

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

April 3, 2017

To: Hamilton County Drainage Board

Re: Sly Run Drain – George Booth Arm 2 – Ashford Place Section 2 Reconstruction

Attached is a petition from CalAtlantic of Indiana, Inc., along with plans, non-enforcement request, calculations, and quantity summary for the proposed reconstruction of George Booth Arm 2 Arm of the Sly Run Drain. The proposal is to construct a new arm to serve as the site outlet and remove part of the drain for the development of Ashford Place Section 2.

A breather will be set on the existing 5" tile at Sta. 2+35 and the tile removed running south west into Ashford Place Section 2. The drainage from Ashford Place Section 2 will be picked up with the drainage system being installed with the development and within the jurisdiction of the City of Westfield. The Ashford Place Section 2 outlet will be the new arm described below.

The new line will consist of the following: starting at the pond outlet, Structure 860, with 50 feet of 18" RCP to Str. 861, then 357 feet of 18" RCP to Str. 862, then 378 feet of 24" RCP to Str. 863, which is an end section discharging at beginning of the George Booth open channel. This is as shown of sheets C201 & C602 of the construction plans for Ashford Place, Section 2, by Stoepelwerth & Associates, dated 12/2/2016, and having job number 51940CAL-S2.

The total length of new tile shall be 785 feet. The 235 feet of original drain between Sta. 0+00 and Sta. 2+35, per the original 1905 legal description shall be vacated. This proposal will add an additional 550 feet to the Sly Run Drain, George Booth Arm total length.

The cost of the relocation is to be paid by CalAtlantic of Indiana, Inc.

The petitioner has provided the Performance Bond as follows:

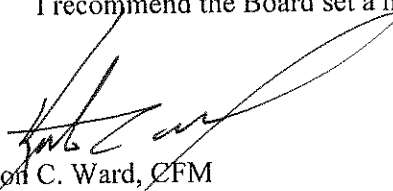
Bonding Agent: Continental Insurance Company
Bond Date: March 20, 2017
Bond Number: 30007175
For: Offsite Legal Drain Reconstruction
Bond Amount: \$44,852.40

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.

The off-site easement across parcels 08-06-29-00-00-010.001, owned by Michael A. & Jacqueline K Huser, and 08-06-29-00-00-010.006, owned by Mary K Hession, are recorded as instrument numbers 2015027535 and 2015027534, respectively.

I recommend that upon approval of the above proposed drain that the Board also approve the attached non-enforcement request. The request will be for the reduction of the regulated drain easement to those easement widths as shown on the secondary plat for Ashford Place Section 2 as recorded in the office of the Hamilton County Recorder.

I recommend the Board set a hearing for this matter for May 22, 2017.



Kenton C. Ward, CFM
Hamilton County Surveyor

KCW/pll

HAMILTON COUNTY DRAINAGE BOARD
NOBLESVILLE, INDIANA

FILED

JAN 10 2017

OFFICE OF HAMILTON COUNTY SURVEYOR

IN RE: Ashford Place, Section 2)
Hamilton County, Indiana)

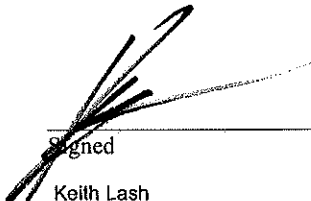
PETITION FOR RELOCATION AND RECONSTRUCTION

CalAtlantic of Indiana, Inc. (hereinafter Petitioner"),

hereby petitions the Hamilton County Drainage Board for authority to relocate and improve a section of the Sly Run Regulated Drain, and in support of said petition advises the Board that:

1. Petitioner owns real estate through which a portion of the Sly Run Regulated 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 Sly Run Regulated 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 Sly Run Regulated Drain, without cost to other property owners on the watershed of the Sly Run Regulated Drain.

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


Signed
Keith Lash
Printed

FINDINGS AND ORDER

CONCERNING THE PARTIAL VACATION OF THE

Sly Run Drain, George Burke Arm 2,
Ashford Place Section 2 Reconstruction

Station 0+00 to Station 2+35

On this 22nd day of May, 2017, the Hamilton County Drainage Board has held a hearing on the Maintenance Report and Schedule of Assessments of the Sly Run Drain, George Burke Arm 2, Ashford Place Section 2 Reconstruction - Station 0+00 to Station 2+35.

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 Sly Run Drain, George Burke Arm 2, Ashford Place Section 2 Reconstruction - Station 0+00 to Station 2+35.

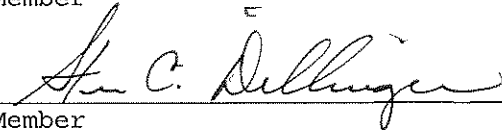
HAMILTON COUNTY DRAINAGE BOARD



President



Member



Member

Attest:



STATE OF INDIANA)
) ss:
COUNTY OF HAMILTON)

BEFORE THE HAMILTON COUNTY
DRAINAGE BOARD
NOBLESVILLE, INDIANA

IN THE MATTER OF THE
RECONSTRUCTION OF THE
*Sly Run Drain, George Burke Arm 2 - Ashford Place Section 2
Reconstruction*

FINDINGS AND ORDER FOR RECONSTRUCTION

The matter of the proposed Reconstruction of the *Sly Run Drain, George Burke Arm 2, Ashford Place Section 2 Reconstruction* came before the Hamilton County Drainage Board for hearing on *May 22, 2017*, on the Reconstruction Report consisting of the report and the Schedule of Damages and Assessments. The Board also received and considered the written objection of an owner of certain lands affected by the proposed Reconstruction, said owner being:

Evidence was heard on the Reconstruction Report and on the aforementioned objections.

The Board, having considered the evidence and objections, and, upon motion duly made, seconded and unanimously carried, did find and determine that the costs, damages and expenses of the proposed Reconstruction will be less than the benefits accruing to the owners of all land benefited by the Reconstruction.

The Board having considered the evidence and objections, upon motion duly made, seconded and unanimously carried, did adopt the Schedule of Assessments as proposed, subject to amendment after inspection of the subject drain as it relates to the lands of any owners which may have been erroneously included or omitted from the Schedule of Assessments.

The Board further finds that it has jurisdiction of these proceedings and that all required notices have been duly given or published as required by law.

Wherefore, it is ORDERED, that the proposed Reconstruction of the *Sly Run Drain, George Burke Arm 2, Ashford Place Section 2 Reconstruction* be and is hereby declared established.

Thereafter, the Board made inspection for the purpose of determining whether or not the lands of any owners had been erroneously included or excluded from the Schedule of Assessments. The Board finds on the basis of the reports and findings at this hearing as follows:

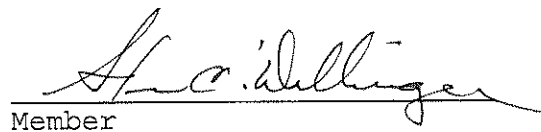
HAMILTON COUNTY DRAINAGE BOARD



PRESIDENT



Member



Member

ATTEST:


Executive Secretary

Storm Sewer

SITE WORK BID FORM

Project: ASHFORD PLACE 2

Plans Date: 12/2/2016

Latest Revision:

Contractor: UNITED INFRASTRUCTURE, LLC

Bid Date: 1/17/2017

WORK ITEM DESCRIPTION	QTY	UNIT	UNIT PRICE	TOTAL
STORM SEWER				
STD CURB INLET	8	EA	\$2,600.00	\$20,800
STD BEEHIVE INLET	8	EA	\$2,250.00	\$18,000
STD MANHOLES	5	EA	\$2,350.00	\$11,750
DOUBLE CURB INLET	4	EA	\$3,700.00	\$14,800
OUTLET CONTROL STRUCTURE	1	EA	\$2,800.00	\$2,800
12" RCP	689	LF	\$24.00	\$16,536
15" RCP	626	LF	\$27.00	\$16,902
18" RCP	1014	LF	\$31.00	\$31,434
24" RCP	574	LF	\$40.00	\$22,960
27" RCP	163	LF	\$49.00	\$7,987
15" END SECTION W/ TOE WALL	2	EA	\$1,200.00	\$2,400
18" END SECTION W/ TOE WALL	2	EA	\$1,350.00	\$2,700
24" END SECTION W/ TOE WALL	1	EA	\$1,600.00	\$1,600
27" END SECTION W/ TOE WALL	1	EA	\$1,750.00	\$1,750
SAND BEDDING	493	TONS	\$13.00	\$6,409
STRUCTURE BACKFILL	270	TONS	\$22.00	\$5,940
GRANULAR FILL	130	TONS	\$18.00	\$2,340
RIP-RAP	60	TONS	\$33.00	\$1,980
THREE WAY CONNECTS	2	EA	\$400.00	\$800
TIE-IN	1	EA	\$2,200.00	\$2,200
CLEAN & TV	3066	LF	\$2.00	\$6,132
STORM SEWER SUBTOTAL				\$198,220

Drain Reconstruction

417 LF - 18" RCP @ \$31.00 / LF = \$12,927.00

393 LF - 24" RCP @ \$40.00 / LF = \$15,720.00

24" End Section w/Toe Wall = \$1,600.00

Outlet Control Structure = \$2,800.00

Standard Manhole = \$2,350.00

Rip Rap at Outlet = \$1,980.00

TOTAL DRAIN RECONSTRUCTION = \$37,377.00

PERFORMANCE BOND AMOUNT (120%) = \$44,852.40

1/17/2017

FILED



APR 04 2017

SUBDIVISION BOND

OFFICE OF HAMILTON COUNTY SURVEYOR

Bond No.: 30007175

Principal Amount: \$44,852.40

KNOW ALL MEN BY THESE PRESENTS, that we CalAtlantic Homes of Indiana, Inc., 9025 N. River Road, Suite 100, Indianapolis, IN 46240 as Principal, and The Continental Insurance Company, 4150 N. Drinkwater Blvd., Suite 105, Scottsdale, AZ 85251, a Pennsylvania Corporation, as Surety, are held and firmly bound onto Hamilton County Board of Commissioners, One Hamilton County Square, Noblesville, IN, 46060, as Obligee, in the penal sum of Forty Four Thousand Eight Hundred Fifty Two and 40/100 Dollars (\$44,852.40), lawful money of the United States of America, for the payment of which will and truly to be made, we bind ourselves, our heirs, executors, administrators, successors, and assigns, jointly and severally, firmly by these presents.

WHEREAS, CalAtlantic Homes of Indiana, Inc. has agreed to construct in Ashford Place, Section 2 Subdivision, in Hamilton County, IN the following improvements:

Legal Drain Reconstruction

NOW, THEREFORE, THE CONDITION OF THIS OBLIGATION IS SUCH, that if the said Principal shall construct, or have constructed, the improvement 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 until released by the Obligee, and the Surety, upon receipt of a resolution of the Obligee indicating that the improvements have not been installed or completed per the requirement of the Obligee, 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, but only by doing a rider to this original bond.

Signed, sealed and dated, this 20th day of March, 2017.

CalAtlantic Homes of Indiana, Inc.

The Continental Insurance Company

Principal

Surety

By: _____

By: _____

Name and Title: KENTON LASH
VICE PRESIDENT

Name and Title: Tracy Aston, Attorney-in-Fact



CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

A Notary Public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

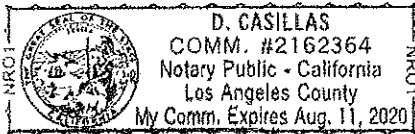
State of California

County of Los Angeles

On MAR 20 2017 before me, D. Casillas, Notary Public, personally appeared Tracy Aston who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature *D. Casillas*
Signature of Notary Public

POWER OF ATTORNEY APPOINTING INDIVIDUAL ATTORNEY-IN-FACT



Know All Men By These Presents, That The Continental Insurance Company, a Pennsylvania insurance company, is a duly organized and existing insurance company having its principal office in the City of Chicago, and State of Illinois, and that it does by virtue of the signature and seal herein affixed hereby make, constitute and appoint

Tracy Aston, Tom Branigan, Edward C Spector, Kristine Mendez, Daravy Mady, Lisa K Crail, Simone Gerhard, B Aleman, Benjamin Lee Wolfe, K D Conrad, Individually

of Los Angeles, CA, its true and lawful Attorney(s)-in-Fact with full power and authority hereby conferred to sign, seal and execute for and on its behalf bonds, undertakings and other obligatory instruments of similar nature

- In Unlimited Amounts -

and to bind them thereby as fully and to the same extent as if such instruments were signed by a duly authorized officer of the insurance company and all the acts of said Attorney, pursuant to the authority hereby given is hereby ratified and confirmed.

This Power of Attorney is made and executed pursuant to and by authority of the By-Law and Resolutions, printed on the reverse hereof, duly adopted, as indicated, by the Board of Directors of the insurance company.

In Witness Whereof, The Continental Insurance Company has caused these presents to be signed by its Vice President and its corporate seal to be hereto affixed on this 9th day of June, 2015.

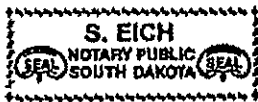


The Continental Insurance Company

Paul T. Bruflat Vice President

State of South Dakota, County of Minnehaha, ss:

On this 9th day of June, 2015, before me personally came Paul T. Bruflat to me known, who, being by me duly sworn, did depose and say: that he resides in the City of Sioux Falls, State of South Dakota; that he is a Vice President of The Continental Insurance Company, a Pennsylvania insurance company, described in and which executed the above instrument; that he knows the seal of said insurance company; that the seal affixed to the said instrument is such corporate seal; that it was so affixed pursuant to authority given by the Board of Directors of said insurance company and that he signed his name thereto pursuant to like authority, and acknowledges same to be the act and deed of said insurance company.



My Commission Expires February 12, 2021

S. Eich Notary Public

CERTIFICATE

I, D. Bult, Assistant Secretary of The Continental Insurance Company, a Pennsylvania insurance company, do hereby certify that the Power of Attorney herein above set forth is still in force, and further certify that the By-Law and Resolution of the Board of Directors of the insurance company printed on the reverse hereof is still in force. In testimony whereof I have hereunto subscribed my name and affixed the seal of the said insurance company this _____ day of _____, MAR 20 2017.



The Continental Insurance Company

D. Bult Assistant Secretary

180
④
100 mm

2015027534 EASEMENTS \$19.00
06/08/2015 01:56:06P 4 PGS
Jennifer Hayden
HAMILTON County Recorder IN
Recorded as Presented

DRAINAGE EASEMENT

THIS INDENTURE WITNESSETH: That Mary K. Hession

(referred to herein as the "Grantor") for good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, does hereby convey to the Board of Commissioners of Hamilton County, ("Grantee") a non-exclusive perpetual easement through, upon, over, along and across the following described real property located in Hamilton County, Indiana, ("the Easement") to-wit;

See Exhibit A & B

This Easement is granted for the purpose of providing overland or subsurface paths and courses for the construction, maintenance, preservation of storm drainage. The Grantor reserves for themselves and their successors and assigns the right to use the Easement for any uses which are not inconsistent with the purposes herein. However, in the event the Grantor, or their successors, elect or desire to do any construction or alterations to the Real Estate within the Easement, they shall do so only upon approval of the Grantee. The Grantor further agrees that they shall not grant any easements to any other utilities, or other persons, through the real estate described herein, without the consent of the Grantees, and if said grants are given, those easements shall be subject to the Grantee's rights to regulate and permit construction or alteration with the Easement.

In the event the Grantee, its employees, or contractors are required to come upon the real estate contained in the Easement to replace, restore, or clear any drainage structures, ditches, drains, or swales contained therein, the Grantee shall only be liable to restore the Grantor's real estate to its previous grade, and to re-seed and undertake erosion control measures as are required by 327 IAC15-5 as amended. The Grantee, its employees, or contractors shall not be liable to Grantor, or his successor in title, for any improvements to the real estate, landscaping, sod, or any other improvements within the Easement which are damaged in the course of the repair of the drainage structure, ditches, drains, or swales contained in the Easement area.

1 of 4

Form revised 01/02/02

Adobe PDF Ffillable Form

This Drainage Easement and the agreements herein shall run with the land and shall be binding upon and inure to the benefit of the Grantor and its successors and assigns and upon the Grantee and its successors.

IN WITNESS WHEREOF, The Grantor has executed this Drainage Easement on this 30 day of May, 20 15.

GRANTOR

* Mary K. Hession
MARY K. Hession

STATE OF INDIANA)
) SS:
COUNTY OF HAMILTON)

Subscribed and sworn to before me, a Notary Public this 30th day of May, 2015 personally appeared the within named Mary K. Hession and acknowledged the execution of the foregoing document.

WITNESS my hand and official seal.



Lisa Wright
Notary Public,
Residing in Hamilton County, IN

My Commission Expires:

Sep. 24, 2015

This instrument prepared by Michael A. Howard, Attorney at Law, 694 Logan Street, P.O. Box 309, Noblesville, Indiana 46060, (317) 773-4212.

Adobe PDF Ffillable Form

"I affirm, under the penalties for perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law."

2 of 4
Form revised 01/02/02

(name) Michael A. Howard


EXHIBIT 'A'
Drainage Easement

DRAINAGE EASEMENT

A part of the Southeast Quarter of Section 29, Township 19 North, Range 4 East, located in Washington Township, Hamilton County, Indiana, described as follows:

Commencing at the Northeast corner of the Southeast quarter of said Section 29; thence South 00 degrees 21 minutes 32 seconds West along the East line of said Southeast quarter 935.34 feet to the POINT OF BEGINNING of this description; thence continuing South 00 degrees 21 minutes 32 seconds West along said East line 15.00 feet to the South line of the grantor's land as recorded in Instrument Number 2006-067322 in the Office of the Recorder of Hamilton County, Indiana; thence along the boundary of said grantor's land by the next three(3) courses: 1) North 89 degrees 23 minutes 32 seconds West 397.86 feet; 2) South 00 degrees 21 minutes 32 seconds West parallel with the aforesaid East line 328.46 feet to the South line of the aforesaid grantor's land 3) North 89 degrees 23 minutes 32 seconds West along said South line 15.00 feet; thence North 00 degrees 21 minutes 32 seconds East parallel with the aforesaid East line 325.42 feet; thence North 22 degrees 02 minutes 50 seconds West 80.77 feet; thence North 67 degrees 57 minutes 10 seconds East 30.00 feet; thence South 22 degrees 02 minutes 50 seconds East 73.75 feet; thence South 89 degrees 23 minutes 32 seconds East parallel with the aforesaid South line 387.80 feet to the aforesaid said East line also being the place of beginning, containing 0.303 acres, more or less. Subject to all other easements, restrictions and rights-of-way of record.

05/04/15


Dennis D. Olmstead
Registered Land Surveyor
No. 900012
5/6/2015



This instrument was prepared by Dennis D. Olmstead, PLS.

I affirm, under the penalties for perjury, that I have taken reasonable care to redact each social security number in this document, unless required by law.

Dennis D. Olmstead, PLS.


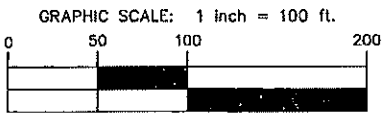
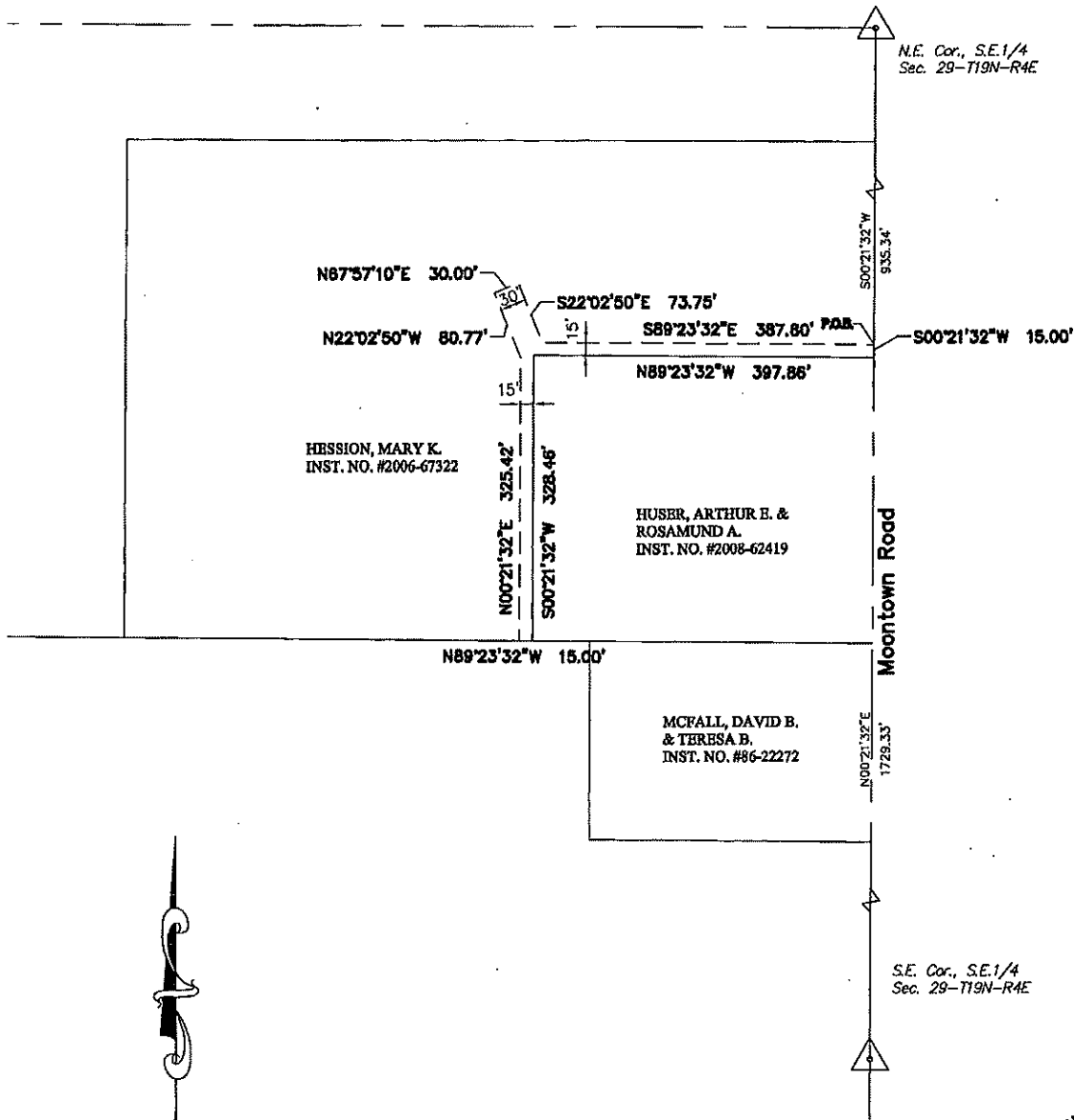
 STOEPPELWERTH ALWAYS ON 7965 East 106th Street, Fishers, IN 46038-2505 phone: 317.849.5935 fax: 317.849.5942	JOB NO. 51940SSG	PAGE
	DRAWN BY: KJJM	2
	CHECKED BY: BKR	
	DATE DRAWN: 05/01/15	
	FIELDWORK DATE:	
	OF 3 SHEETS 4	

EXHIBIT 'B'
Drainage Easement



Dennis D. Olmstead
Dennis D. Olmstead
Registered Land Surveyor
No. 900012
5/6/2015



NOTE: This drawing is not intended to represent a retracement survey, an original boundary survey, a route survey or a surveyor's location report.

<p>STOEPPELWERTH</p> <p>ALWAYS ON</p> <p>7965 East 106th Street, Fishers, IN 46038-2505 phone: 317.849.5935 fax: 317.849.5942</p>	JOB NO. 51940SSG	PAGE
	DRAWN BY: KJJM	1
	CHECKED BY: BKR	
	DATE DRAWN: 05/01/15	
	FIELDWORK DATE:	OF 4 SHEETS 4

DRAINAGE EASEMENT

1800
④
100km

THIS INDENTURE WITNESSETH: That Michael A. Huser

(referred to herein as the "Grantor") for good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, does hereby convey to the Board of Commissioners of Hamilton County, ("Grantee") a non-exclusive perpetual easement through, upon, over, along and across the following described real property located in Hamilton County, Indiana, ("the Easement") to-wit;

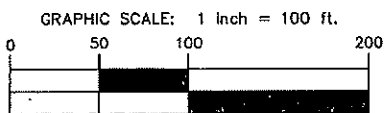
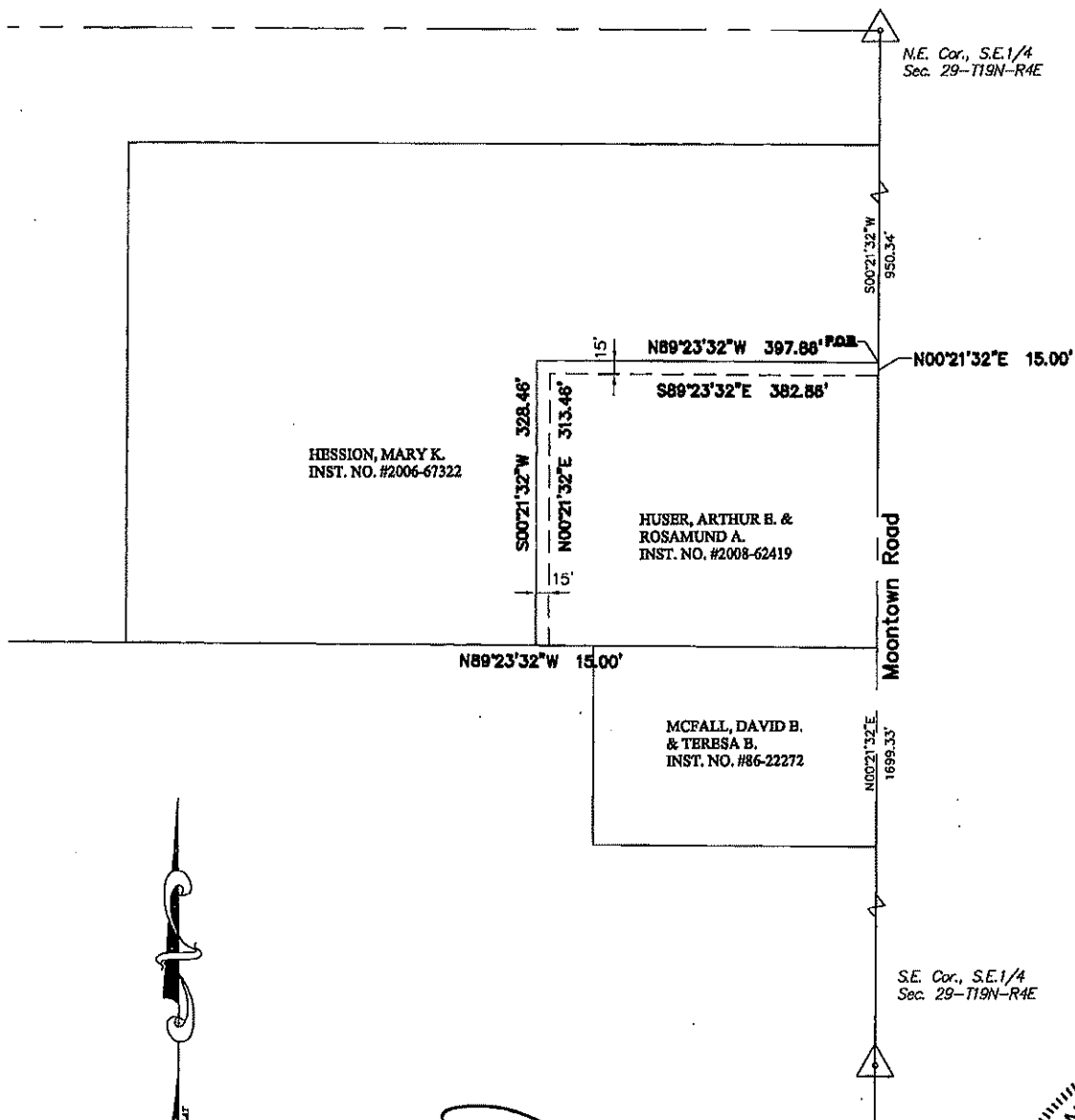
See Exhibit A & B

This Easement is granted for the purpose of providing overland or subsurface paths and courses for the construction, maintenance, preservation of storm drainage. The Grantor reserves for themselves and their successors and assigns the right to use the Easement for any uses which are not inconsistent with the purposes herein. However, in the event the Grantor, or their successors, elect or desire to do any construction or alterations to the Real Estate within the Easement, they shall do so only upon approval of the Grantee. The Grantor further agrees that they shall not grant any easements to any other utilities, or other persons, through the real estate described herein, without the consent of the Grantees, and if said grants are given, those easements shall be subject to the Grantee's rights to regulate and permit construction or alteration with the Easement.

In the event the Grantee, its employees, or contractors are required to come upon the real estate contained in the Easement to replace, restore, or clear any drainage structures, ditches, drains, or swales contained therein, the Grantee shall only be liable to restore the Grantor's real estate to its previous grade, and to re-seed and undertake erosion control measures as are required by 327 IAC15-5 as amended. The Grantee, its employees, or contractors shall not be liable to Grantor, or his successor in title, for any improvements to the real estate, landscaping, sod, or any other improvements within the Easement which are damaged in the course of the repair of the drainage structure, ditches, drains, or swales contained in the Easement area.

Adobe PDF Ffillable Form

EXHIBIT 'B'
15' Drainage Easement



Dennis D. Olmstead
 Dennis D. Olmstead
 Registered Land Surveyor
 No. 900012
 5/6/2015



NOTE: This drawing is not intended to represent a retracement survey, an original boundary survey, a route survey or a surveyor's location report.

 STOEPPELWERTH ALWAYS ON 7965 East 106th Street, Fishers, IN 46038-2505 phone: 317.849.5935 fax: 317.849.5942	JOB NO. 51940SSG	PAGE 1 OF 3 SHEETS 4
	DRAWN BY: KJJM	
	CHECKED BY: BKR	
	DATE DRAWN: 05/01/15	
	FIELDWORK DATE:	

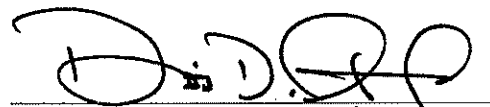
EXHIBIT 'A'
15' Drainage Easement

DRAINAGE EASEMENT

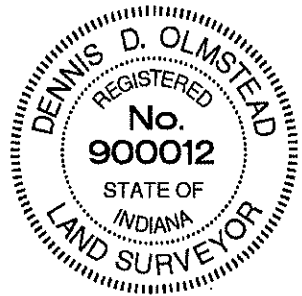
A part of the Southeast Quarter of Section 29, Township 19 North, Rang 4 East, located in Washington Township, Hamilton County, Indiana, more particularly described as follows:

Commencing at the Northeast corner of the Southeast quarter of said Section 29; thence South 00 degrees 21 minutes 32 seconds West along the East line of said Southeast quarter 950.34 feet to the North line of the grantor's land as recorded in Instrument Number 2008-062419 in the Office of the Recorder of Hamilton County, Indiana also being the POINT OF BEGINNING of this description; thence along the boundary of said grantor's land by the next three(3) courses: 1) North 89 degrees 23 minutes 32 seconds West 397.86 feet; 2) South 00 degrees 21 minutes 32 seconds West parallel to the aforesaid East line 328.46 feet to the South line of the aforesaid grantors land; 3) North 89 degrees 23 minutes 32 seconds West along said South line 15.00 feet; thence North 00 degrees 21 minutes 32 seconds East parallel with the aforesaid East line 313.46 feet; thence South 89 degrees 23 minutes 32 seconds East parallel with the aforesaid North line of the grantor's land 382.86 feet to the aforesaid East line; thence North 00 degrees 21 minutes 32 seconds East 15.00 feet along said East line to the place of beginning, containing 0.244 acres, more or less. Subject to all other easements, restrictions and rights-of-way of record.

05/04/15




 Dennis D. Olmstead
 Registered Land Surveyor
 No. 900012



This instrument was prepared by Dennis D. Olmstead, PLS.

I affirm, under the penalties for perjury, that I have taken reasonable care to redact each social security number in this document, unless required by law.

Dennis D. Olmstead, PLS.

 <p>STOEPPELWERTH</p> <p>ALWAYS ON</p> <p>7965 East 106th Street, Fishers, IN 46038-2505 phone: 317.849.5935 fax: 317.849.5942</p>	JOB NO. 51940SSG	PAGE
	DRAWN BY: KJJM	<p>2</p>
	CHECKED BY: BKR	
	DATE DRAWN: 05/01/15	
	FIELDWORK DATE:	
		OF 4 SHEETS

BEFORE THE HAMILTON COUNTY DRAINAGE BOARD
IN THE MATTER OF

*Sly Run Drain, George Booth Arm 2,
Ashford Place Section 2 Reconstruction*

NOTICE

To Whom It May Concern and: _____

Notice is hereby given of the hearing of the Hamilton County Drainage Board concerning the reconstruction of the **Sly Run Drain, George Booth Arm 2, Ashford Place Section 2 Reconstruction** on May 22, 2017 at 9:05 A.M. in Commissioners Court, Hamilton County Judicial Center, One Hamilton County Square, Noblesville, Indiana. Construction and maintenance reports of the Surveyor and the Schedule of Assessments proposed 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

STATE OF INDIANA)
) SS BEFORE THE HAMILTON
)
COUNTY OF HAMILTON) DRAINAGE BOARD

IN THE MATTER OF Sly Run Drain, George Booth Arm 2, Ashford
Place Section 2 Reconstruction

NOTICE

Notice is hereby given that the Hamilton County Drainage Board at its regular meeting **May 22, 2017** adopted the reconstruction report of the Surveyor and the Amended Schedule of damages and assessments including annual assessment for periodic maintenance, finding that the costs, damages and expense of the proposed improvement would be less than the benefits which will result to the owner of lands benefited thereby.

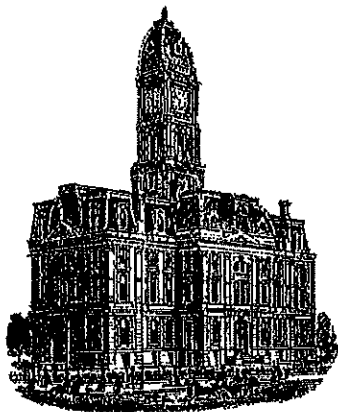
The Board issued an order declaring the proposed improvement established. Such findings and order were marked filed and are available for inspection in the Office of the Hamilton County Surveyor.

If judicial review of the findings and order of the Board is not requested pursuant to Article VIII of the 1965 Indiana Drainage Code as amended within twenty (20) days from the date of publication of this notice, the findings and order shall become conclusive.

HAMILTON COUNTY DRAINAGE BOARD

BY: Mark Heirbrandt
PRESIDENT

ATTEST: Lynette Mosbaugh
SECRETARY



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

May 29, 2018

Re: Sly Run Drain: George Booth Arm 2 – Ashford Place Reconstruction

Attached are as-built, certificate of completion & compliance, and other information for Ashford Place Section 2 Reconstruction. 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 April 3, 2017. The report was approved by the Board at the hearing held May 22, 2017. (See Drainage Board Minutes Book 17, Pages 351-353) The changes are as follows: the 18" RCP was shortened from 407 feet to 404 feet. The 24" RCP was shortened from 378 feet to 365 feet. The length of the drain due to the changes described above is now **769 feet**.


The non-enforcement was approved by the Board at its meeting on May 22, 2017 and recorded under instrument #2017043577.

The following sureties were guaranteed by Continental Insurance Company and released by the Board on its June 11, 2018 meeting.

Bond-LC No: 30007175
 Amount: \$44,852.40
 For: Storm Sewers & SSD
 Issue Date: March 20, 2017

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

FILED

MAY 04 2018

OFFICE OF HAMILTON COUNTY SURVEYOR

To: Hamilton County Surveyor

Re: Ashford Place, Section 2

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.

Signature:  Date: 5/4/2018

Type or Print Name: Dennis D. Olmstead

Business Address: Stoepelwerth & Associates, Inc.

7965 East 106th Street, Fishers, Indiana 46038

Telephone Number: (317) 849-5935

SEAL

INDIANA REGISTRATION NUMBER



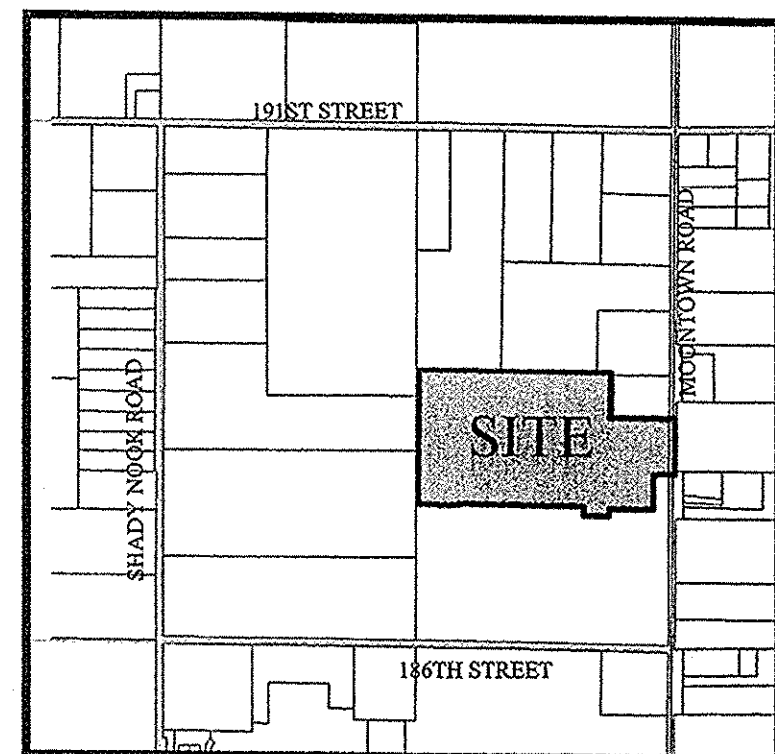
900012

ASHFORD PLACE SECTION 2

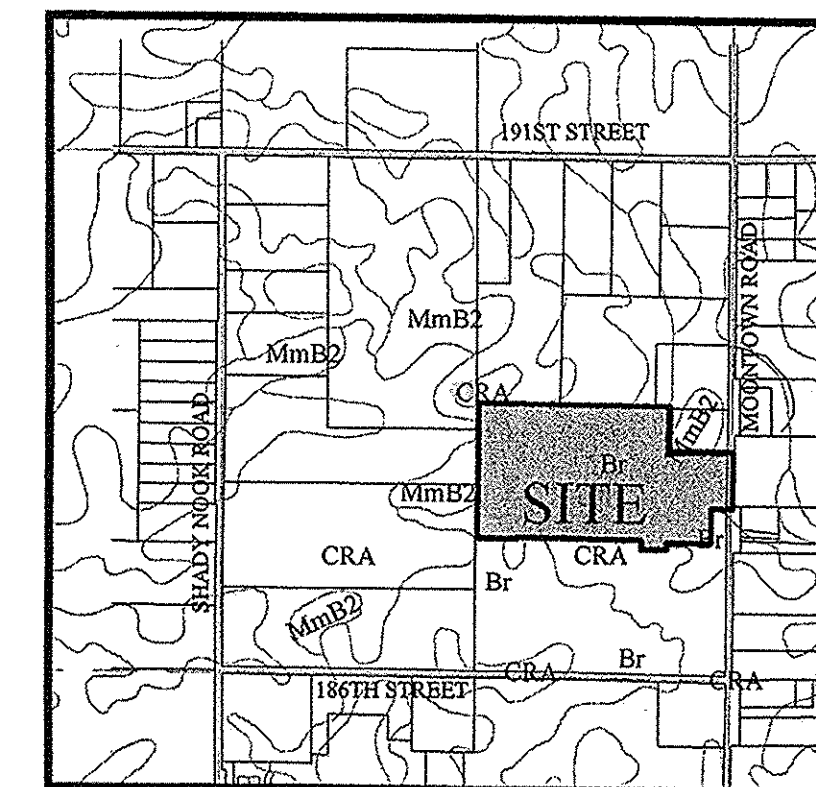
(Formerly known as Andover North Sec. 6 & 7)

Developed by:
CalAtlantic Homes of Indiana, Inc.
9025 North River Road, Suite 100
Indianapolis, Indiana 46240
Phone: (317) 846-4281
Contact Person: Keith Lash

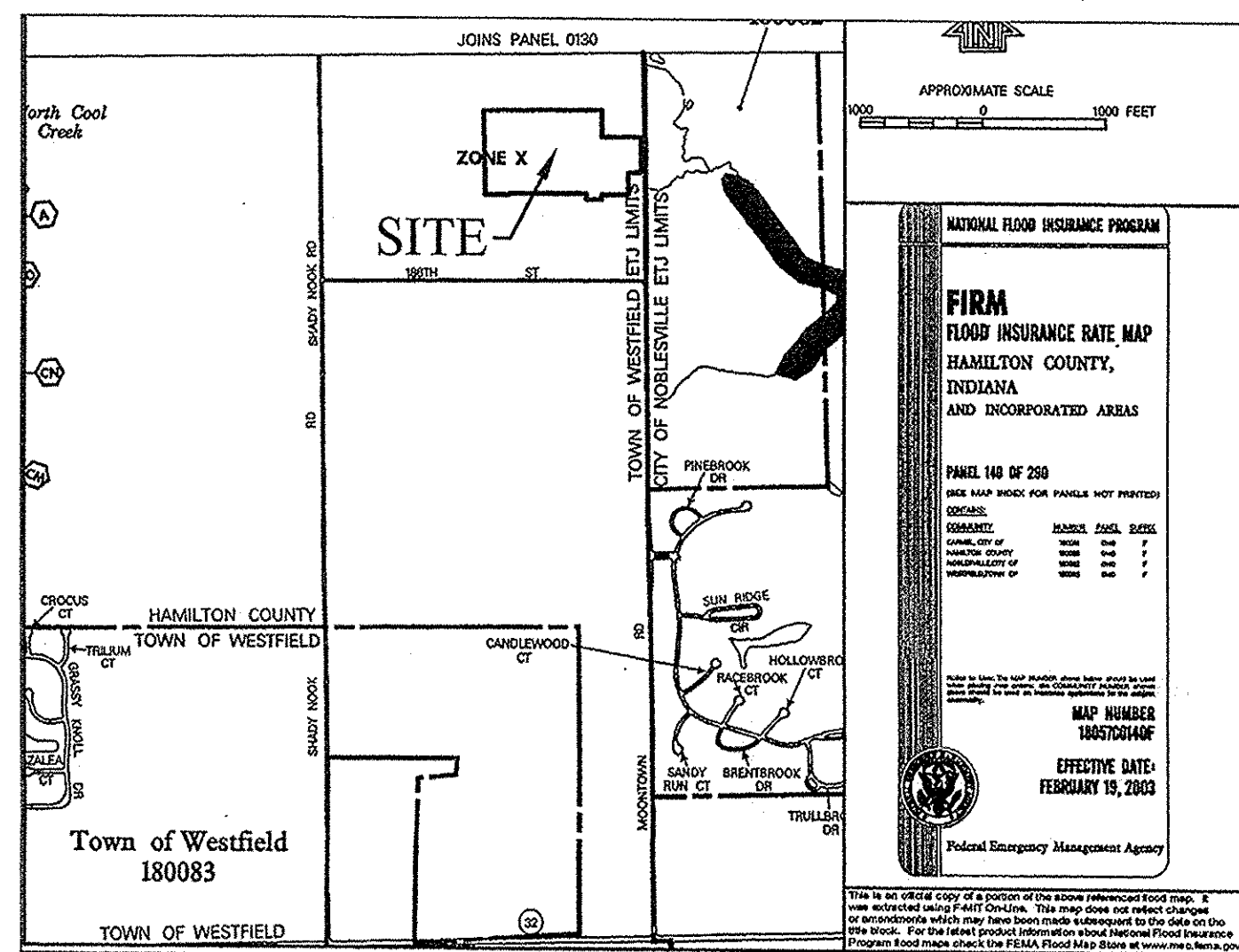
RECORD DRAWING



LOCATION MAP
SCALE: 1"=1000'



SOILS MAP
SCALE: 1"=1000'



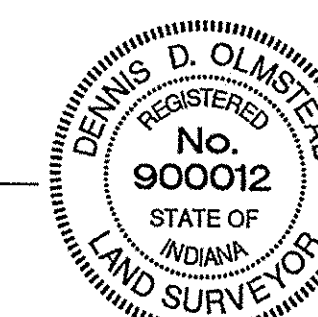
The site does not lie within a floodplain, floodway, or floodway fringe. The information was obtained from Flood Insurance Rate Map Panel 18057C0120 F for Hamilton County, Indiana.

FLOOD MAP
N.T.S.

ALL CONTRACTORS SHALL REVIEW CITY OF WESTFIELD STANDARDS AND SPECIFICATIONS PRIOR TO BIDDING ON THIS PROJECT. ADDITIONAL SPECIFICATIONS, NOT INCLUDED IN THIS SET OF PLANS, MAY BE REQUIRED.
<http://www.westfield.in.gov/egov/apps/document/center.egov?view=item;id=50>

THE PRESENCE OF A CITY OF WESTFIELD REVIEW AND ACCEPTANCE STAMP ON PLANS DOES NOT RELIEVE THE CONTRACTOR OR DEVELOPER FROM COMPLIANCE OF THE "CITY OF WESTFIELD CONSTRUCTIONS STANDARDS, LATEST EDITION". THIS REVIEW ONLY DESIGNATES THAT THE GENERAL CONFORMANCE WITH DESIGN AND SPECIFICATIONS HAVE BEEN MET. FIELD CHANGES MAY BECOME NECESSARY IN ORDER TO COMPLY WITH THE DETAILED CITY OF WESTFIELD SPECIFICATIONS.

Dennis D. Olmstead
Registered Land Surveyor
No. 900012
6/29/2017



UTILITY CONTACTS

Vectren Energy
P.O. Box 1700
Noblesville, Indiana 46061
Contact: Resa Glover / Chad Miller
Ph: (317) 776-5550

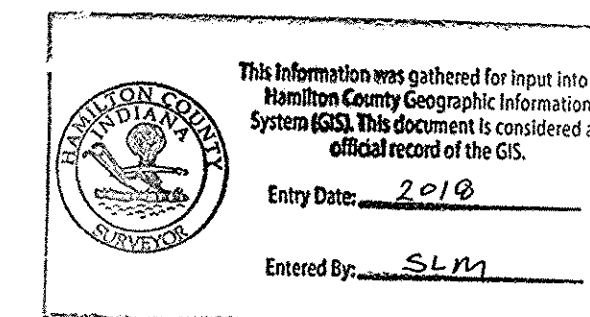
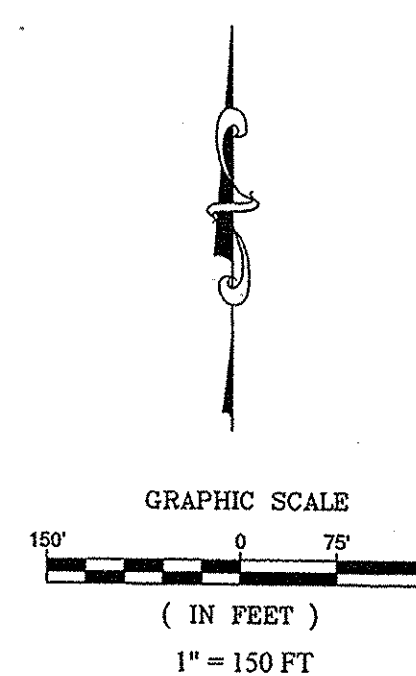
Duke Energy
16475 Southpark Drive
Westfield, Indiana 46074
Contact: Trent Godsey
Ph: (317) 896-6711

Westfield Public Works Department
2706 East 171st Street
Westfield, Indiana 46074
Contact: Jeremy Lollar
Ph: (317) 804-3100

Citizens Water and Wastewater of Westfield, LLC
C/O HNTB
2150 Dr. Martin Luther King Jr. Street
Indianapolis, Indiana 46202
Contact: Brandon Carter
Ph: (317) 263-6456

Comcast Cable
5330 East 65th Street
Indianapolis, Indiana 46220
Contact: Matt Stringer
Ph: (317) 774-3384

MetroNet
3701 Communications Way
Evansville, Indiana 47715
Contact: Chris Bluto
Ph: (317) 465-1046



INDEX	
SHT.	DESCRIPTION
C001	COVER SHEET
C100-C101	TOPOGRAPHICAL SURVEY
C200-C202	SITE DEVELOPMENT PLAN SITE PLAN
C300-C307	INITIAL STORM WATER POLLUTION & PREVENTION PLAN TEMPORARY STORM WATER POLLUTION & PREVENTION PLAN PERMANENT SEDIMENT & EROSION CONTROL PLAN STORM WATER POLLUTION & PREVENTION SPECIFICATIONS STORM WATER POLLUTION & PREVENTION DETAILS
C400-C403	STREET PLAN & PROFILES INTERSECTION DETAILS TRAFFIC CONTROL PLAN
C500-C501	SANITARY SEWER PLAN & PROFILE UNSEWERED SANITARY EXHIBIT
C600-C603	STORM SEWER PLAN & PROFILES SUB-SURFACE DRAIN PLAN
C700-C702	WATER PLAN WATER DETAILS
C800-C806	CONSTRUCTION DETAILS SANITARY STORM STREET
L1-L3	LANDSCAPE PLANS DETAIL SHEET

REVISIONS	
SHT.	DESCRIPTION
ALL	REVISED PER TAC COMMENTS 01/06/17 PDR
C200, C500, C600 & C700	AS BUILTS 06/13/17 CCE



Map Unit: Br - Brookston silty clay loam

Br--Brookston silty clay loam
This poorly drained soil has a seasonal high water table above the surface or within 1.0 ft. and is in depressions. Slopes are 0 to 2 percent. The native vegetation is water tolerant grasses and hardwoods. The surface layer is silty clay loam and has moderate to high organic matter content (2.0 to 5.0 percent). Permeability is moderately slow (0.2 to 0.6 in/hr) in the most restrictive layer above 60 inches. Available water capacity is high (10.0 inches in the upper 60 inches). The pH of the surface layer in non-limed areas is 6.1 to 7.3. This soil is hydric. Wetness is a management concern for crop production. This soil responds well to tile drainage.

Map Unit: CRA - Crosby silt loam, 0 to 2 percent slopes

CRA--Crosby silt loam, 0 to 2 percent slopes
This is a somewhat poorly drained soil and has a seasonal high water table at 0.5 to 2.0 ft. and is on rises on uplands. Slopes are 0 to 2 percent. The native vegetation is hardwoods. The surface layer is silt loam and has moderately low to moderate organic matter content (1.0 to 3.0 percent). Permeability is very slow (< 0.06 in/hr) in the most restrictive layer above 60 inches. Available water capacity is moderate (6.2 inches in the upper 60 inches). The pH of the surface layer in non-limed areas is 5.1 to 6.0. Droughtiness and wetness are management concerns for crop production. This soil responds well to tile drainage.

Map Unit: MmB2 - Miami silt loam, 2 to 6 percent slopes, eroded

MmB2--Miami silt loam, 2 to 6 percent slopes, eroded
This moderately well drained soil has a seasonal high water table at 2.0 to 3.5 ft. and is on sideslopes and rises on uplands. Slopes are 2 to 6 percent. The native vegetation is hardwoods. The surface layer is silt loam and has moderately low organic matter content (1.0 to 2.0 percent). Permeability is very slow (< 0.06 in/hr) in the most restrictive layer above 60 inches. Available water capacity is low (5.9 inches in the upper 60 inches). The pH of the surface layer in non-limed areas is 5.1 to 6.0. Droughtiness and water erosion are management concerns for crop production.

Map Unit: Pn - Patton silty clay loam

Pn--Patton silty clay loam
This nearly level, deep, poorly drained soil is in broad depressions and drainageways on lake plains and terraces. Runoff from adjacent soils is ponded on this soil. The mapped areas are mostly oval in shape but some areas in drainageways are elongated. The areas range from 3 to 200 acres in size. In a typical profile the surface layer is very dark gray and black silty clay loam about 12 inches thick. The subsoil is dark gray, olive gray and light olive gray, mottled, firm silty clay loam about 26 inches thick. The substratum, to a depth of 60 inches, is calcareous and is olive gray and gray silt loam and light silty clay loam. In some areas, the surface layer is less than 12 inches thick or the substratum is stratified loamy material. In some areas calcareous loam till is at a depth of less than 60 inches and part of the subsoil below a depth of 40 inches formed in glacial till. Many areas that are surrounded by eroded soils have an overwash of light colored soil material on the original surface layer.

INDIANA DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS LATEST EDITION TO BE USED WITH THESE PLANS UNLESS ALTERNATE SPECIFICATIONS ARE SHOWN WITHIN.

WESTFIELD CONSTRUCTION STANDARD DETAILS AND SPECIFICATIONS LATEST EDITIONS TO BE USED WITH THESE PLANS.

THESE PLANS MEET THE MOST CURRENT ADA STANDARDS.

DESIGN DATA

39 LOTS	
19.04 AC.±	= 2.05 LOTS/ACRE
TOTAL C.A.	7.21 AC.±
LAKE AREA	1.78 AC.±
USABLE OPEN SPACE	5.43 AC.± (75.32%)
BOYD PLACE	568.30 L.F.
McFALL DRIVE	408.43 L.F.
WEIHE LANE	402.94 L.F.
ABIGAIL CIRCLE	376.28 L.F.
TOTAL	1,755.95 L.F.

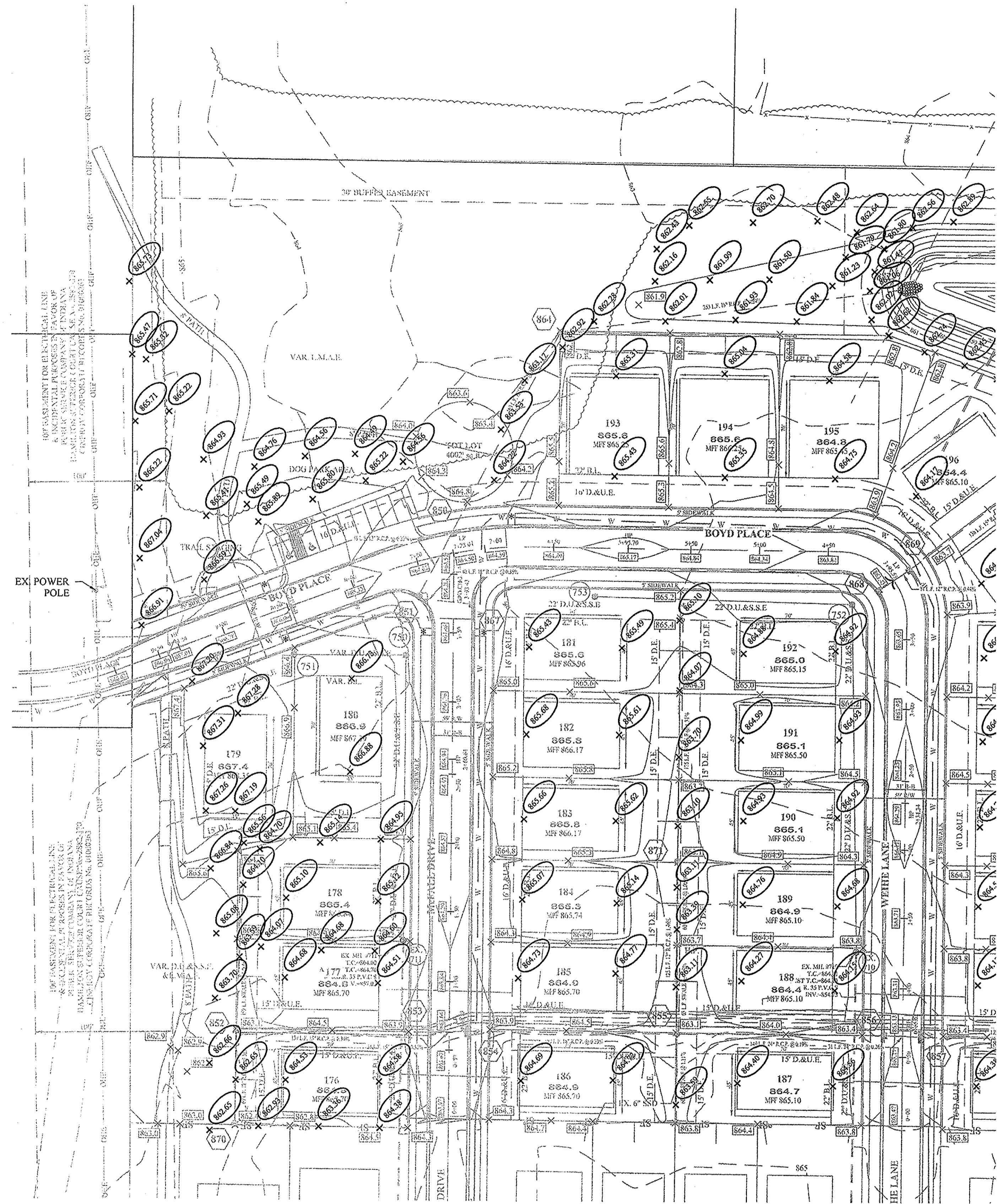
DESIGN SPEED LIMIT: 25 M.P.H.

PLANS PREPARED BY:
STOEPPELWERTH & ASSOCIATES, INC.
CONSULTING ENGINEERS & LAND SURVEYORS
7965 E. 106TH STREET, FISHERS, INDIANA 46038
PHONE: (317)-849-5935
FAX: (317)-849-5942
CONTACT PERSON: BRETT HUFF
EMAIL: bhuff@stoepfelwerth.com

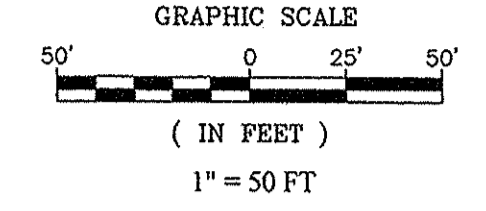
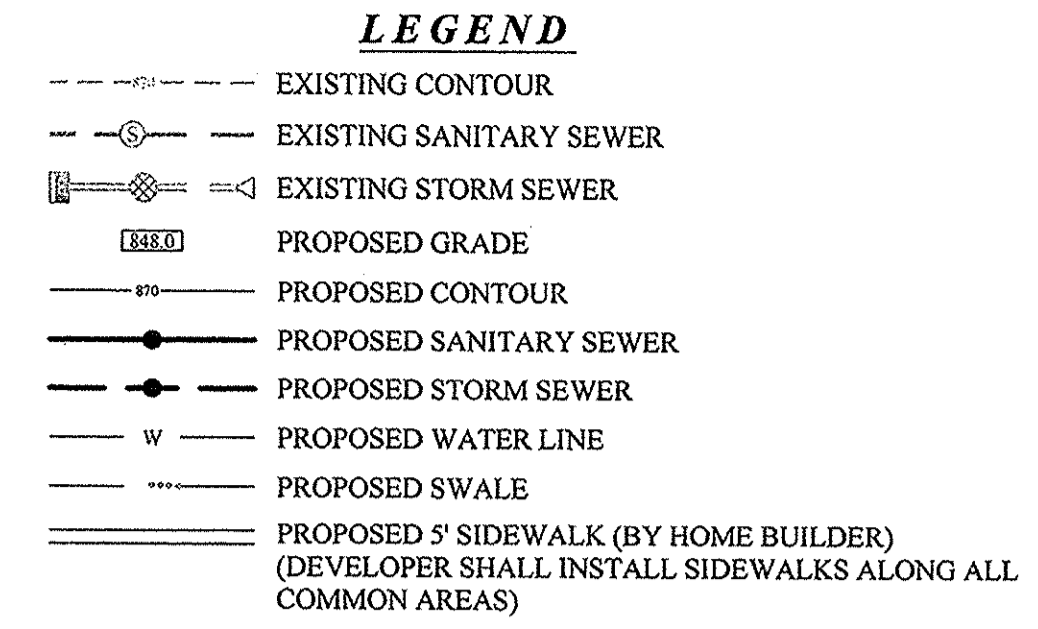
PLANS CERTIFIED BY:

David J. Stoepfelwerth 12/02/2016
DAVID J. STOEPPELWERTH
PROFESSIONAL LAND SURVEYOR
NO. 19358





- EARTHWORK:**
- EXCAVATION**
 - Excavated material that is suitable may be used for fills. All unsuitable material and all surplus excavated material not required shall be removed from the site.
 - Provide and place any additional fill material from offsite as may be necessary to produce the grades required on plans. Fill obtained from offsite shall be of quality as specified for fills herein and the source approved by the Developer. It will be the responsibility of the Contractor for any costs for fill needed.
 - REMOVAL OF TREES**
 - All trees and stumps shall be removed from areas to be occupied by a road surface or structure area. Trees and stumps shall not be buried on site.
 - PROTECTION OF TREES**
 - The Contractor shall, at the direction of the Developer, endeavor to save and protect trees of value and worth which do not impair construction of improvements as designed.
 - In the event cut or fill exceeds 0.5 foot over the root area, the Developer shall be consulted with respect to protective measure to be taken, if any, to preserve such trees.
 - REMOVAL OF TOPSOIL**
 - All topsoil shall be removed from all areas beneath future pavements or building. Topsoil removal shall be to a minimum depth of 6 inches or to the depth indicated in the geotechnical report provided by the Developer to be excavated or filled. Topsoil should be stored at a location where it will not interfere with construction operations. The topsoil shall be free of debris and stones.
 - UTILITIES**
 - Rules and regulation governing the respective utility shall be observed in executing all work under this section.
 - It shall be the responsibility of the Contractor to determine the location of existing underground utilities 2 working days prior to commencing work. For utility locations to be marked call Toll Free 1-800-382-5544 within Indiana or 1-800-428-5200 outside Indiana.
 - SITE GRADING**
 - Do all cutting, filling, compacting of fills and rough grading required to bring entire project area to subgrade as shown on the drawing.
 - The tolerance for paved areas shall not exceed 0.05 feet above established subgrade. All other areas shall not exceed 0.05 feet plus or minus the established grade. Provide roundings at top and bottom of banks and other breaks in grade.
 - The Engineer shall be notified when the Contractor has reached the tolerance as stated above, so that field measurements and spot elevations can be verified by the Engineer. The Contractor shall not remove his equipment from the site until the Engineer has verified that the job meets the above tolerance.

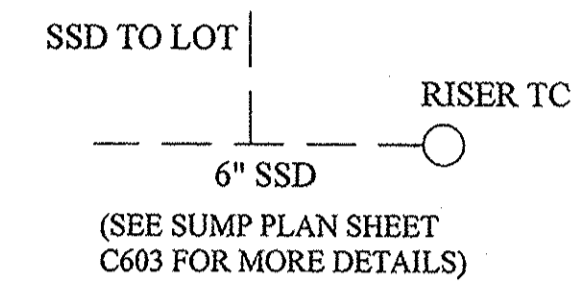


LOT NUMBER
 PAD ELEVATION
 MINIMUM FINISH FLOOR
 MINIMUM FINISH FLOOR ELEVATION IS BASED OFF OF THE BELOW

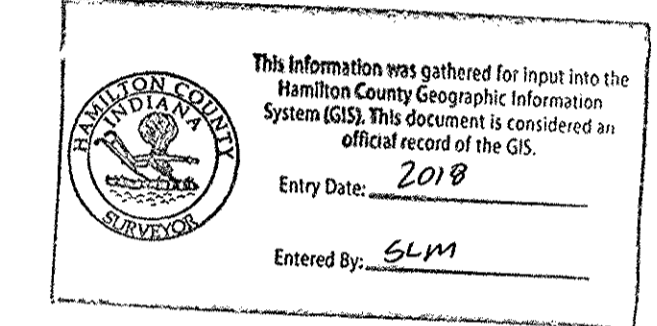
- (1) FOOT ABOVE THE NEAREST UPSTREAM OR DOWNSTREAM SANITARY MANHOLE, WHICHEVER IS LOWEST.
- 15' (1.25') ABOVE THE ROAD ELEVATION

PROPOSED 6" UNDERDRAINS

- B.L. BUILDING LINE
- D.E. DRAINAGE EASEMENT
- C.A. COMMON AREA
- D.&U.E. DRAINAGE & UTILITY EASEMENT
- D.U.&S.S.E. DRAINAGE UTILITY & SANITARY SEWER EASEMENT
- N.A.E. NON ACCESS EASEMENT
- D.U.&L.E. DRAINAGE UTILITY & LANDSCAPE EASEMENT
- R/W RIGHT OF WAY
- S.S.E. SANITARY SEWER EASEMENT
- S.D.E. SNOW DRAINAGE EASEMENT
- VARIABLE WIDTH
- P.O.B. POINT OF BEGINNING
- T.O.B. TOP OF BANK
- H.P. HIGH POINT
- L.P. LOW POINT
- GRD. CHG. GRADE CHANGE
- M.E. MATCH EXISTING
- * ADA RAMP (SEE DETAIL SHT. C803)



UTILITY CROSSINGS
 CONTRACTOR SHALL VERIFY LOCATION AND DEPTH OF ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION TO CONFIRM THERE ARE NO CROSSING CONFLICTS. CONFLICTS THAT ARE DISCOVERED AFTER CONSTRUCTION BEGINS ARE SOLELY THE CONTRACTOR'S RESPONSIBILITY.



STORM STRUCTURE TABLE

STR.#	TYPE	T.C.	CASTING TYPE	DIA. IN	DIR. IN	INV. IN	DIA. OUT	DIR. OUT	INV. OUT	SLOPE
831	EX. YARD INLET	862.20	Existing	12	N	858.43				
850	CURB INLET	864.70	R-3501-L2	12	SW	860.25	15	NE	860.15	1.20%
851	CURB INLET	864.50	R-3501-L2	12	E	860.50	12	NE	860.40	0.27%
852	YARD INLET	863.30	R-4342	12	S	859.20	15	E	859.20	0.30%
853	CURB INLET	863.80	R-3501-L2	15	W	858.79	15	E	858.79	0.52%
854	DBL CURB INLET	863.80	R-3501-TL/TR	15	W	858.63	18	E	858.63	0.29%
855	YARD INLET	863.30	R-4342	18	W	858.20	24	E	858.20	0.19%
856	CURB INLET	863.30	R-3501-L2	24	W	857.91	24	E	857.91	0.26%
857	DBL CURB INLET	863.40	R-3501-TR/TL	24	W	857.83	27	E	857.83	0.20%
858	MANHOLE	863.10	R-1772	27	W	857.55	27	E	857.55	0.24%
859	END SECTION	860.30		27	W	857.50				
860	OUTLET CONTROL	860.40	SPECIAL				18	NE	857.50	0.68%
861	MANHOLE	862.40	R-1772	18	SW	857.17	18	N	857.07	0.35%
862	MANHOLE	859.60	R-4342	18	S	855.81	24	E	855.91	0.06%
863	END SECTION	858.20		24	W	855.70				
864	YARD INLET	862.90	R-4342	15	SW	858.20	18	E	858.10	0.24%
865	MANHOLE	863.10	R-1772	15	SW	857.87	15	NE	857.77	1.23%
866	END SECTION	859.20		15	SW	857.50				
867	CURB INLET	864.50	R-3501-L2				12	W	860.65	0.35%
868	CURB INLET	863.70	R-3501-L2				12	NE	859.75	0.94%
869	CURB INLET	863.70	R-3501-L2	12	SW	859.46	15	NE	859.36	1.08%
870	YARD INLET	862.60	R-4342				12	N	859.41	0.30%
871	YARD INLET	863.30	R-4342				12	S	860.12	1.46%
872	END SECTION	859.50		18	E	857.50				
873	END SECTION	859.20		15	SE	857.50				
874	CURB INLET	862.90	R-3501-L2	12	NE	858.07	15	NW	857.97	0.37%
874A	YARD INLET	861.20	R-4342				12	SW	858.28	0.43%
875	MANHOLE	863.90	R-4342	12	E	859.08	12	SW	858.98	0.30%
876	MANHOLE	863.00	R-1772	18	E	857.75	18	W	857.65	0.68%
877	DBL CURB INLET	863.20	R-3501-TR/TL	18	E	858.57	18	W	858.47	0.52%
878	DBL CURB INLET	863.30	R-3501-TR/TL	12	NE	858.82	18	W	858.72	0.48%
879	YARD INLET	862.80	R-4342				12	W	859.58	0.30%
880	YARD INLET	862.10	R-4342				12	S	858.83	0.47%
882	END SECTION	859.50		18	W	857.50				

STORM PIPE TABLE

NAME	SIZE	LENGTH	SLOPE	MATERIAL
850-864	15"	163.05'	1.20%	R.C.P.
851-850	12"	55.20'	0.27%	R.C.P.
852-853	15"	138.88'	0.30%	R.C.P.
853-854	15"	31.13'	0.52%	R.C.P.
854-855	18"	150.19'	0.29%	R.C.P.
855-856	24"	148.75'	0.19%	R.C.P.
856-857	24"	31.05'	0.26%	R.C.P.
857-858	27"	139.10'	0.20%	R.C.P.
858-859	27"	19.45'	0.24%	R.C.P.
860-861	18"	48.22'	0.68%	R.C.P.
861-862	18"	355.70'	0.35%	R.C.P.
862-863	24"	364.58'	0.00%	R.C.P.
864-882	18"	252.92'	0.24%	R.C.P.
865-866	15"	21.73'	1.23%	R.C.P.
867-851	12"	42.30'	0.35%	R.C.P.
868-869	12"	31.20'	0.94%	R.C.P.
869-865	15"	138.28'	1.08%	R.C.P.
870-852	12"	69.37'	0.30%	R.C.P.
871-855	12"	124.66'	1.46%	R.C.P.
874-873	15"	125.78'	0.37%	R.C.P.
874A-874	12"	49.02'	0.43%	R.C.P.
875-878	12"	54.48'	0.30%	R.C.P.
876-872	18"	21.81'	0.68%	R.C.P.
877-876	18"	138.71'	0.52%	R.C.P.
878-877	18"	31.13'	0.48%	R.C.P.
879-875	12"	167.96'	0.30%	R.C.P.
880-EX831	12"	84.66'	0.47%	R.C.P.
EX831-EX	12"	120.69'	-0.30%	R.C.P.

- GENERAL NOTES:**
- ALL SSD (SUBSURFACE DRAINS) WILL NEED TO BE 6" DOUBLE WALL SMOOTH BORE PERFORATED (HDPE) PIPE.
 - ALL EXISTING OFF-SITE DRAIN TILES THAT ARE ENCOUNTERED SHALL BE TIED INTO THE PROPOSED STORM SEWER SYSTEM WITH A POSITIVE OUTFLOW. ANY TILE THAT IS ENCOUNTERED THAT IS COMPLETELY ON-SITE MUST BE CRUSHED AND ABANDONED.
 - ALL PADS SHALL BE TESTED TO ASSURE A COMPACTION OF AT LEAST 95 PERCENT OF THE MAXIMUM DRY DENSITY USING THE STANDARD PROCTOR TEST METHOD.
 - CONTRACTOR SHALL VERIFY LOCATION AND DEPTH OF ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION TO CONFIRM THERE ARE NO CROSSING CONFLICTS. CONFLICTS THAT ARE DISCOVERED AFTER CONSTRUCTION BEGINS ARE SOLELY THE CONTRACTOR'S RESPONSIBILITY.
 - ALL SSD UNDER CURB SHALL BE CLEANED AND TELEVISED AFTER ALL UNDERGROUND UTILITIES ARE INSTALLED AND SUBMITTED TO CITY OF WESTFIELD INSPECTOR.
 - EXISTING AND NEW POWER POLES SHALL BE MOVED OUTSIDE OF THE PROPOSED RIGHT-OF-WAY.

BENCHMARKS:

TBM #5 A CHISEL "x" ON A CONCRETE CURB 110 FEET± NORTH OF SANIBEL CIRCLE AND LACOSTA WAY. EAST SIDE OF THE STREET, 6 FEET± FROM END OF STUB LOCATED IN SAND PIPER LAKES SUBDIVIDE.
 ELEV. = 862.35 (NAVD 88)

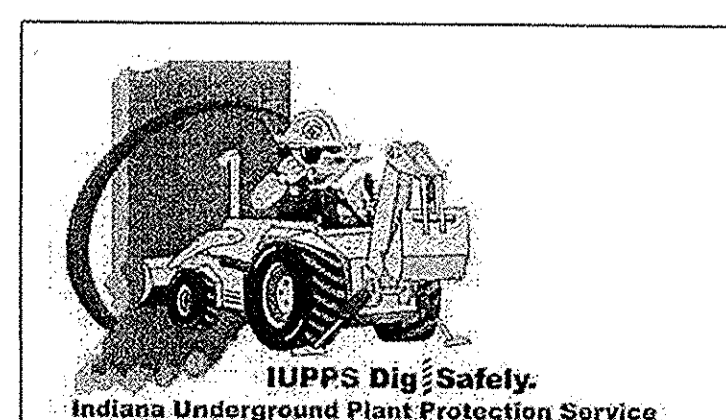
TBM#3 ROAD NAIL FOUND, HOLE DUG, STONE FOUND 7-2012 HCOS.
 ELEV. = 866.64 (NAVD 88)

RECORD DRAWING

D. D. O.
 Dennis D. Olmstead
 Registered Land Surveyor
 No. 900012



Know what's below.
 Call before you dig.



STOEPPELWERTH
 ALWAYS ON
 7905 East 10th Street, Fishers, IN 46038-2505
 phone: 317.849.2505 fax: 317.849.2542

SITE DEVELOPMENT PLAN
ASHFORD PLACE SEC. 2
 WESTFIELD, HAMILTON COUNTY, INDIANA

DRAWN BY: JSM/ADG
 CHECKED BY: BAH
 SHEET NO: C200
 S.A. JOB NO: 51940CAL-S2

DATE: 06/29/17
 AS BUILTS
 REVISIONS

CERTIFIED: 12/02/16
 David J. Stoppelwerth
 REGISTERED PROFESSIONAL ENGINEER
 No. 19358
 STATE OF INDIANA

CONTRACTOR TO COORDINATE ON-SITE WITH HAMILTON COUNTY SURVEYOR TO DETERMINE REQUIREMENTS FOR INSTALLATION OF ROCK CHUTE AT STR. #863.

5-24-2018
 * Does not exist per field JMW
 APPROX. LOCATION OF EXIST. GEORGE BOOTH DRAIN TILE TO REMAIN. CONTRACTOR TO FIELD/VERIFY LOCATION AND DEPTH OF TILE PRIOR TO CONSTRUCTION FROM STR. #861 TO STR. #863 AND CONNECT TO NEW STR. #862.

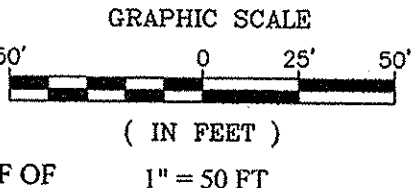
APPROX. LOCATION OF EXIST. GEORGE BOOTH DRAIN TILE. EXIST. TILE TO BE ABANDONED.

APPROX. LOCATION OF EXIST. GEORGE BOOTH DRAIN 12" TILE. EXIST. TILE TO BE CRUSHED AND REMOVED. CONTRACTOR TO FIELD LOCATE EXIST. CONNECTIONS ALONG EXIST. TILE AND RECONNECT TO NEW STORM PIPE, WHERE APPLICABLE.

CONTRACTOR TO POT HOLE TO VERIFY LOCATION AND DEPTH OF EXIST. BURIED TELEPHONE UTILITY PRIOR TO CONSTRUCTION FROM STR. #861 TO STR. #863.

REFER TO SHEET C200 FOR GENERAL NOTES AND EARTHWORK NOTES.

- LEGEND**
- - - - - EXISTING CONTOUR
 - - - - - EXISTING SANITARY SEWER
 - - - - - EXISTING STORM SEWER
 - PROPOSED GRADE
 - - - - - PROPOSED CONTOUR
 - - - - - PROPOSED SANITARY SEWER
 - - - - - PROPOSED STORM SEWER
 - - - - - PROPOSED WATER LINE
 - - - - - PROPOSED SWALE
 - - - - - PROPOSED 5' SIDEWALK (BY HOME BUILDER) (DEVELOPER SHALL INSTALL SIDEWALKS ALONG ALL COMMON AREAS)
 - - - - - PROPOSED 6" UNDERDRAINS
 - - - - - EMERGENCY OVERFLOW ROUTE



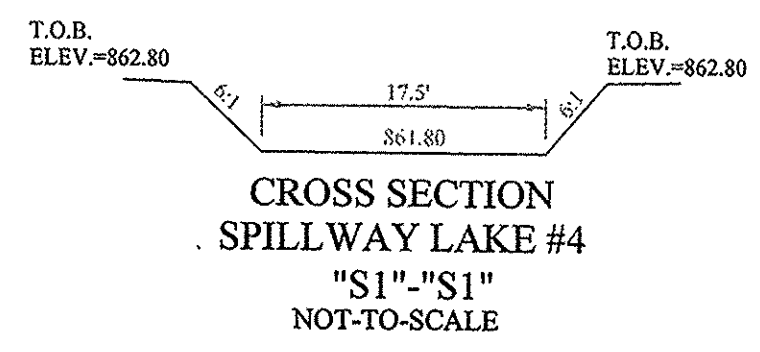
LOT NUMBER
 PAD ELEVATION
 MINIMUM FINISH FLOOR.
 MINIMUM FINISH FLOOR ELEVATION IS BASED OFF OF THE BELOW

1. (1) FOOT ABOVE THE NEAREST UPSTREAM OR DOWNSTREAM SANITARY MANHOLE, WHICHEVER IS LOWEST.
2. 15" (1.25') ABOVE THE ROAD ELEVATION

PROPOSED 6" UNDERDRAINS
 EMERGENCY OVERFLOW ROUTE

- B.L. BUILDING LINE
- D.E. DRAINAGE EASEMENT
- C.A. COMMON AREA
- D.&U.E. DRAINAGE & UTILITY EASEMENT
- D.U.&S.S.E. DRAINAGE UTILITY & SANITARY SEWER EASEMENT
- N.A.E. NON ACCESS EASEMENT
- D.U.&L.E. DRAINAGE UTILITY & LANDSCAPE EASEMENT
- R/W RIGHT OF WAY
- S.S.E. SANITARY SEWER EASEMENT
- S.D.E. SNOW DRAINAGE EASEMENT
- VAR. VARIABLE WIDTH
- P.O.B. POINT OF BEGINNING
- T.O.B. TOP OF BANK
- H.P. HIGH POINT
- L.P. LOW POINT
- GRD. CHG. GRADE CHANGE
- M.E. MATCH EXISTING
- * ADA RAMP (SEE DETAIL SHT. C803)

SSD TO LOT
 6" SSD
 RISER TC
 (SEE SUMP PLAN SHEET C603 FOR MORE DETAILS)



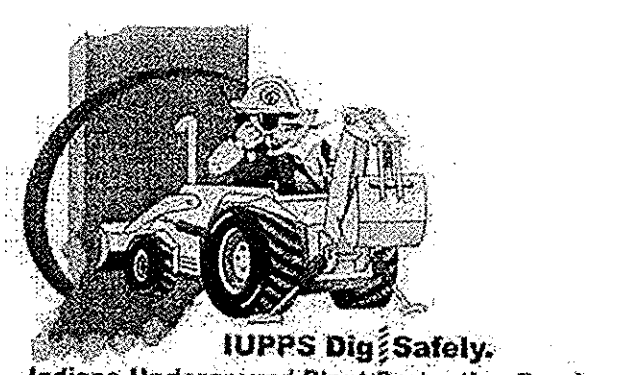
VAR. DILASS. & L.M.A.E.
LAKE #4
 N.P. = 857.50
 2 YEAR ELEV. = 858.29
 10 YEAR ELEV. = 858.88
 100 YEAR ELEV. = 860.10
 BOTTOM ELEV. = 849.50

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: 2018
 Entered By: GLM

- BENCHMARKS:**
- TBM #5 A CHISEL "x" ON A CONCRETE CURB 110 FEET± NORTH OF SANIBEL CIRCLE AND LACOSTA WAY, EAST SIDE OF THE STREET, 6 FEET± FROM END OF STUB LOCATED IN SAND PIPER LAKES SUBDIVIDE. ELEV. = 862.35 (NAVD 88)
 - TBM#3 ROAD NAIL FOUND, HOLE DUG, STONE FOUND 7-2012 HC50. ELEV. = 866.64 (NAVD 88)

RECORD DRAWING

Dennis D. Olmstead
 Registered Land Surveyor
 No. 900012
 6/29/2017



UTILITY CROSSINGS
 CONTRACTOR SHALL VERIFY LOCATION AND DEPTH OF ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION TO CONFIRM THERE ARE NO CROSSING CONFLICTS. CONFLICTS THAT ARE DISCOVERED AFTER CONSTRUCTION BEGINS ARE SOLELY THE CONTRACTOR'S RESPONSIBILITY.

File Name: S151940CAL-S2DWG/C200 - Site Development Plan.dwg - C201
 Modified By: June 25, 2017 8:52:33 AM / cesposito
 Plotted By: June 28, 2017 10:03:40 AM / Christian Esposito

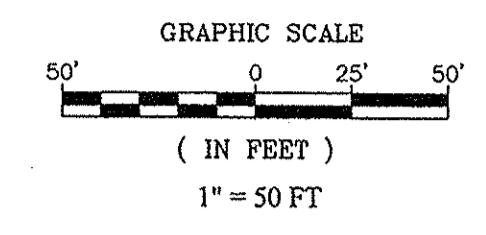
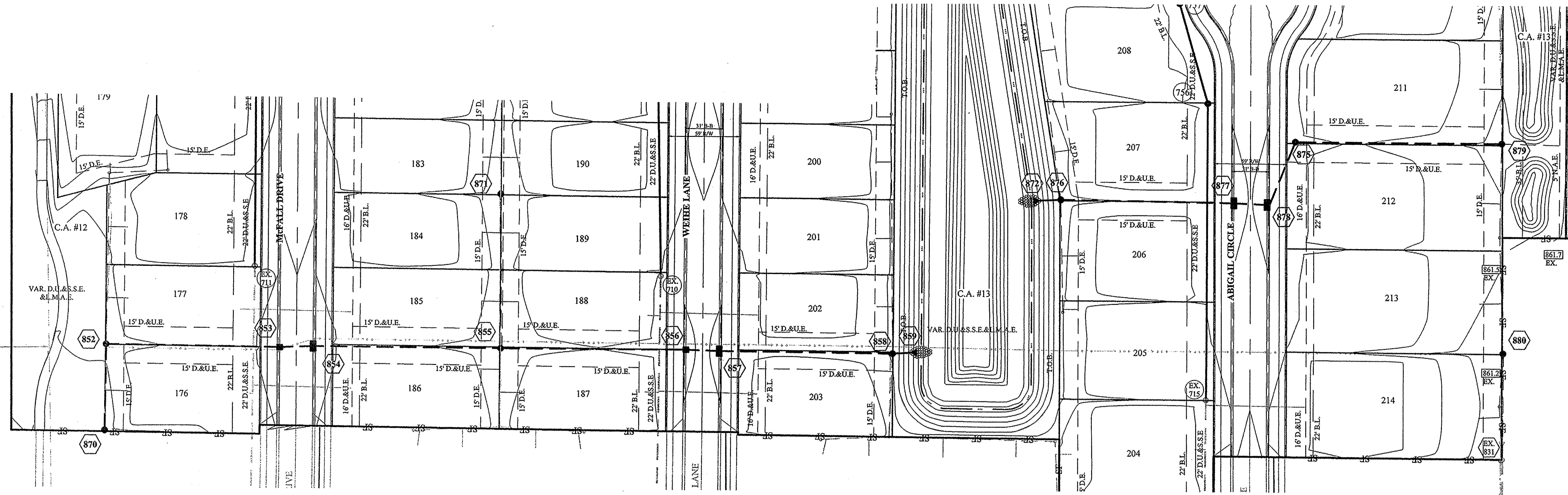
STOEPPELWERTH
 ALWAYS ON
 7965 East 10th Street, Fishers, IN 46038-9505
 phone: 317.849.5935 fax: 317.849.5942

SITE DEVELOPMENT PLAN
ASHFORD PLACE SEC. 2
 HAMILTON COUNTY, INDIANA
 WESTFIELD

DRAWN BY: JSM/ADG CHECKED BY: BAH
 SHEET NO. **C201**
 S & A JOB NO. 51940CAL-S2

DATE: 06/13/17
 DATE: 06/24/17
 REVISIONS: BY: CCE, ADG

CERTIFIED: 12/02/16
 David J. Stoepelwerth
 REGISTERED PROFESSIONAL ENGINEER
 No. 19358
 STATE OF INDIANA



- LEGEND**
- EXISTING SANITARY SEWER
 - EXISTING STORM SEWER
 - PROPOSED SANITARY SEWER
 - PROPOSED STORM SEWER
 - PROPOSED WATER LINE
 - DENOTES FULL DEPTH GRANULAR BACKFILL

NOTES:

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.

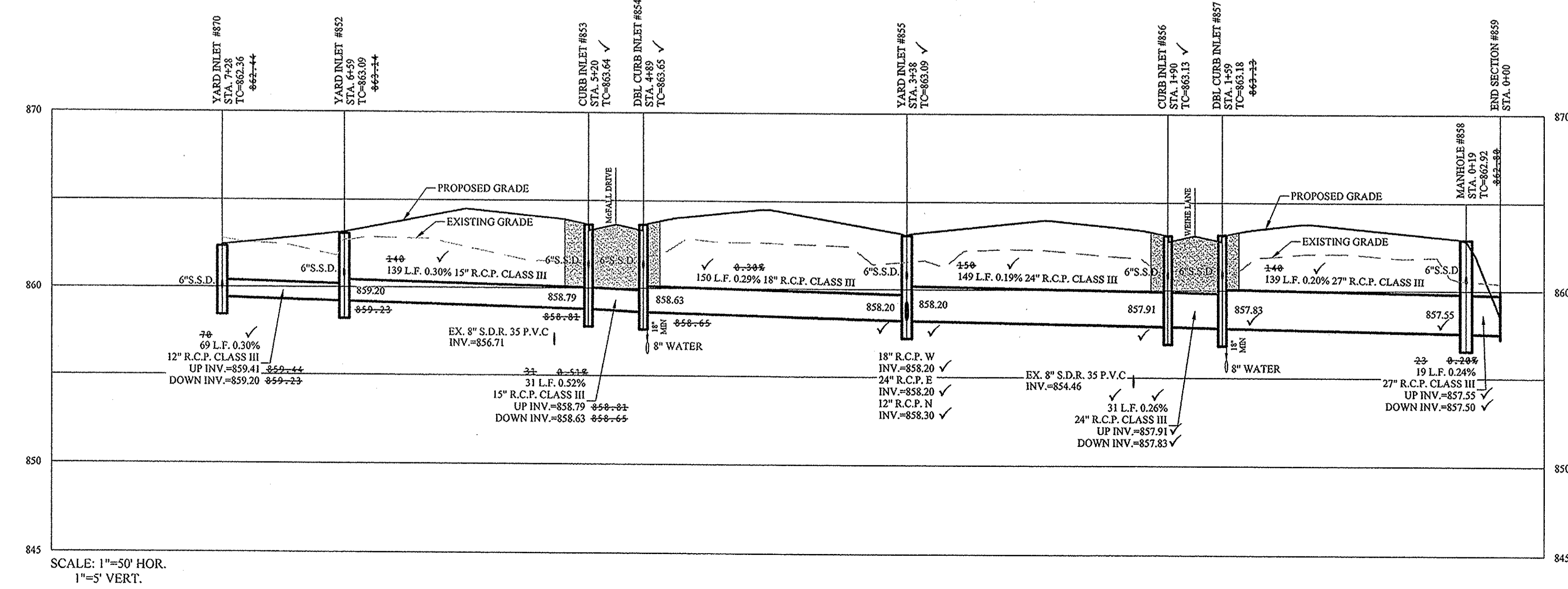
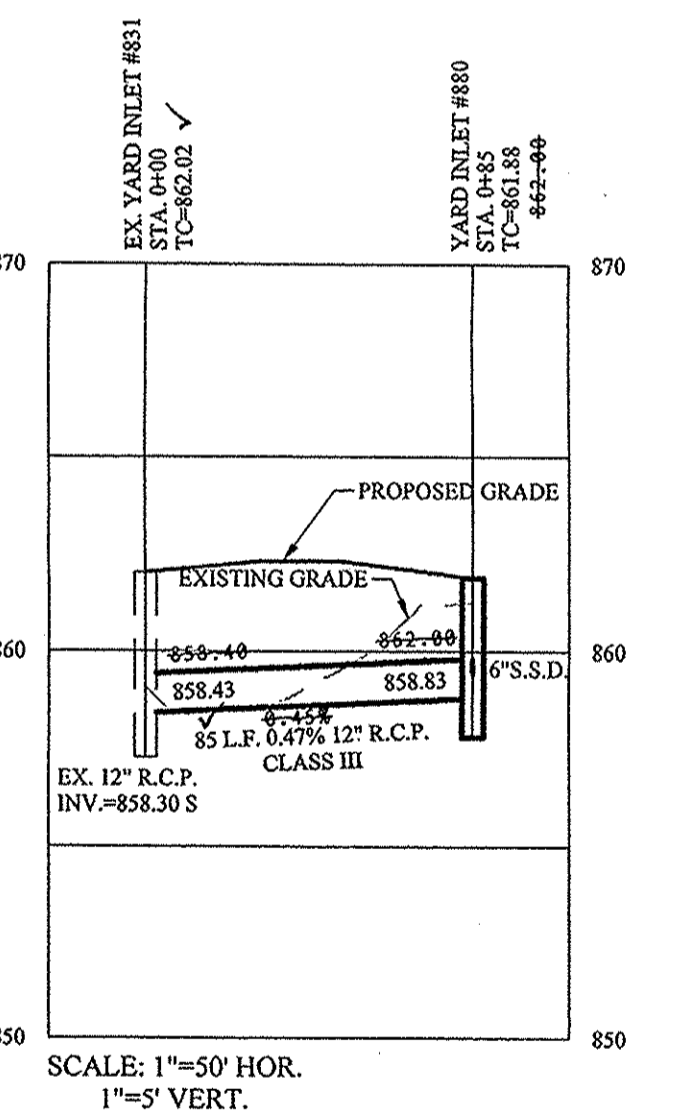
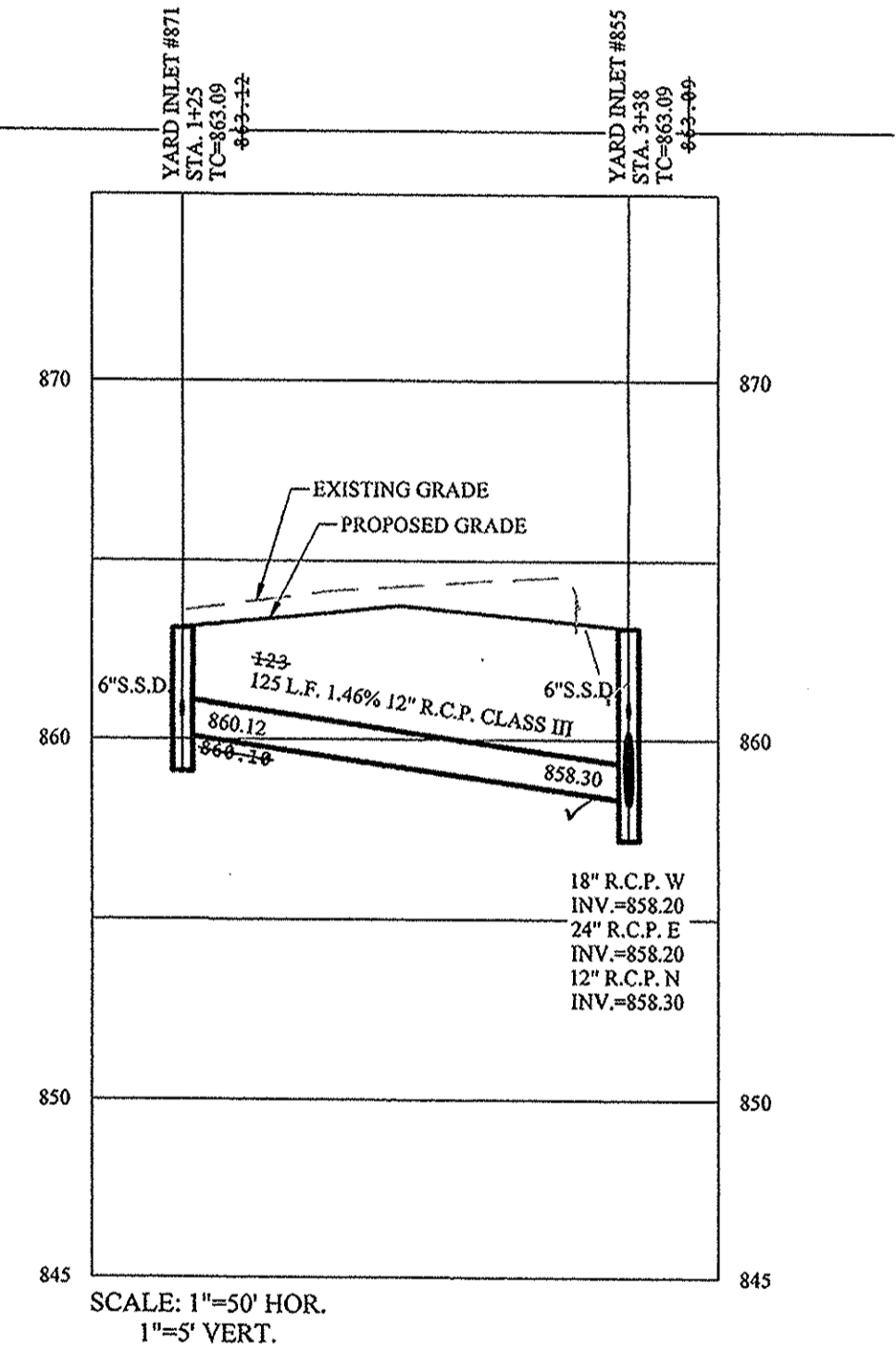
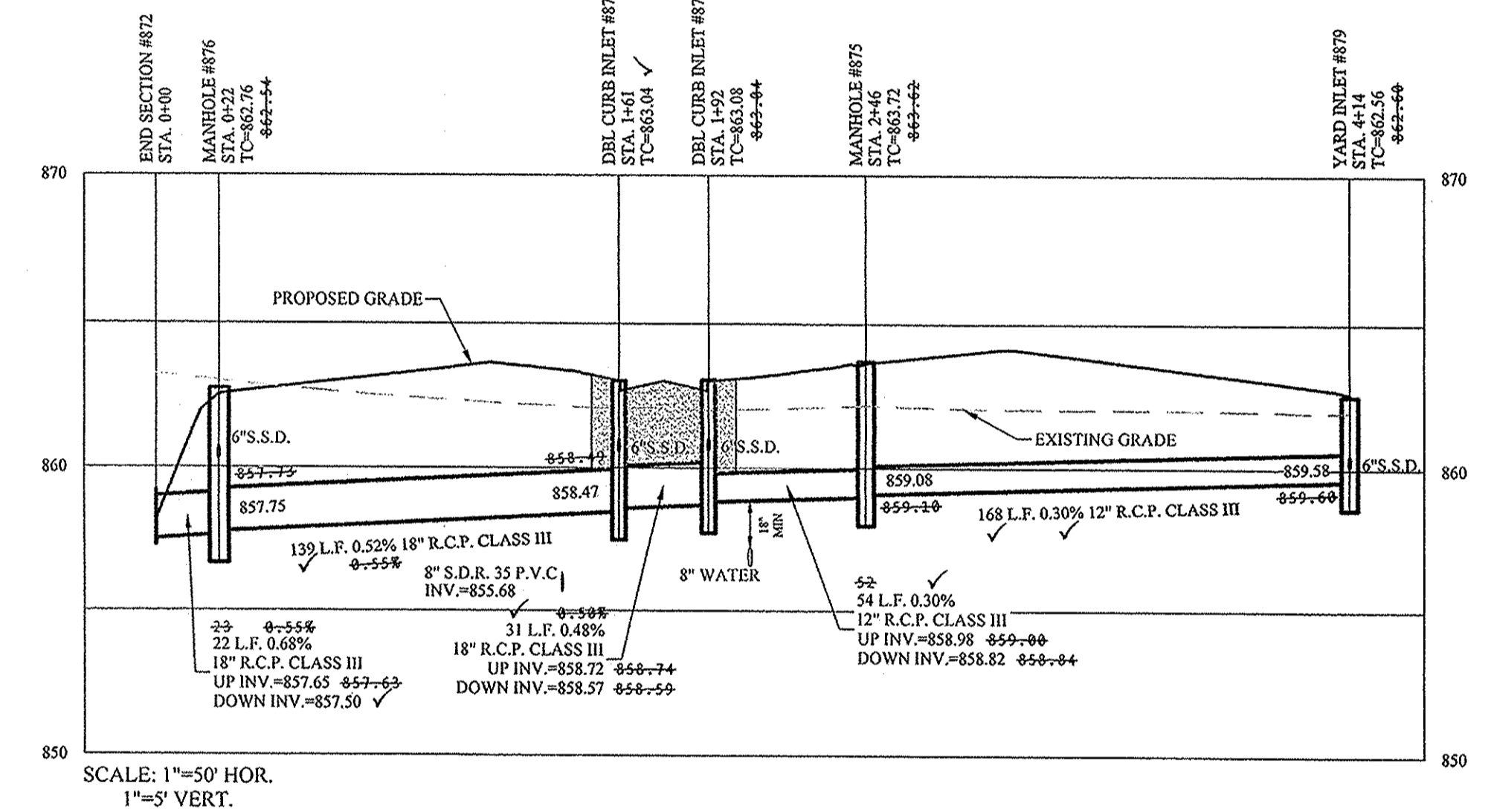
ALL SSD'S (SUBSURFACE DRAINS) WILL NEED TO BE 6" DOUBLE WALL SMOOTH BORE PERFORATED (HDPE) PIPE.

DEBRIS GUARDS ARE TO BE INSTALLED ON ALL OPEN ENDED INLETS.

ALL STORM/SSD TO BE CLEANED AND TELEVISED AFTER ALL UNDERGROUND UTILITIES ARE INSTALLED.

STORM STRUCTURES DEEPER THAN 4' MUST BE ACCESSIBLE WITH STEPS.

ALL BEEHIVE CASTINGS ON A 2'x2' BOX SHALL HAVE A SQUARE RISER WITH A ROUND HOLE.



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: 2018

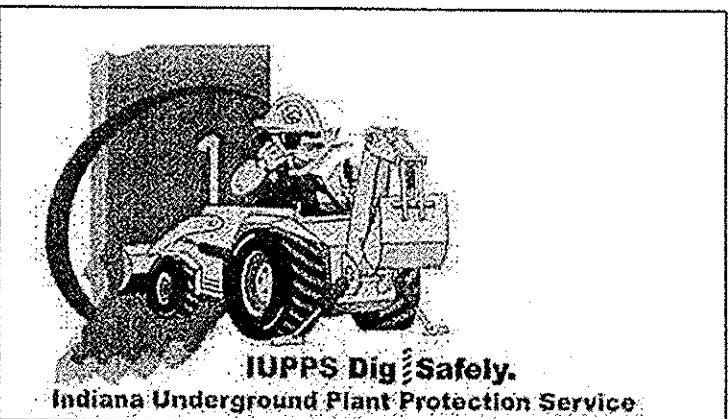
Entered By: SLM

RECORD DRAWING

Dennis D. Olmstead
Registered Land Surveyor
No. 900012
6/29/2017



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File Name: S:\151940CAL-S2\DWG\C600 - Storm Plan and Profiles.dwg - C600
Modified By: June 28, 2017 9:08:38 AM / cesposito
Plotted By: June 29, 2017 10:06:27 AM / Christian Esposito

STORM PLAN AND PROFILES
ASHFORD PLACE SEC. 2
WESTFIELD
HAMILTON COUNTY, INDIANA

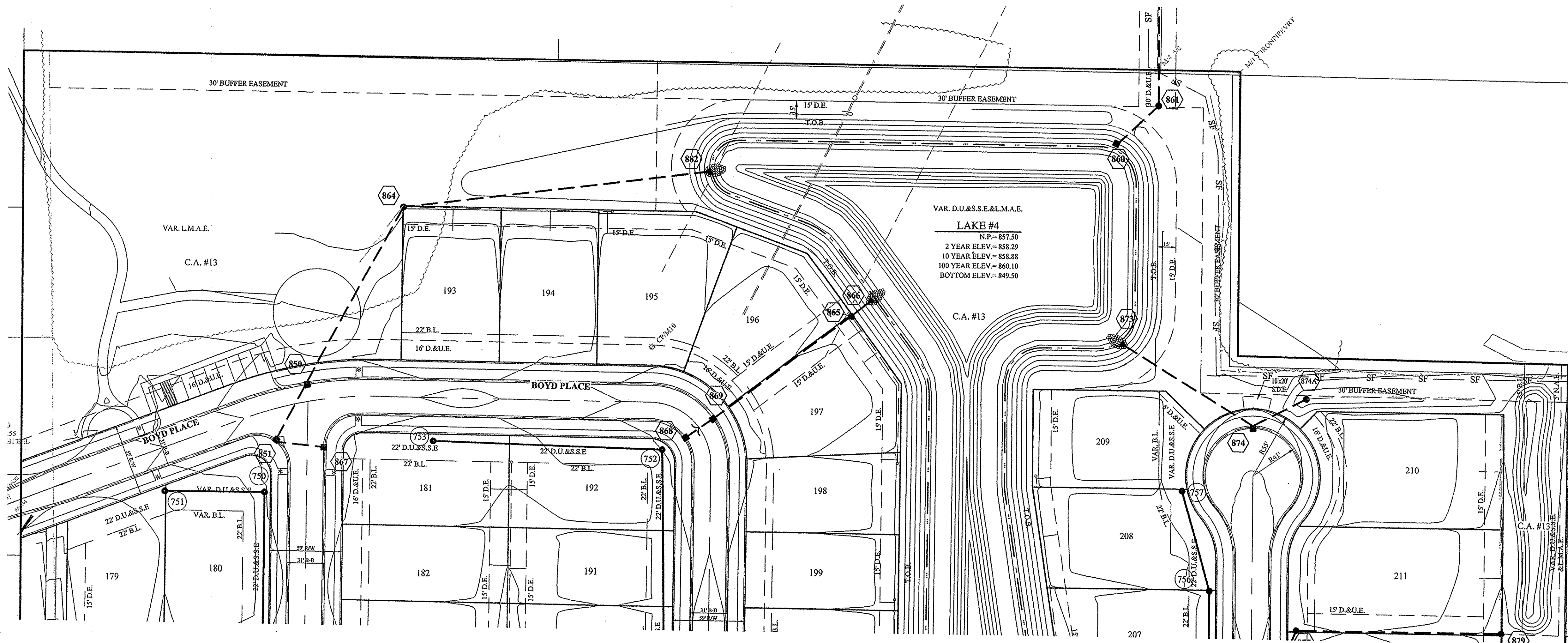
DAVID J. STOEPPELWERTH
REGISTERED
No. 19358
STATE OF INDIANA
PROFESSIONAL ENGINEER

CERTIFIED: 12/02/16
David J. Stoepelwerth

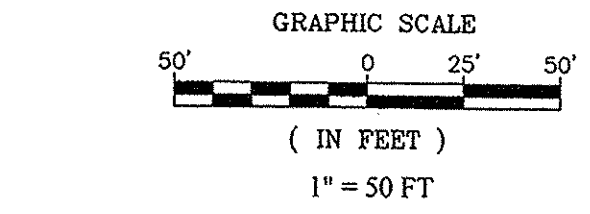
ALWAYS ON
7905 East 10th Street, Fishers, IN 46038-2505
phone: 317.893.9325 fax: 317.893.9342

DRAWN BY: JSM/ADG
CHECKED BY: BAH
SHEET NO.
C600
S & A JOB NO.
51940CAL-S2

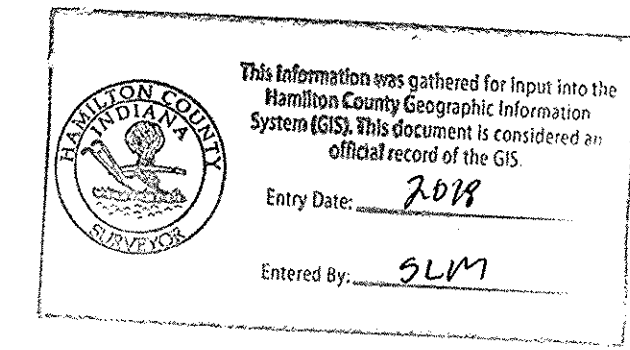
REVISIONS	DATE	MARK	AS BUILT	CCE	BY



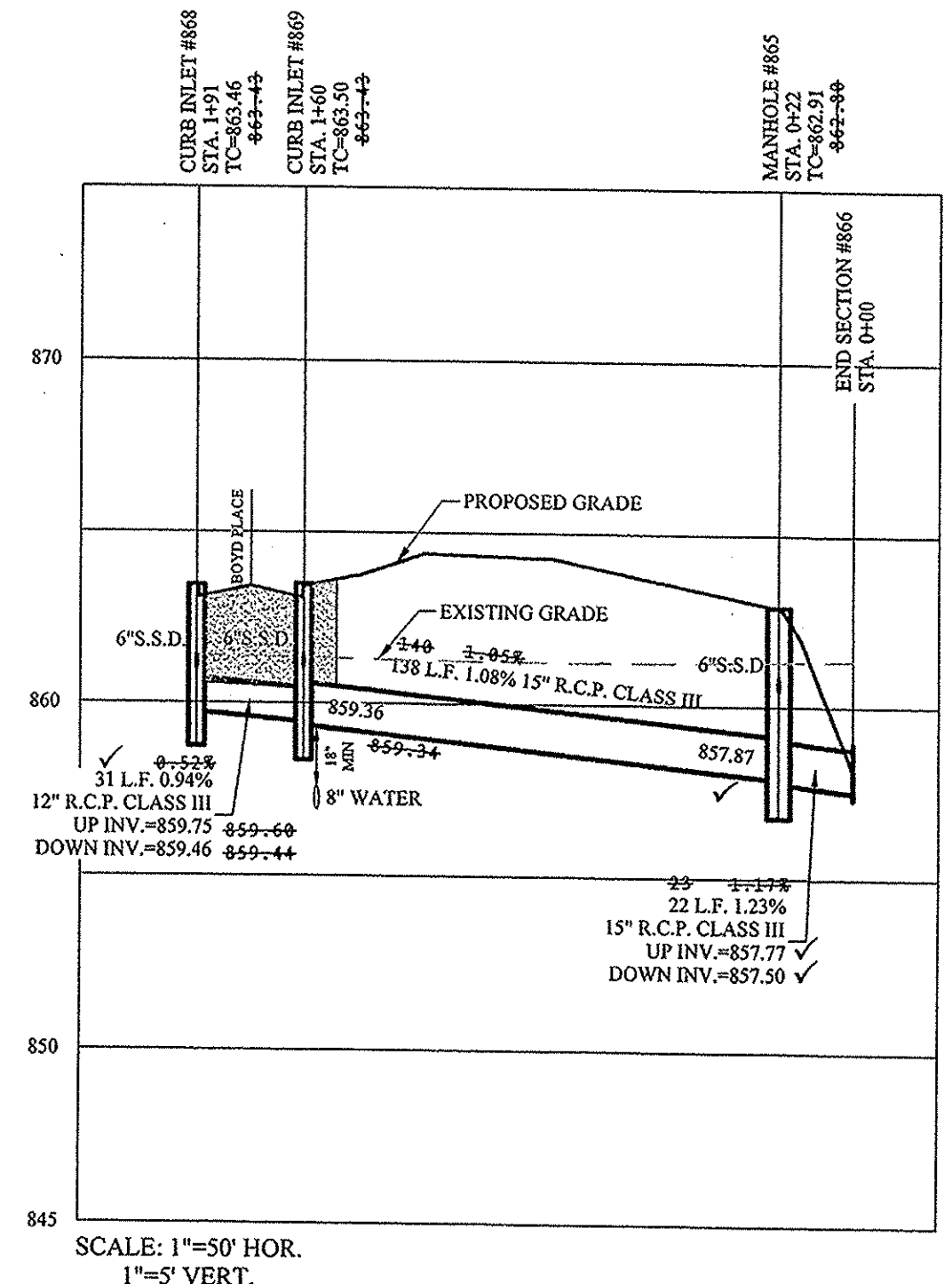
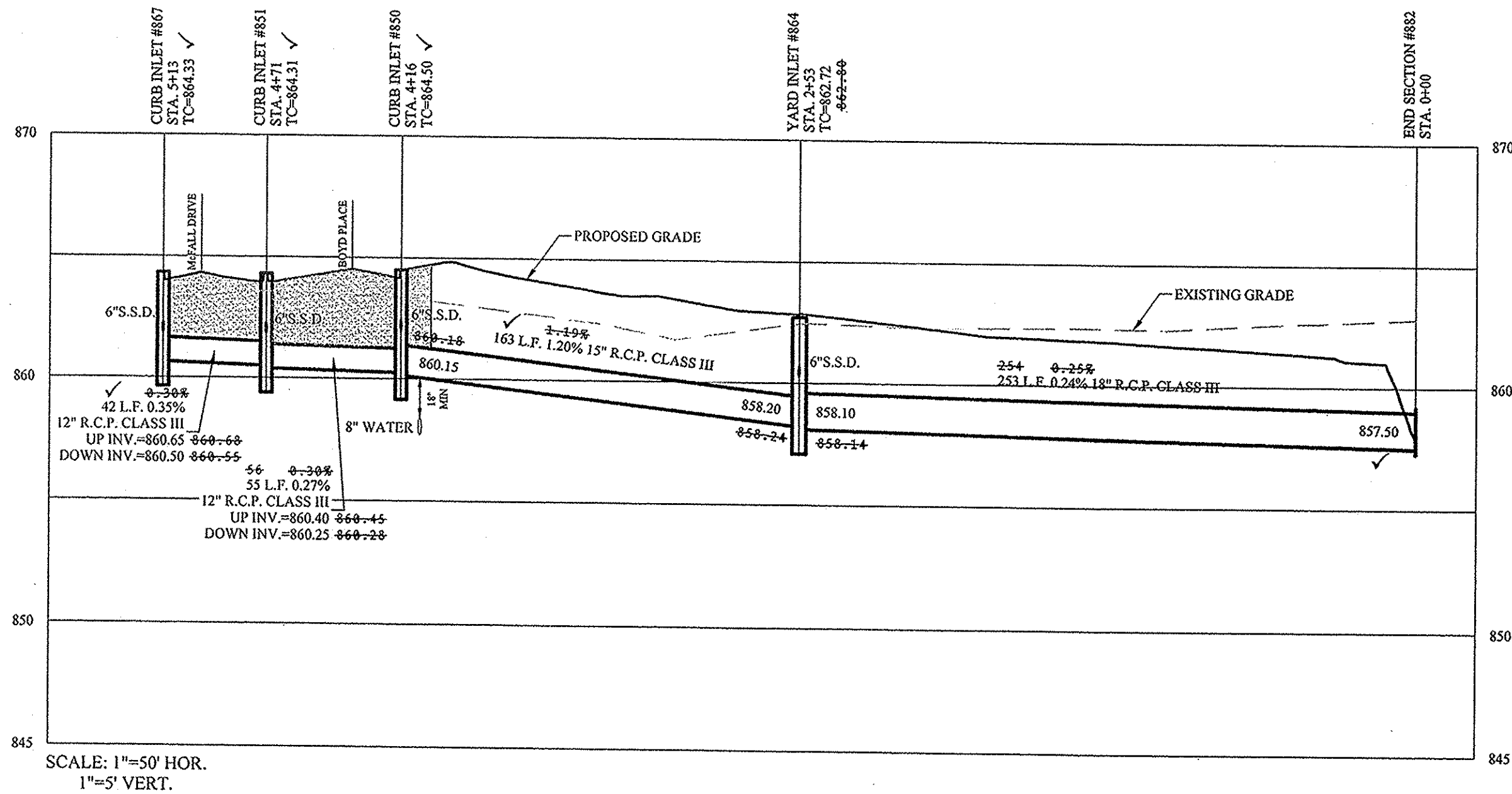
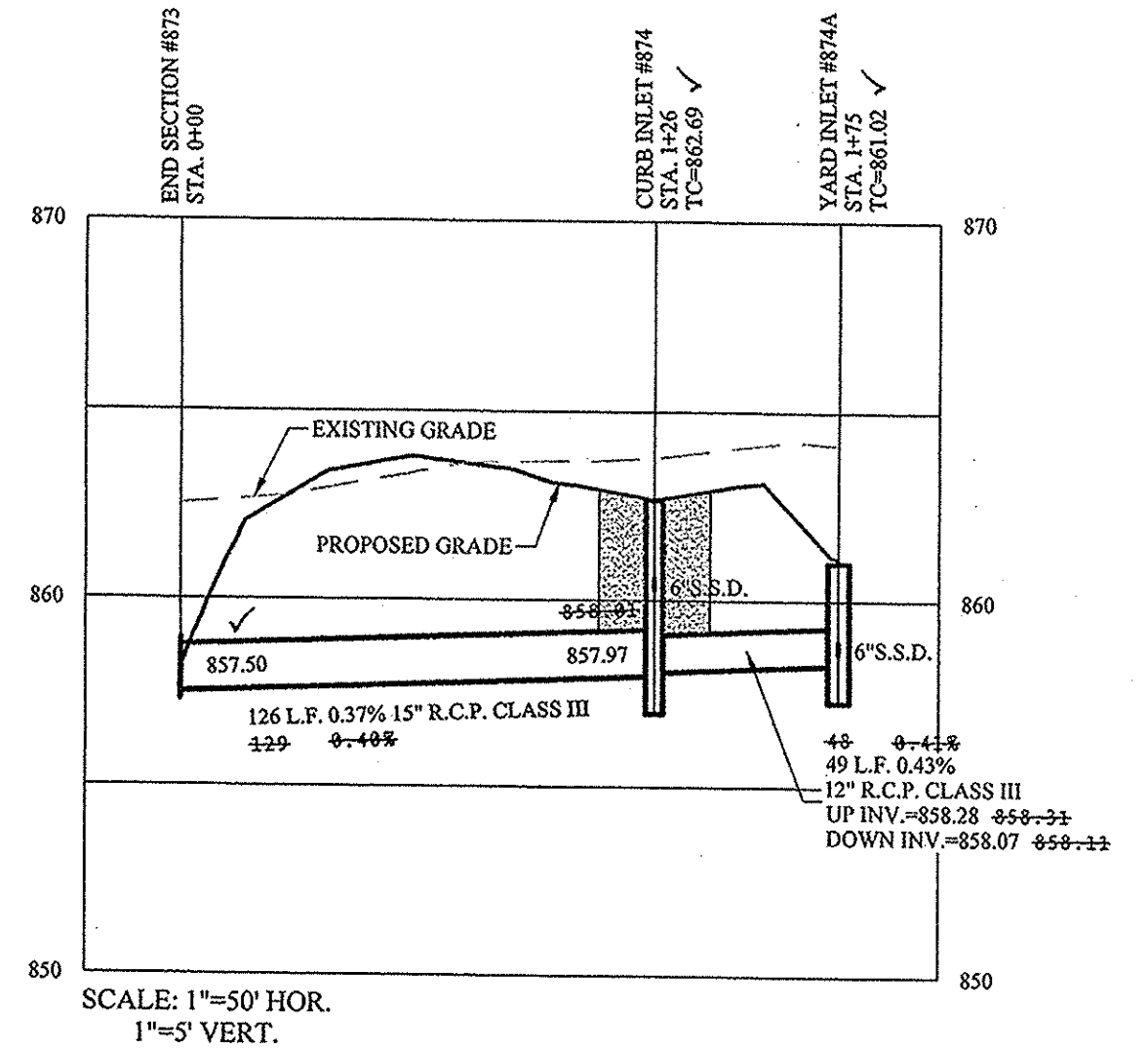
VAR. D.U.&S.S.E.&L.M.A.E.
LAKE #4
 N.P. = 837.50
 2 YEAR ELEV. = 858.29
 10 YEAR ELEV. = 858.88
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- LEGEND**
- EXISTING SANITARY SEWER
 - EXISTING STORM SEWER
 - PROPOSED SANITARY SEWER
 - PROPOSED STORM SEWER
 - w— PROPOSED WATER LINE
- DENOTES FULL DEPTH GRANULAR BACKFILL

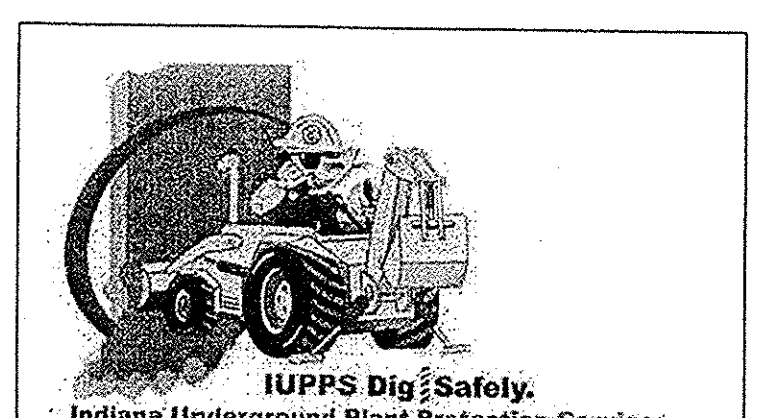
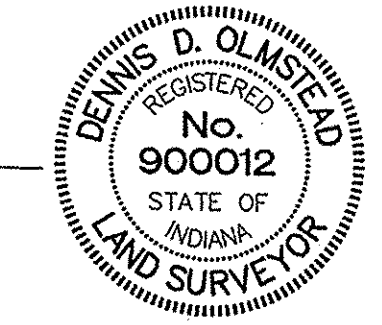


- NOTES:**
- ALL STORM STRUCTURES TO RECEIVE SOLID LID CASTINGS ARE TO BE CONSTRUCTED TO PROVIDE ONE 4" RISER RING NO MORE, NO LESS TO ACHIEVE PLAN RIM GRADE.
 - ALL YARD INLETS ARE TO BE CONSTRUCTED AT A TOLERANCE OF +0.00' TO -0.20' OF PLAN GRADE.
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 - DEBRIS GUARDS ARE TO BE INSTALLED ON ALL OPEN ENDED INLETS.
 - ALL STORM/SSD TO BE CLEANED AND TELEVISED AFTER ALL UNDERGROUND UTILITIES ARE INSTALLED.
 - STORM STRUCTURES DEEPER THAN 4' MUST BE ACCESSIBLE WITH STEPS.
 - ALL BEEHIVE CASTINGS ON A 2x2' BOX SHALL HAVE A SQUARE RISER WITH A ROUND HOLE.



RECORD DRAWING

D.D.O.
 Dennis D. Olmstead
 Registered Land Surveyor
 No. 900012
 6/28/2017



File Name: S:\1940\CAL_S2\DWG\C600 - Storm Plan and Profiles.dwg - C601
 Date: 6/28/2017 10:38:59 AM / Christian Esposito
 Modified By:
 Plotted By:

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 ALWAYS ON
 7965 East 10th Street, Fishers, IN 46038-2505
 Phone: 317.849.2935 Fax: 317.849.2942

ASHFORD PLACE SEC. 2
 HAMILTON COUNTY, INDIANA

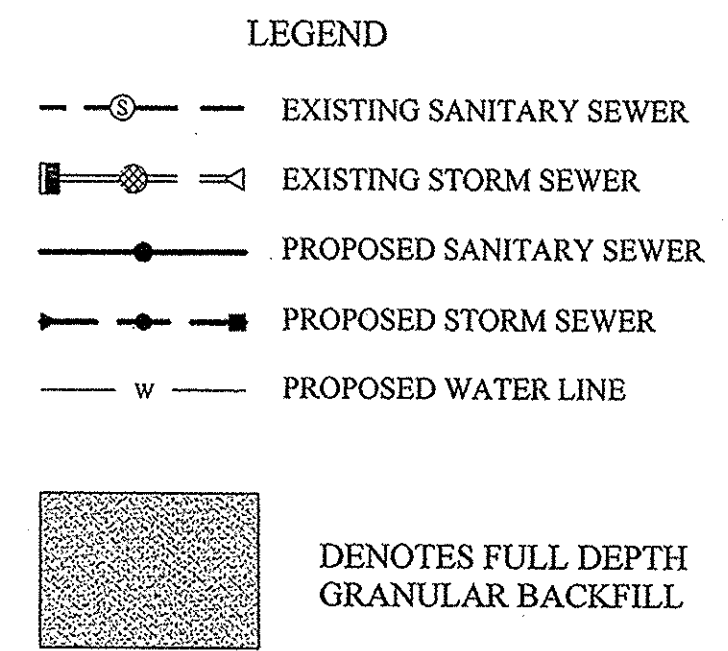
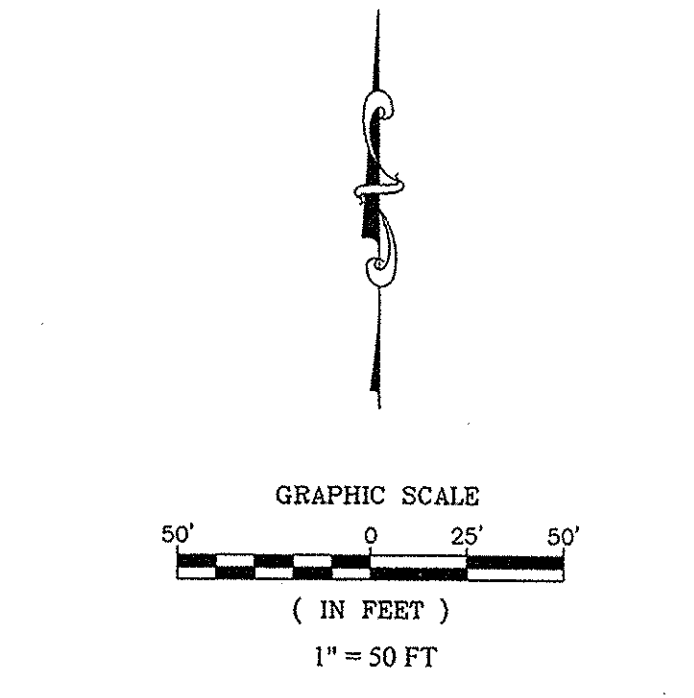
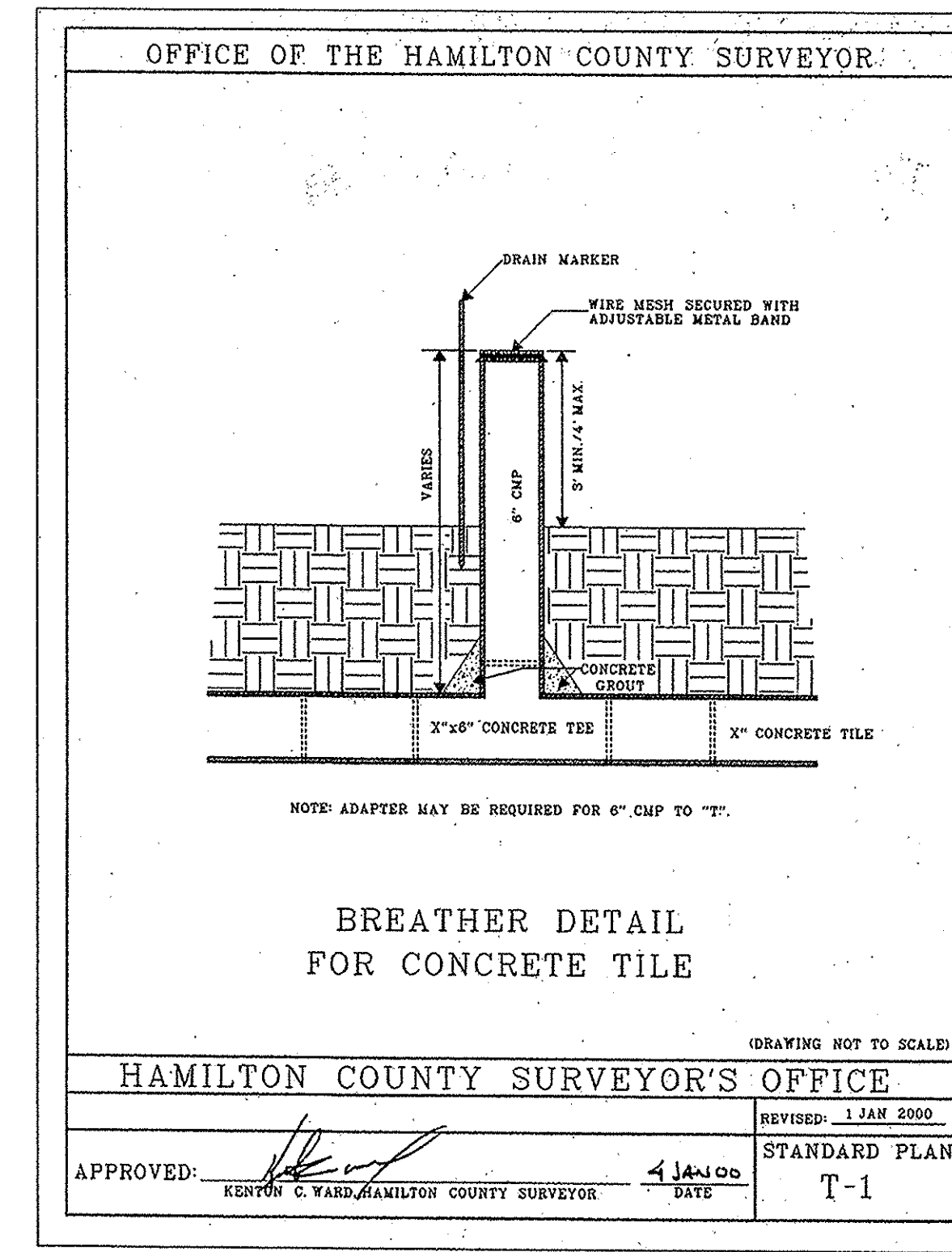
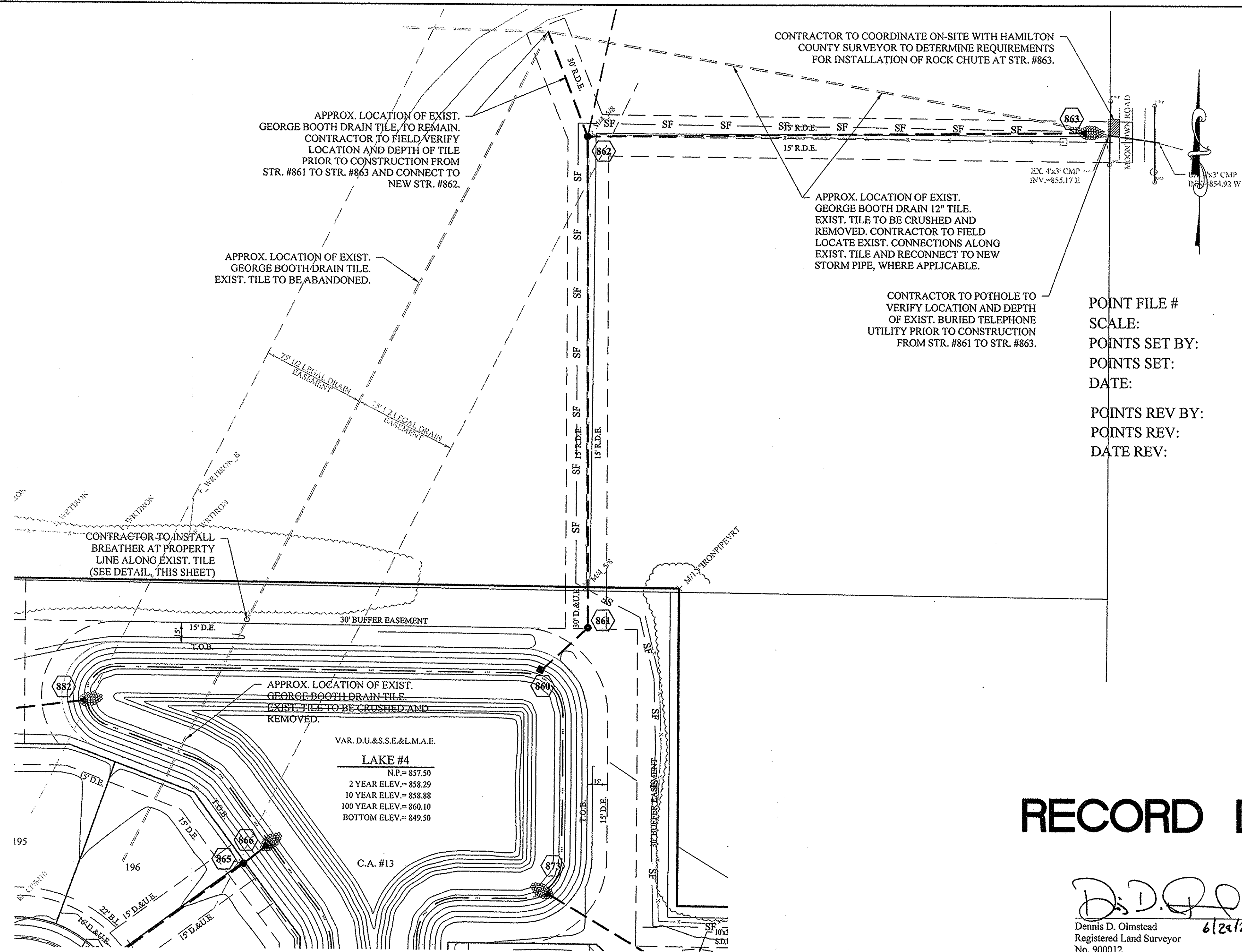
STORM PLAN AND PROFILES

DRAWN BY: JSM/ADG CHECKED BY: BAH
 SHEET NO. **C601**
 S & A 10810
 51940CAL_S2

REVISIONS

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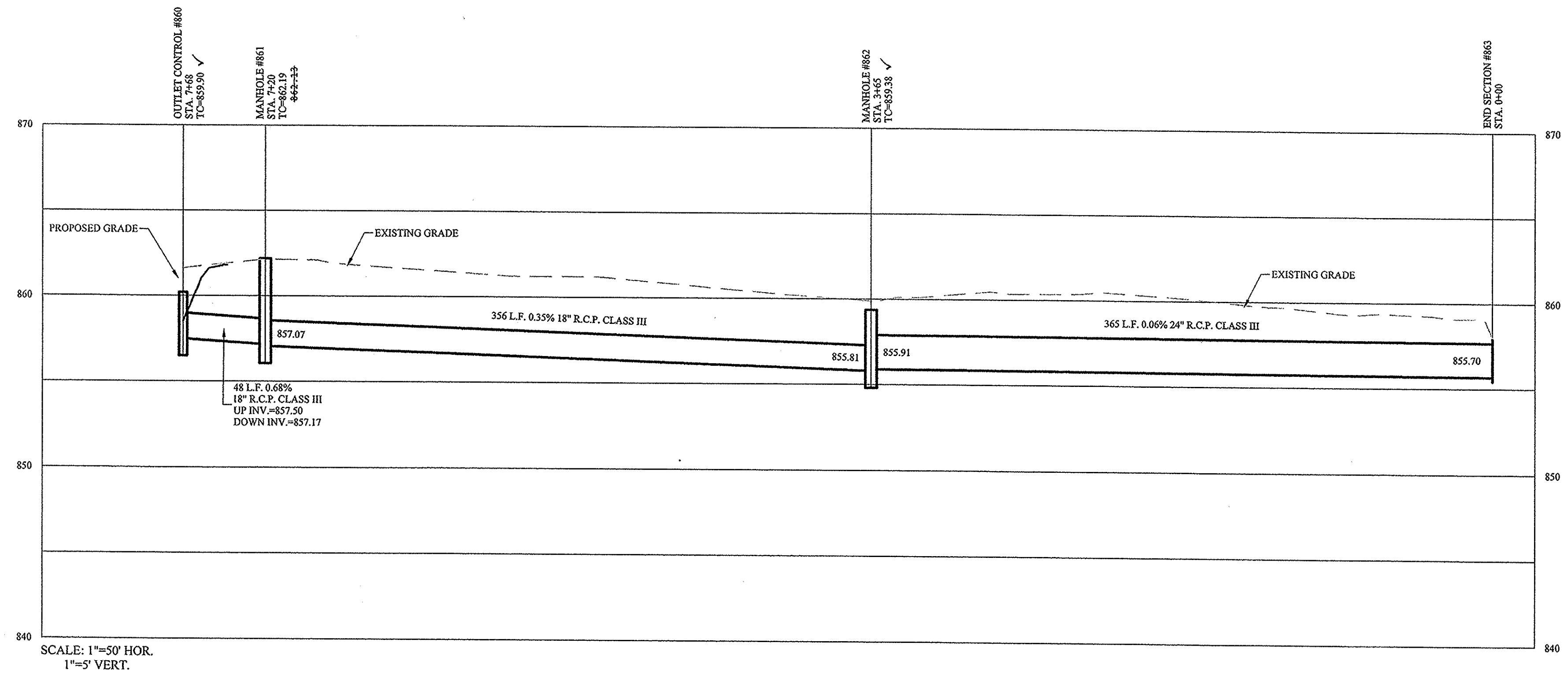
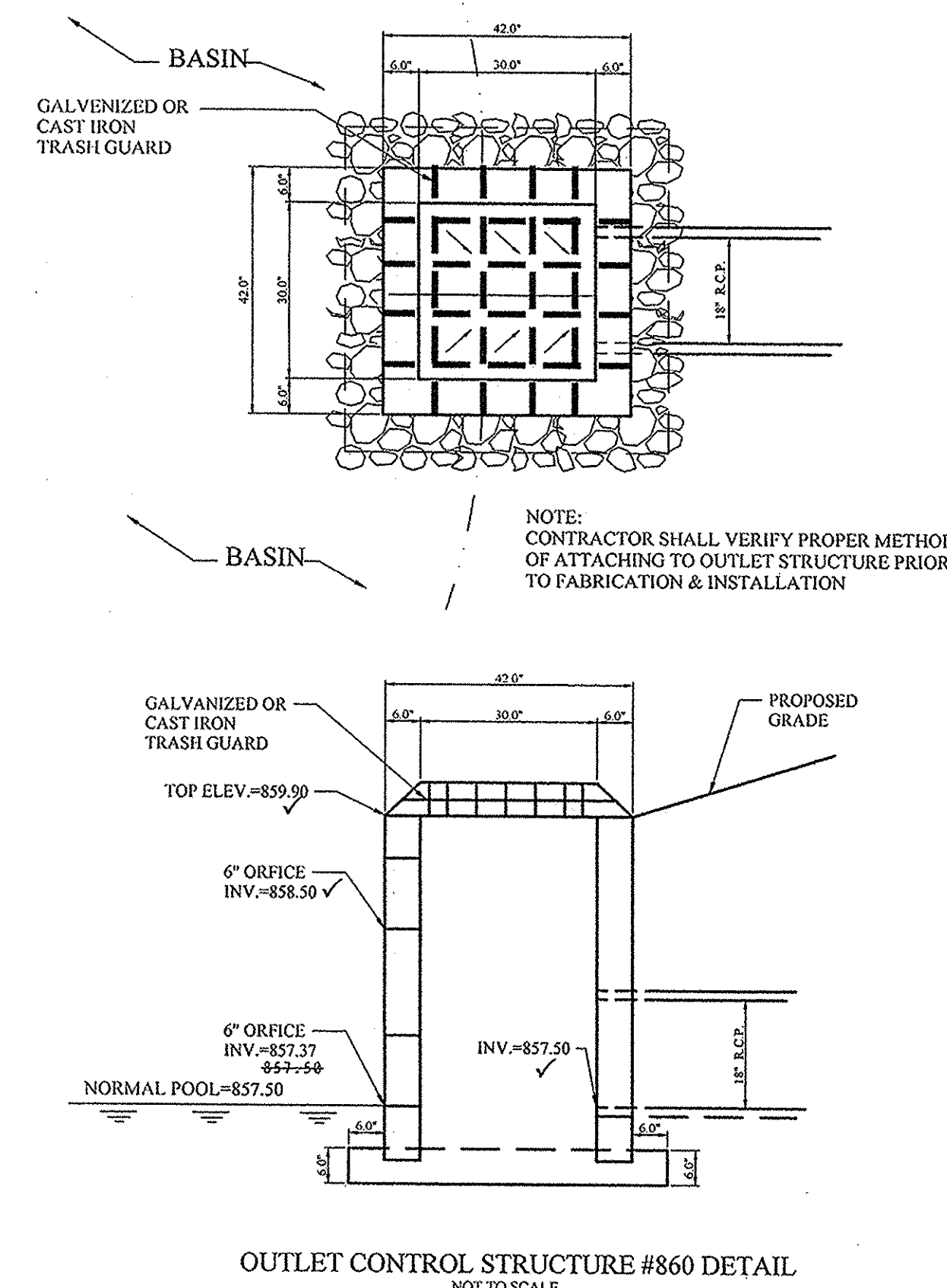
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 Modified / By: June 28, 2017 9:06:38 AM / ceepsoit
 Plotted / By: June 29, 2017 10:06:55 AM / Christian Esposito



NOTES:
 ALL STORM STRUCTURES TO RECEIVE SOLID LID CASTINGS ARE TO BE CONSTRUCTED TO PROVIDE ONE 4\"/>

RECORD DRAWING

D.D.O.
 Dennis D. Olmstead
 Registered Land Surveyor
 No. 900012
 6/28/2017
 DENNIS D. OLMSTEAD
 REGISTERED
 No. 900012
 STATE OF INDIANA
 LAND SURVEYOR



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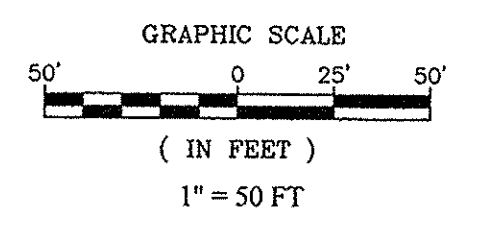
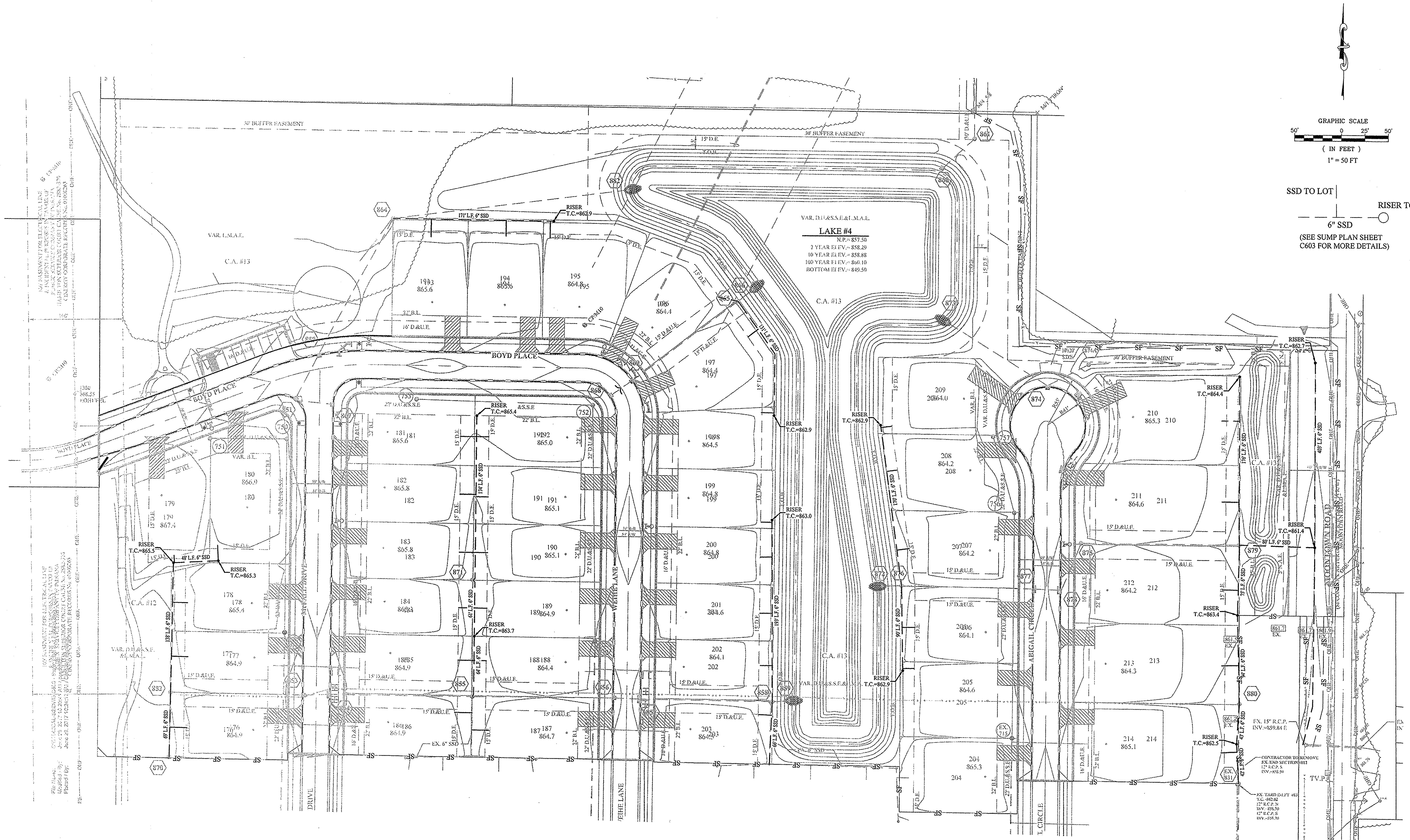
STOEPPELWERTH
 ALWAYS ON
 7945 East 106th Street, Fishers, IN 46038-2505
 phone: 317.849.5205 fax: 317.849.5242

STORM PLAN AND PROFILES
 ASHFORD PLACE SEC. 2
 HAMILTON COUNTY, INDIANA
 WESTFIELD

DRAWN BY: JSM/ADG CHECKED BY: BAH
 SHEET NO. C602
 S.E.A. JOB NO. 51940CAL-S2

DATE: 06/13/17
 AS BUILTS
 REVISIONS
 BY: CCE

File Name: S:\1940CAL-S2\DWG\C600 - Storm Plan and Profiles.dwg - C603
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 Plotted / By: June 29, 2017 10:24:22 AM / Christian Esposito

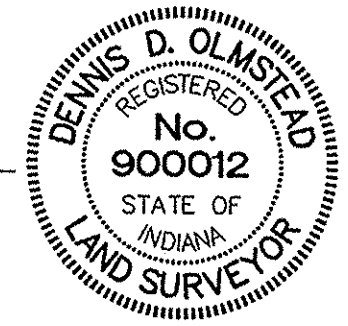


SSD TO LOT
 RISER TC
 6" SSD
 (SEE SUMP PLAN SHEET C603 FOR MORE DETAILS)

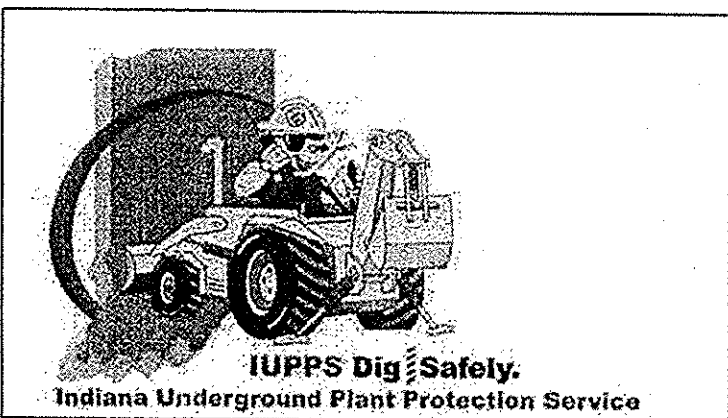
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RECORD DRAWING

D.D.O.
 Dennis D. Olmstead
 Registered Land Surveyor
 No. 900012
 6/29/17



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 phone: 317.840.5985 fax: 317.840.5942

REGISTERED PROFESSIONAL ENGINEER
 No. 19358
 STATE OF INDIANA
 David J. Stoppelwerth
 CERTIFIED: 12/02/16

DATE / MARK
 AS BUILT
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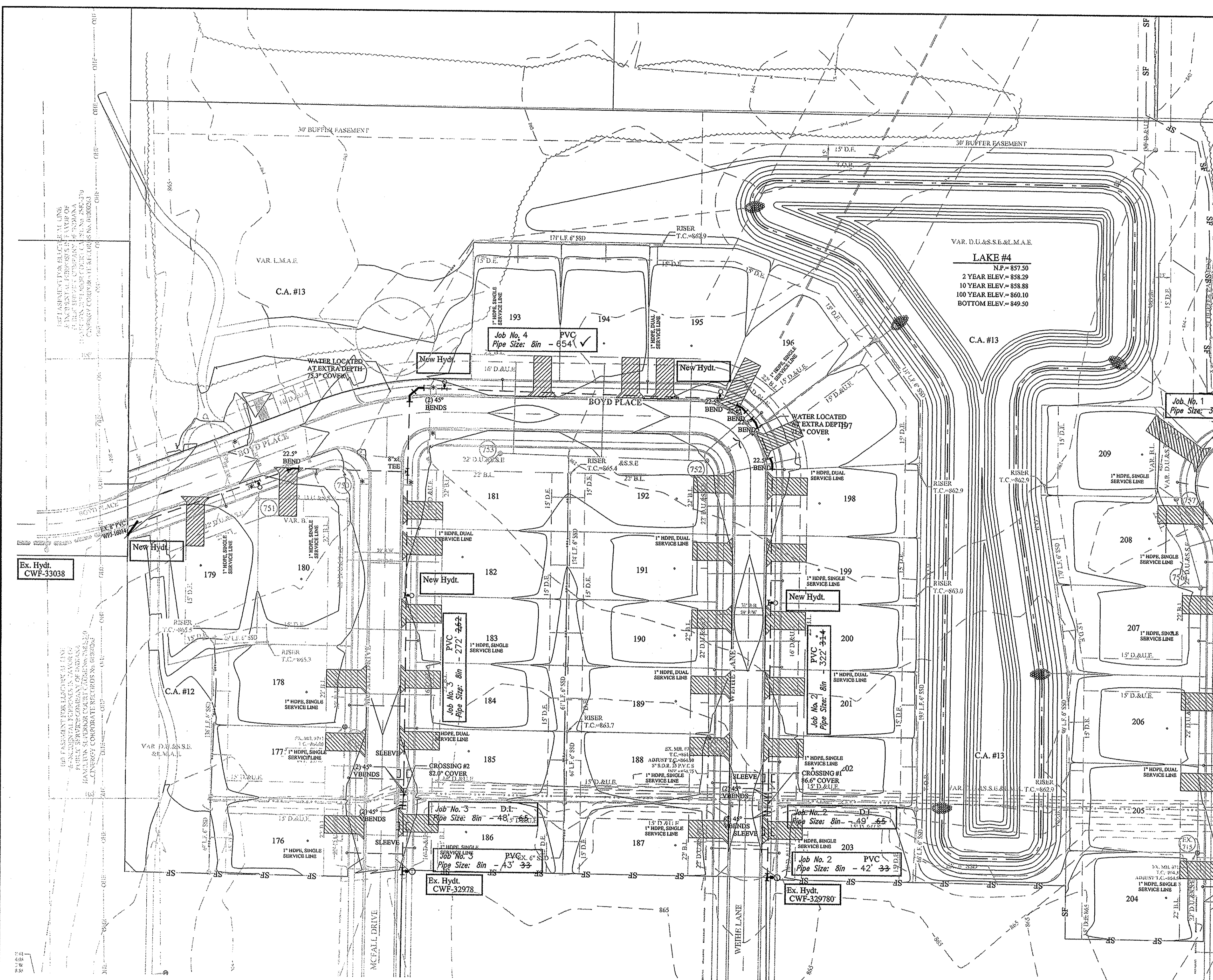
REVISIONS

HAMILTON COUNTY, INDIANA

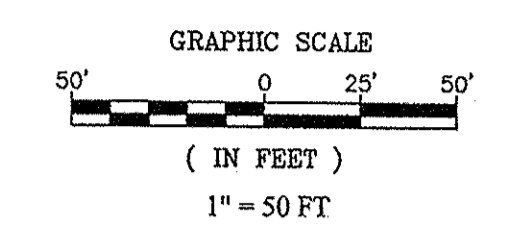
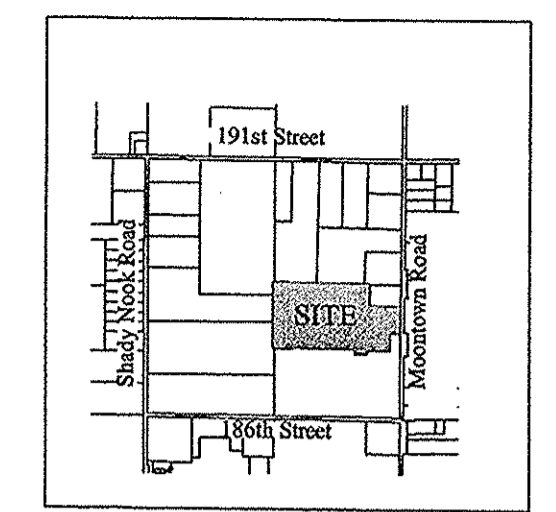
WESTFIELD

SHOWN BY: JSM/ADG CHECKED BY: BAH
 SHEET NO. C603
 S.E.A. JOB NO. 51940CAL-S2

File Name: S:\51940CAL-S2\DWG\C700 - Water Plan.dwg - C700
 Modified / By: June 28, 2017 11:47:22 AM / cesapetto
 Plotted / By: June 28, 2017 11:47:51 AM / Christian Esposito



Project Location
 Scale: 1" = 2000'



LEGEND

- Existing Water Main
- Proposed Water Main
- Telephone Pole
- Gas Pole
- Inlet
- Tree
- Gas Valve
- Parcel Id
- Adapter
- Bend
- Kicker Block
- Hydrant
- Hydrant with Hydrant Valve
- Butterfly Valve
- Valve
- Blowoff Assembly
- Air Relief Valve
- Plug
- Reducer
- T.J. Tee
- M.J. Sleeve
- Cross
- Casing Pipe
- Gas Lines
- Telephone Lines
- Electric Lines
- METER PIT
- WATER SERVICE LATERAL

CITIZENS WATER PROJECT LEGEND					
Project Name:		ASHFORD PLACE, SECTION 2			
Project Number:		WFJ-17004			
JOB #	Street Name	Pipe Size	Pipe Type	Total Pipe	
1	ABIGAIL CIRCLE	8"	PVC	337' ±38	
1	ABIGAIL CIRCLE	3"	HDPE	81' ±2	
2	WEHHE LANE	8"	PVC	368' ±44	
2	WEHHE LANE	8"	D.I.	49' ±5	
3	McFALL DRIVE	8"	PVC	315' ±95	
3	McFALL DRIVE	8"	D.I.	48' ±5	
4	BOYD PLACE	8"	PVC	654' ✓	
5	MOONTOWN ROAD	8"	PVC	292' ✓	
				TOTAL	2,142' ±338
# of Service Lines					
21	SINGLE SERVICE LINE PIPE	1"	HDPE	632' ±29	
9	DUAL SERVICE LINE PIPE	1"	HDPE	216' ✓	

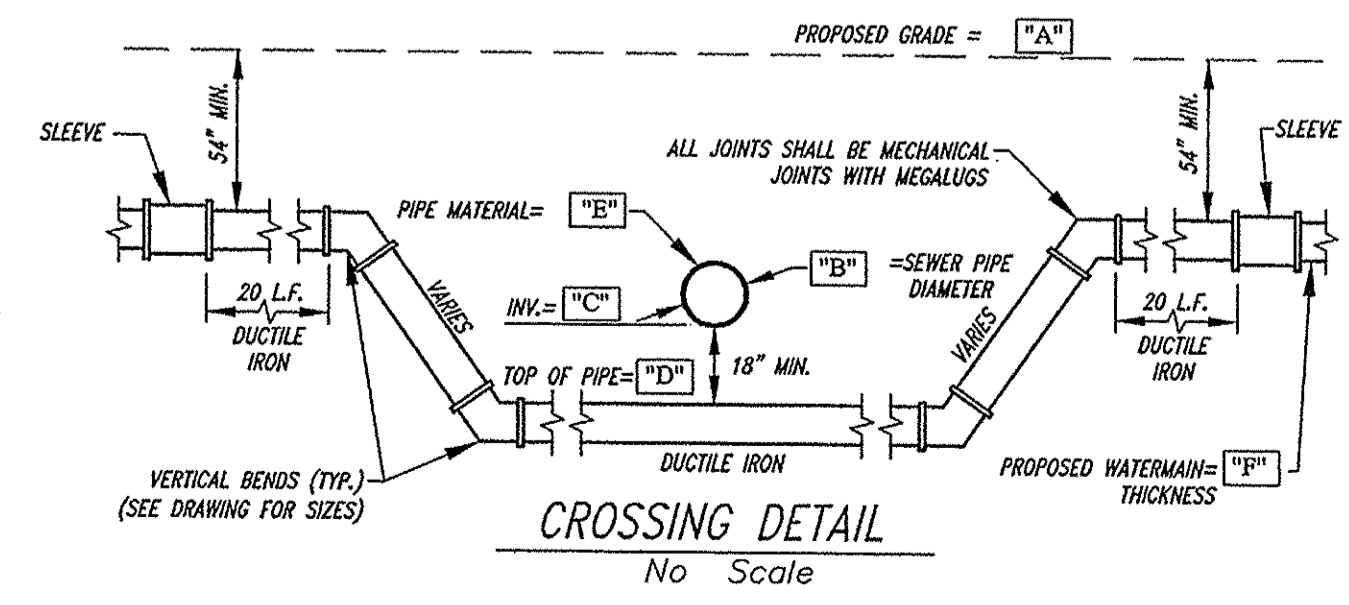
- NOTES:
- CONTRACTOR MUST HAVE AND FOLLOW CITIZENS WESTFIELD STANDARDS AND SPECIFICATIONS (LATEST VERSION)
 - ALL SERVICE AND MAIN ROAD CROSSINGS WITHIN 5' OF PAVEMENT SHALL HAVE GRANULAR BACKFILL.

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: 2018
 Entered by: SLM

RECORD DRAWING

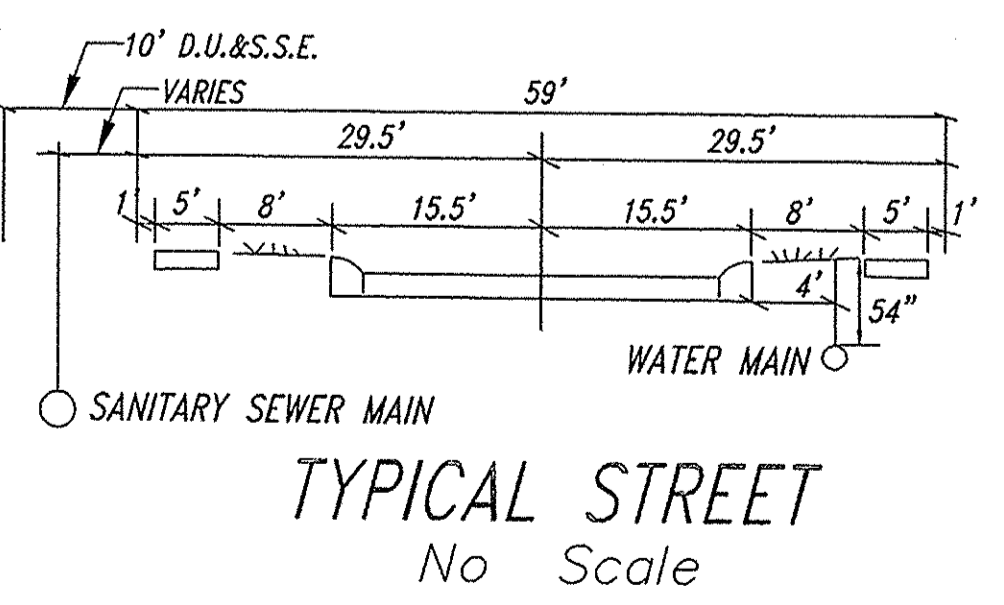
Dennis D. Olmstead
 Registered Land Surveyor
 No. 900012
 6/29/2017

DENNIS D. OLMSTEAD
 REGISTERED
 No. 900012
 STATE OF INDIANA
 LAND SURVEYOR

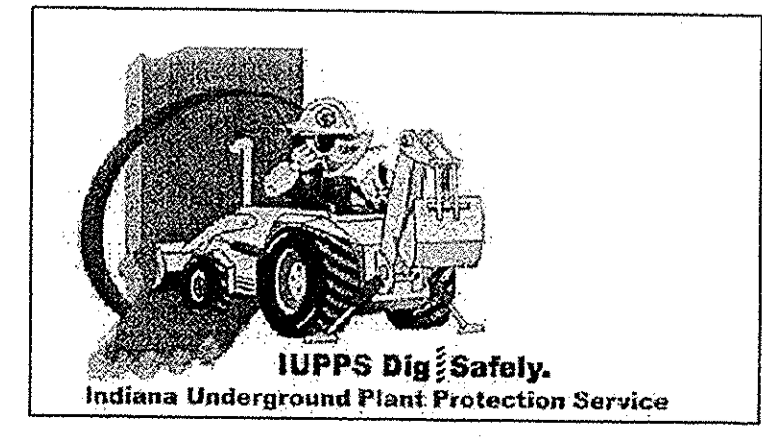


CROSSING SUMMARY TABLE

CROSSING	"A"	"B"	"C"	"D"	"E"	"F"
No. 1	863.3a	27"	857.8a	856.0a	RCP	8"
No. 2	863.8a	18"	858.6a	856.9a	RCP	8"



Project Name: ASHFORD PLACE, SECTION 2
 Project Number: WFJ-17004
 Dist. Map No.: 2209
 Meter Map No.:
 Lots: 39
 Tax Code: 29014
 Pressure Dist: WESTFIELD
 Drafter: STOEPPELWERTH/ADG/BAH
 Date: 12/XX/2016

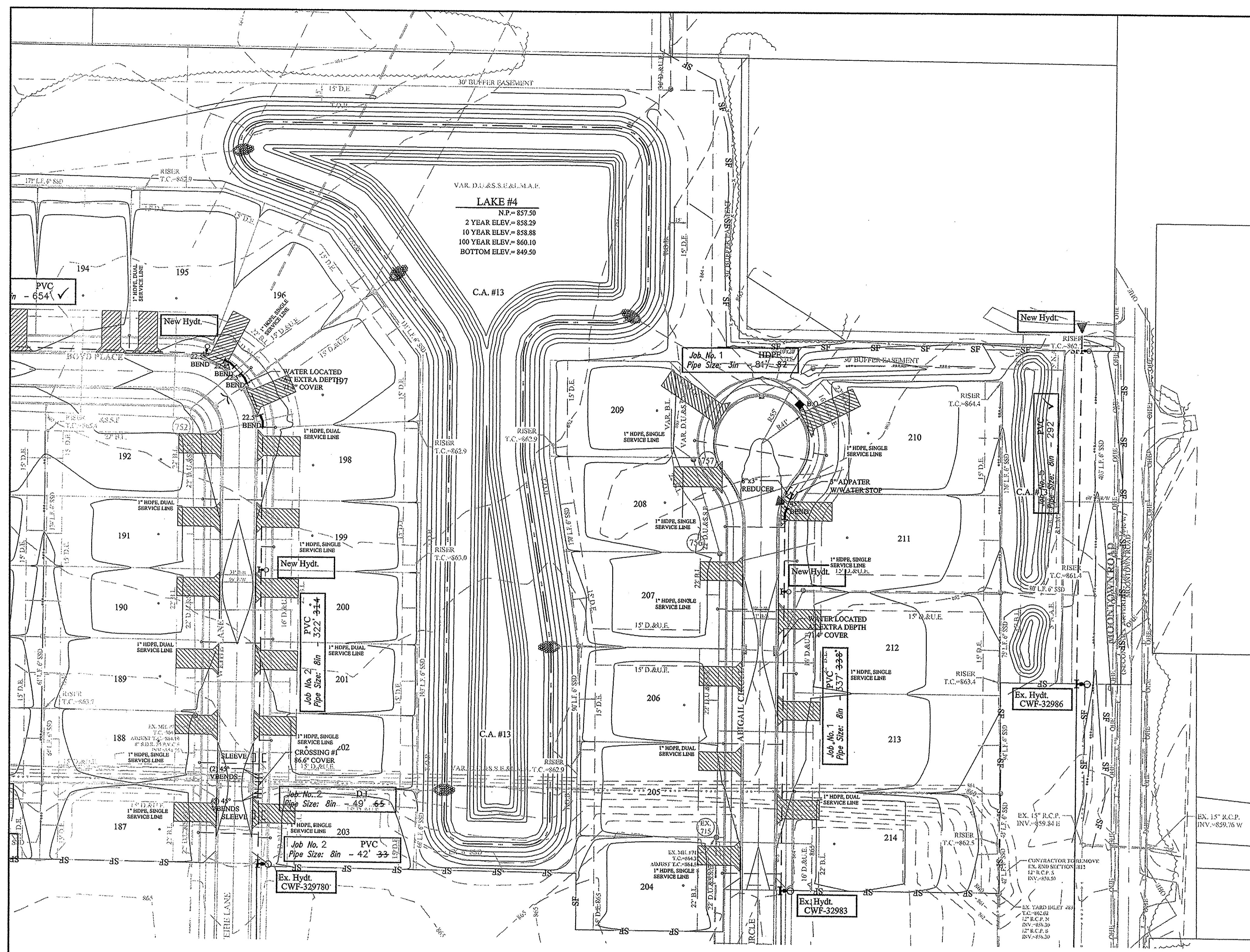


811
 Know what's below.
 Call before you dig.

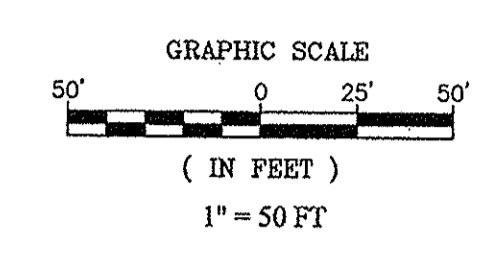
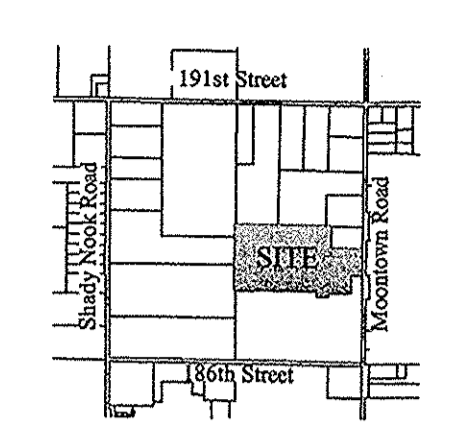
STOEPPELWERTH
 REGISTERED PROFESSIONAL ENGINEER
 No. 19358
 STATE OF INDIANA
 CERTIFIED: 12/02/16
 David J. Stoeppelwerth
 A LWAYS ON
 7895 Etn 104th Street, Fishers, IN 46038-2505
 Phone: 317.849.9555 Fax: 317.849.9494
 HAMILTON COUNTY, INDIANA
 WESTFIELD

WATER PLAN
 ASHFORD PLACE SEC. 2
 SHEET NO. C700
 S & A JOB NO. 51940CAL-S2

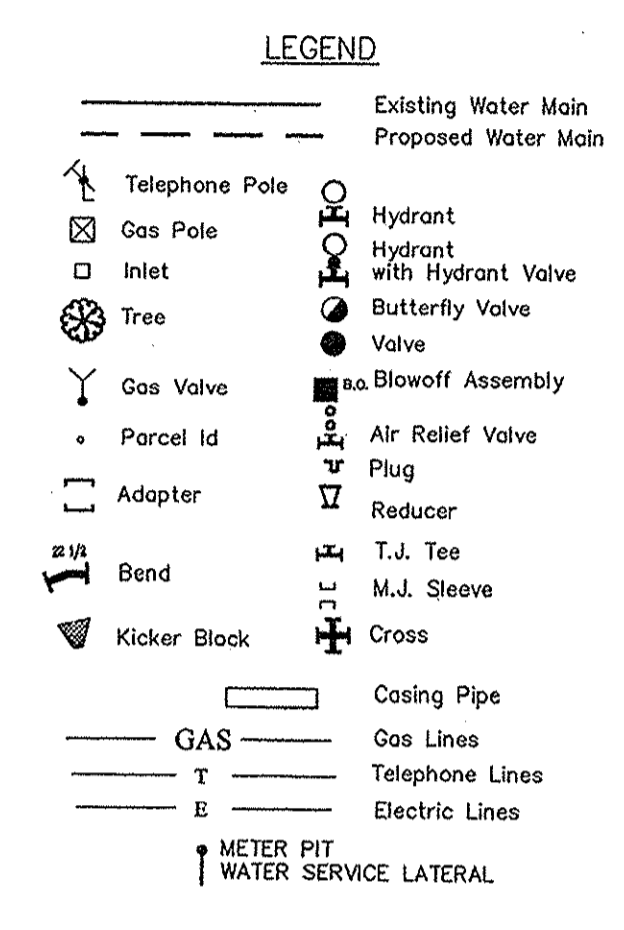
File Name: S:\5194\CAL-S2\DWG\C700 - Water Plan.dwg - C701
 Modified / By: June 29, 2017 11:47:22 AM / cesposito
 Plotted / By: June 29, 2017 11:48:15 AM / Christian Espósito



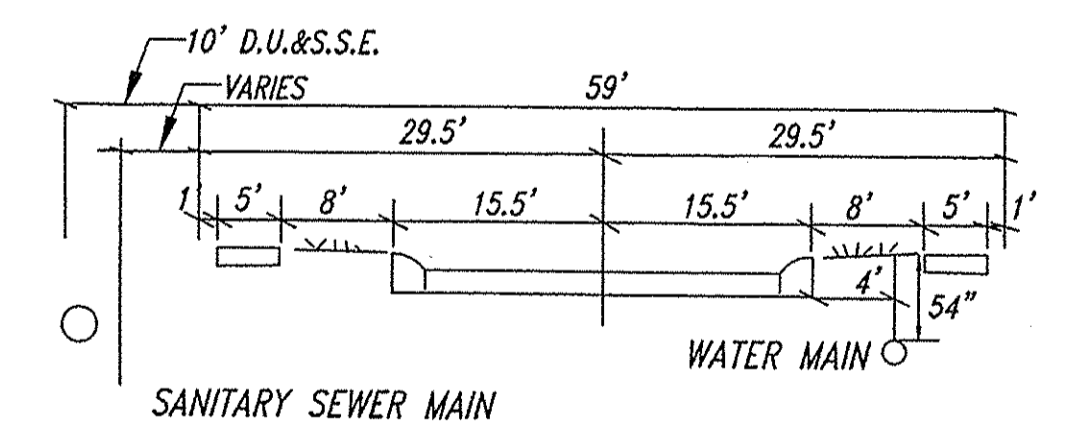
Project Location
 Scale: 1" = 2000'



- NOTES:**
- CONTRACTOR MUST HAVE AND FOLLOW CITIZENS WESTFIELD STANDARDS AND SPECIFICATIONS (LATEST VERSION)
 - ALL SERVICE AND MAIN ROAD CROSSINGS WITHIN 5' OF PAVEMENT SHALL HAVE GRANULAR BACKFILL.



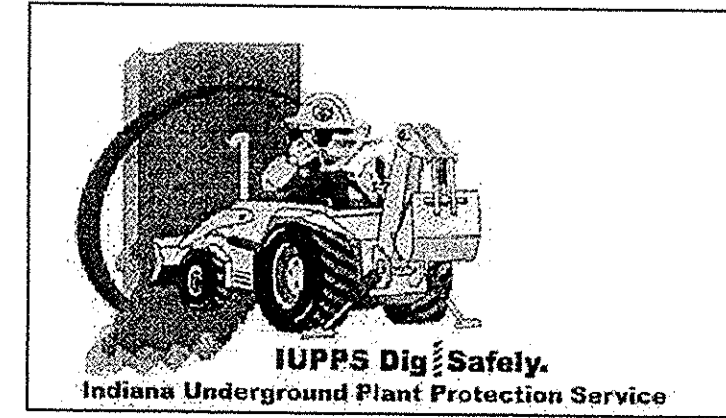
This information was gathered for input into the Hamilton County Geographic Information System (GIS). This document is considered an official record of the GIS.
 Entry Date: 12/19/16
 Entered By: SLM



Project Name: ASHFORD PLACE, SECTION 2
 Project Number: WFJ-17004
 Dist. Map No.: 2209
 Meter Map No.:
 Lots: 39
 Tax Code: 29014
 Pressure Dist: WESTFIELD
 Drafter: STOEPPELWERTH/ADG/BAH
 Date: 12/XX/2016

RECORD DRAWING

Dennis D. Olmstead
 Registered Land Surveyor
 No. 900012
 6/29/2017



STOEPPELWERTH
ALWAYS ON
 7405 East 10th Street, Fishers, IN 46038-2905
 phone: 317.849.2855 fax: 317.849.2942

WATER PLAN
ASHFORD PLACE SEC. 2
 HAMILTON COUNTY, INDIANA

DAVID J. STOEPPELWERTH
 REGISTERED PROFESSIONAL ENGINEER
 No. 19358
 STATE OF INDIANA
 CERTIFIED: 12/02/16
 David J. Stoepfelwerth

CCE	GBM	PDR	ADG	ADG	ADG	ADG	ADG	HAH	BY
06/13/17	01/23/17	01/23/17	06/20/16	02/19/16	01/20/16	01/22/15	11/20/15		MARK
AS BUILTS	REVISED PER COMMENTS	REVISED PER TAC COMMENTS	AS BUILTS	REVISED PER CITIZENS COMMENTS	REVISED PER COMMENTS	REVISED PER TAC COMMENTS	REVISED PER TAC COMMENTS		

DRAWN BY: JSM/ADG
 CHECKED BY: BAH
 SHEET NO. **C701**
 S & A NUMBER: 51940CAT_S2