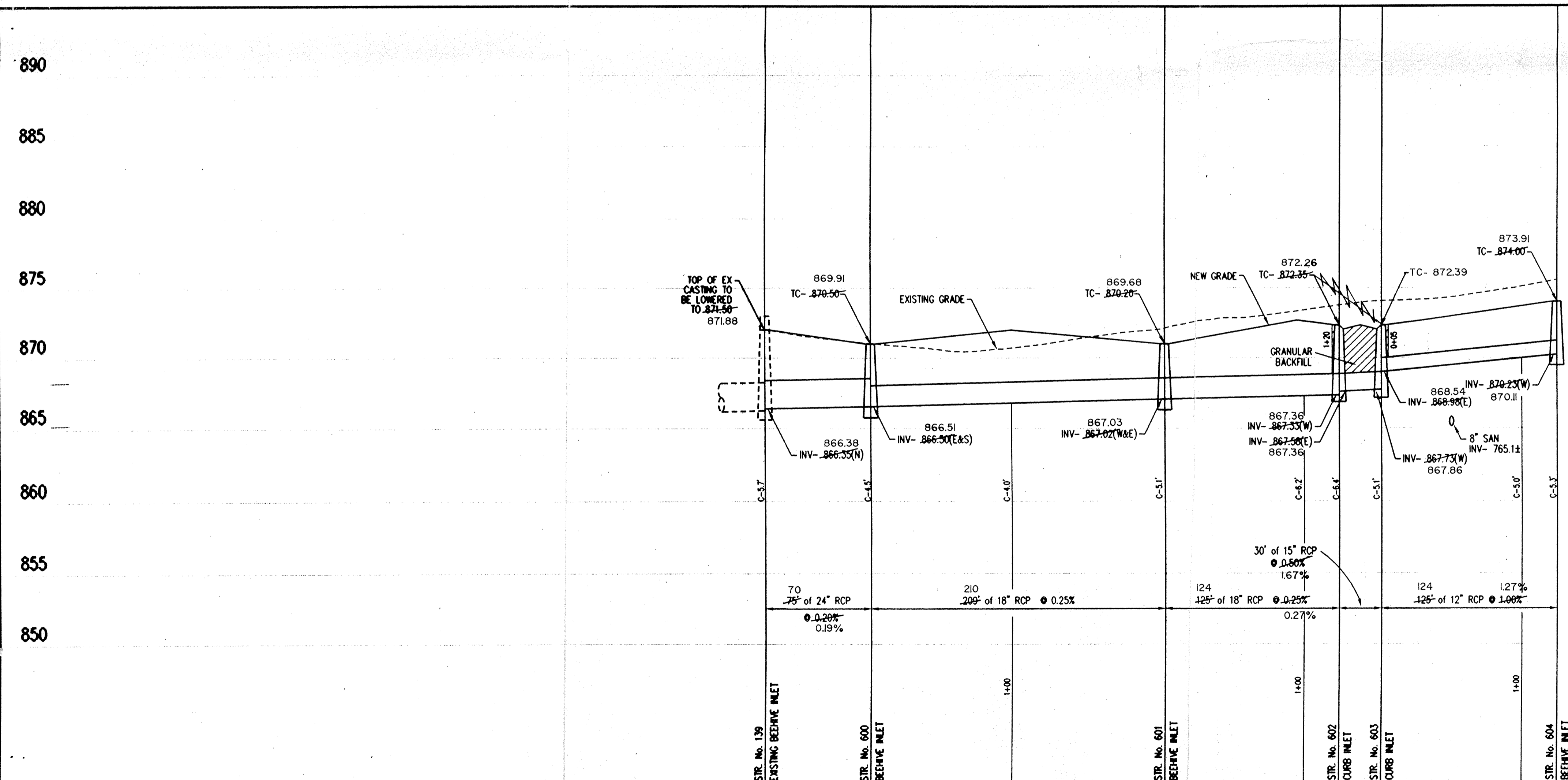
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601	4449.54	3537.10	MANHOLE	870.20	867.02(W&E)
602	4458.26	3661.62	MANHOLE	872.35	867.33(W), 867.33(E)
603	4461.87	3691.50	MANHOLE	872.35	867.73(W), 868.98(E)
604	4471.61	3628.23	BOX TYPE A	874.00	870.20(W)
607	4685.68	3912.95	BOX TYPE A	875.00	871.91(NE)
606	4699.30	3939.68	MANHOLE	875.00	871.81(N&S&W)
611	4663.07	3404.59	BOX TYPE A	869.51	866.60(NW)
610	4663.07	3376.22	BOX TYPE A	869.51	866.51(NW&SE)
609	4723.06	3232.49	MANHOLE	868.50	866.09(SE&NW)

**BENCHMARK**

BM #V208 EL.: 870.93 CENTER OF STEEL PLATE  
W/CENTERLINE, CENTERLINE OF 131ST  
STREET & SPRING MILL ROAD.  
TBM # 1 EL.: 874.95 RAILROAD SPIKE CENTERLINE,  
CENTERLINE OF 136TH STREET & SPRING MILL ROAD.

**STORM SEWER PLAN**

SCALE: 1"=50'

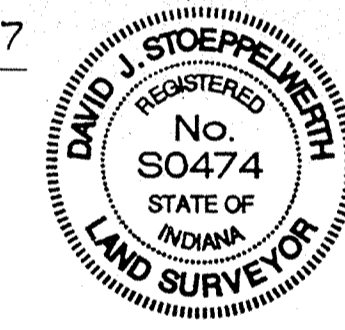


**STORM SEWER PROFILE**

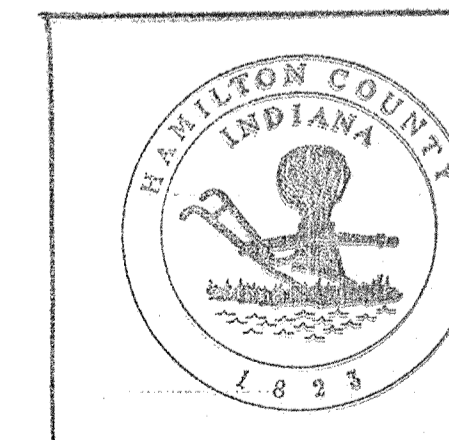
SCALE: HORIZ.: 1"=50'  
VERT.: 1"=5'

**RECORD DRAWING**

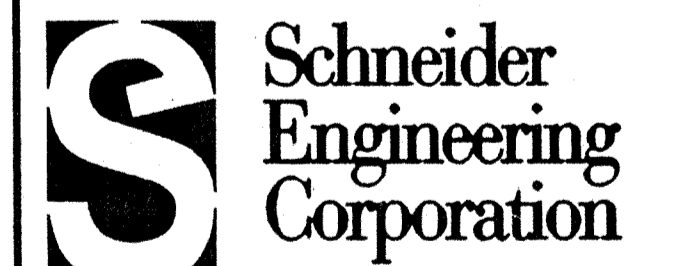
David J. Stoepelwerth 2-6-97  
DAVID J. STOEPELWERTH  
Registered Land Surveyor  
No. S0474



CERTIFIED BY: [Signature]  
EXCEPT FOR USES EXPRESSLY PERMITTED IN WRITING, INFORMATION SHOWN OR INCLUDED IN THIS DOCUMENT IS SOLELY THE PROPERTY OF SCHNEIDER ENGINEERING CORPORATION.



This information was gathered for input into the Hamilton County Geographical Information System. This document is considered an official record of the GIS.  
Entry Date: 2-23-04  
Entered by: JDH



3020 North Post Road  
Indianapolis, Indiana 46226-0068  
317-889-8282  
317-889-8010 Fax  
Engineering  
Surveying  
GIS + LIS  
Geology

A Partnered Entity with Bohlen, Meyer, Gibson & Associates, Incorporated

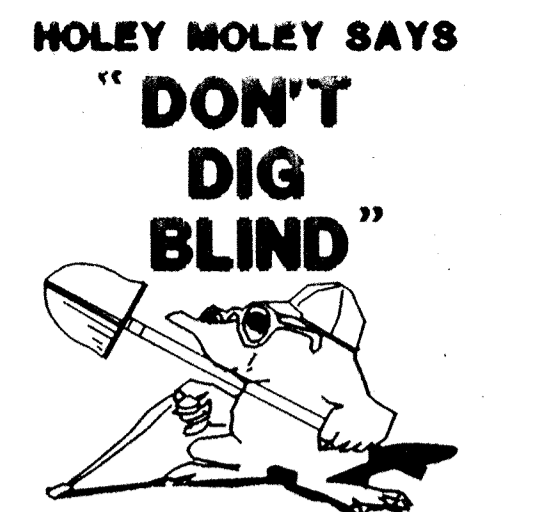
THE ESTRIDGE GROUP  
THE PARKS AT SPRINGMILL  
SECTION 5

**STORM SEWER PLAN & PROFILES**

Date: 6/14/96 Project No.: 907.05 Drawn: M.K. Approv.:

Computer Files  
J:\907\DWG\05\90705601  
REF: J:\907\DWG\05\050845E

Sheet No. 601  
JUL 14 1997  
OFFICE OF HAMILTON COUNTY SURVEYOR



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CALL TOLL FREE  
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FOR CALLS OUTSIDE OF INDIANA  
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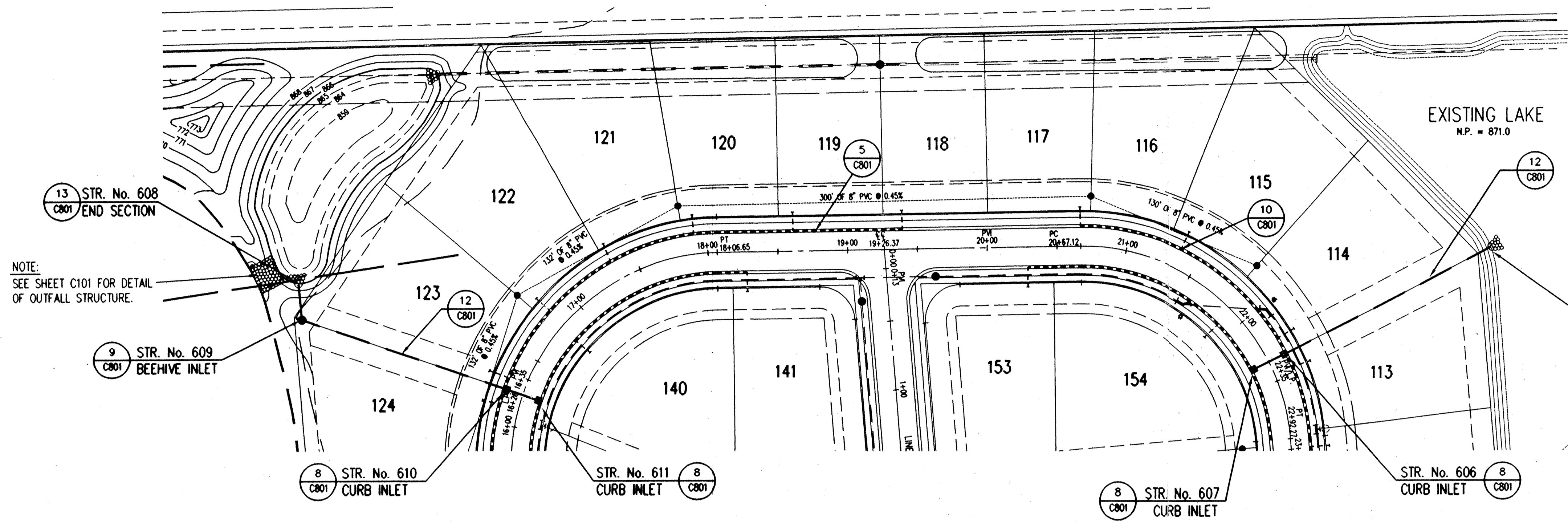
Revisions  
1. 07/26/96 REVISED PER I.A.C. COMMENTS B.E.T.  
2. DEC 10/23/96: THE TC FOR STR. # 609 WAS CHANGED TO 868.50.  
ADDED THE STRUCTURE DATA TABLE.  
2-6-97 AS-BUILT'S KCS

**BENCHMARK**

BM #V208 EL.: 870.93 CENTER OF STEEL PLATE  
W/CENTERLINE, CENTERLINE OF 131ST  
STREET & SPRING MILL ROAD.  
TBM # 1 EL.: 874.95 RAILROAD SPIKE CENTERLINE,  
CENTERLINE OF 136TH STREET & SPRING MILL ROAD.

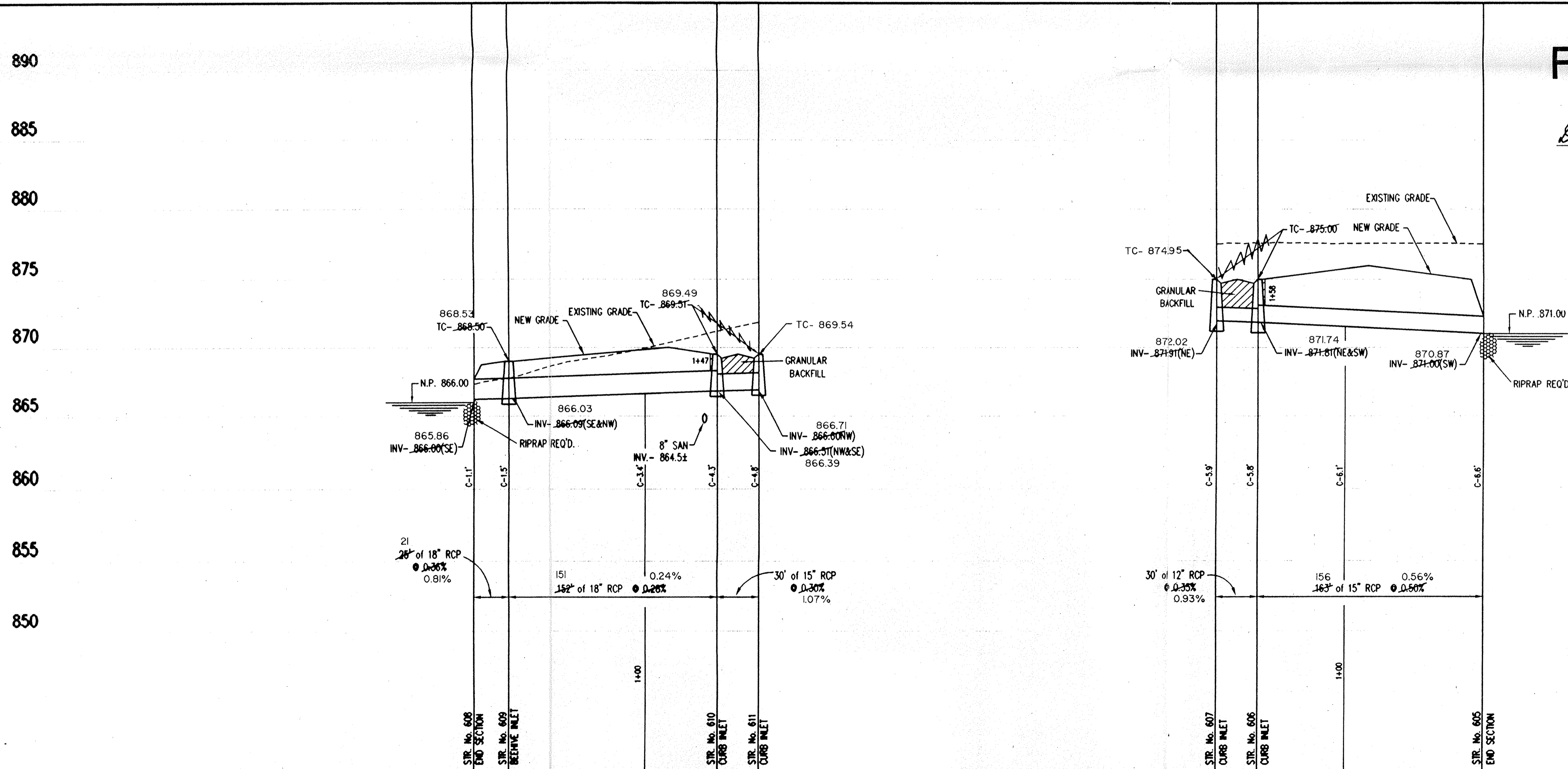
**STORM SEWER TABLE**

STR #	NORTHING	EASTING	TYPE	TC	INVERTS
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601	444954	353710	MANHOLE	870.20	867.02(N&E)
602	445926	366162	MANHOLE	872.35	867.33(N&W), 867.58(E)
603	446187	381623	MANHOLE	872.35	867.33(N&W), 868.98(E)
604	447161	381623	BOX TYPE A	874.00	870.23(W)
607	468568	391295	BOX TYPE A	875.00	871.91(N&E)
606	469920	393968	MANHOLE	876.00	871.81(N&S,W)
611	466380	340459	BOX TYPE A	869.51	866.60(N,W)
616	467357	337622	BOX TYPE A	869.51	866.51(N&W,SE)
609	472306	323249	MANHOLE	868.50	866.09(SE&NW)



**STORM SEWER PLAN**

SCALE: 1"=50'

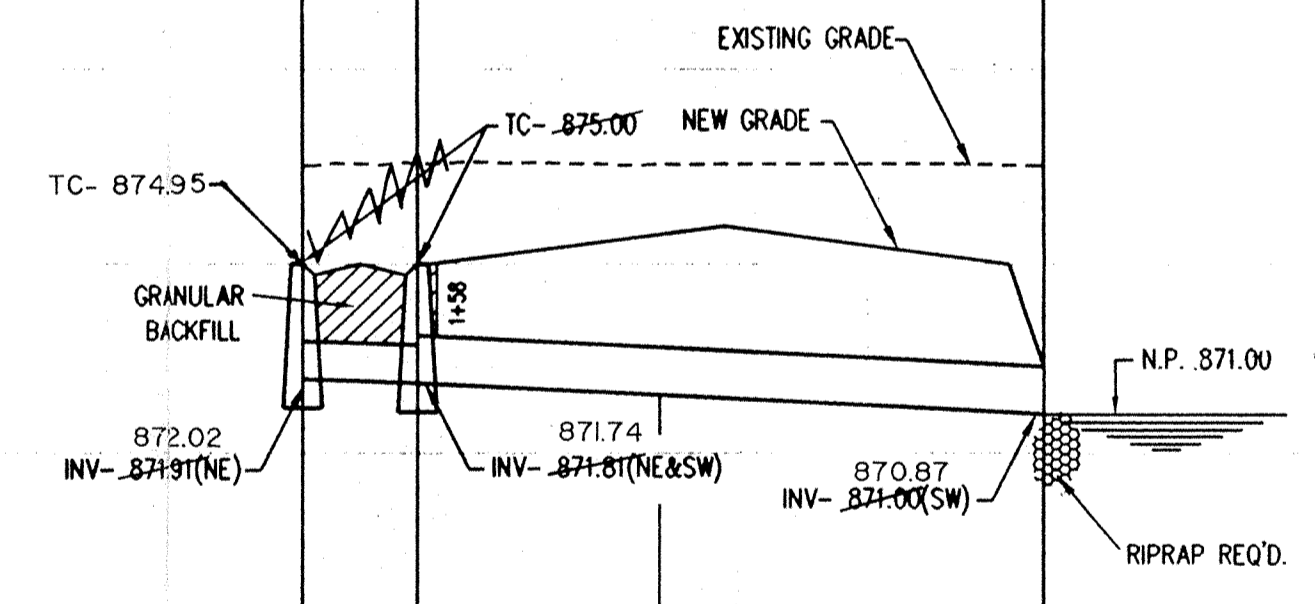
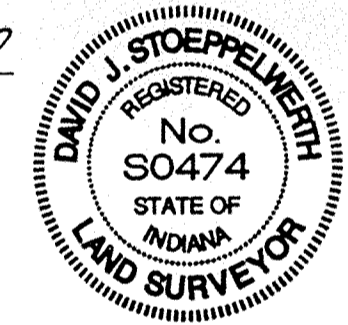


**STORM SEWER PROFILE**

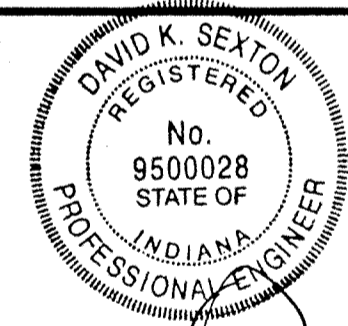
SCALE: **HORZ.: 1"=50'**  
**VERT.: 1"=5'**

**RECORD DRAWING**

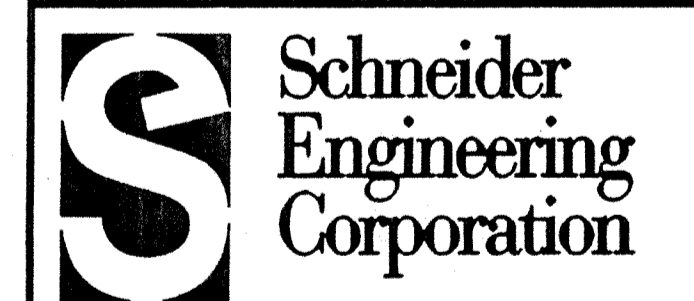
*David J. Stoepplwerth* 2-6-97  
DAVID J. STOEPPELWERTH DATE  
Registered Land Surveyor  
No. S0474



HAMILTON COUNTY INDIANA  
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Entry Date: 2-23-94  
Entered by: JDI



CERTIFIED BY *David K. Sexton* 6.28.96  
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THE PARKS AT SPRINGMILL  
SECTION 5

**STORM SEWER PLAN & PROFILES**

Date	Project No.	Drawn	Approv.
6/14/96	907.05	MJK	

Computer Files  
J:\907\DWG\05\90705602  
XREF:  
J:\907\DWG\05\05608AE

Sheet No.  
**C602E**  
JUL 14 1997