



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, 2008

TO: Hamilton County Drainage Board

RE: Clay Creek Drain, Towne Oak Estates Arm

Attached is a petition filed by Towne East Development, LLC along with a non-enforcement request, plans, calculations, quantity summary and assessment roll for the Towne Oak Estates Arm, Clay Creek Drain to be located in Clay Township. I have reviewed the submittals and petition and have found each to be in proper form.

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

6" SSD	2,091 ft.	8" PVC	104 ft.
12" RCP	1,078 ft.	21" RCP	203 ft.
15" RCP	393 ft.	24" RCP	591 ft.
18" RCP	309 ft.		

The total length of the drain will be 4,769 feet.

The 8" PVC listed above is the inlet and outlet to the Aqua-Swirl Units (off-line of Str. 103 and 122), which are to be maintained as part of the regulated drain system.

The dry detention basins (Basin 1 and 2) located in Common Area "A" is to be considered part of the regulated drain. The maintenance shall include the inlet(s), outlet(s), sediment removal and erosion control along the banks as part of the regulated drain. The maintenance of the dry detention basins such as mowing and storm water quality plantings will be the responsibility of the Homeowners Association. The Board however, will retain jurisdiction for ensuring the storage volume for which the pond was designed will be retained, thereby, allowing no fill or easement encroachments.

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

I have reviewed the plans and believe the drain will benefit each lot equally. Therefore, I recommend each lot be assessed equally. I also believe that no damages will result to landowners by the construction of this drain. I recommend a maintenance assessment of \$5.00 per acre for common areas and platted lots, with a \$50.00 minimum, and \$10.00 per acre for roadways. With this assessment the total annual assessment for this drain/this section will be \$900.00.

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

Agent: Key Bank National Association Standby Letter of Credit Services
Date: December 14, 2007
Number: S313125
For: Storm Sewers
Amount: \$181,838.40

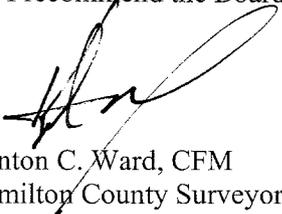
Parcels assessed for this drain may be assessed for the Williams Creek Drain at sometime in the future.

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.

The north off-site outlet easement for this project is through common area and existing platted easement in Section 10002 of Village of West Clay. The south off-site outlet easement is into Coxhall Parks and Gardens and permission was granted by the Hamilton County Parks Department.

I recommend that upon approval of the above proposed drain that the Board also approve the attached non-enforcement request. The request is for the reduction of the regulated drain easement to those easement widths as shown on the secondary plat for Towne Oak Estates at Carmel as recorded in the office of the Hamilton County Recorder.

I recommend the Board set a hearing for this proposed drain for May 27, 2008.



Kenton C. Ward, CFM
Hamilton County Surveyor

KCW/pll

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

RECORDED OWNER(S) OF LAND INVOLVED

Richard V Huffman
Signed
Richard V. Huffman
Printed Name
9/5/07
Date

Signed

Printed Name

Date

Signed

Printed Name

Date

Signed

Printed Name

Date

BEFORE THE HAMILTON COUNTY DRAINAGE BOARD
IN THE MATTER OF

Clay Creek Drain, Towne Oak Estates Arm

NOTICE

To Whom It May Concern and: _____

Notice is hereby given of the hearing of the Hamilton County Drainage Board on the **Clay Creek Drain, Towne Oak Estates Arm** on **May 27, 2008** at **9:15 A.M.** in Commissioners Court, Hamilton County Judicial Center, One Hamilton County Square, Noblesville, Indiana, and which construction and maintenance reports of the Surveyor and the Schedule of Assessments made by the Drainage Board have been filed and are available for public inspection in the office of the Hamilton County Surveyor.

Hamilton County Drainage Board

Attest: Lynette Mosbaugh

ONE TIME ONLY

BEFORE THE HAMILTON COUNTY DRAINAGE BOARD
IN THE MATTER OF THE

Clay Creek Drain, Towne Oak Estates Arm

NOTICE

Notice is hereby given pursuant to Section 405 of the 1965 Indiana Drainage Code that this Board, prior to final adjournment on **May 27, 2008** has issued an order adopting the Schedule of Assessments, filed the same and made public announcement thereof at the hearing and ordered publication. If judicial review of the findings and order of the Board is not requested pursuant to Article Eight of this code within twenty (20) days from the date of this publication, the order shall be conclusive.

Hamilton County Drainage Board

Attest: Lynette Mosbaugh

ONE TIME ONLY

FINDINGS AND ORDER
CONCERNING THE MAINTENANCE OF THE
Clay Creek Drain, Towne Oak Estates Arm

On this **27th day of May 2008**, the Hamilton County Drainage Board has held a hearing on the Maintenance Report and Schedule of Assessments of the **Clay Creek Drain, Towne Oak Estates Arm**.

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

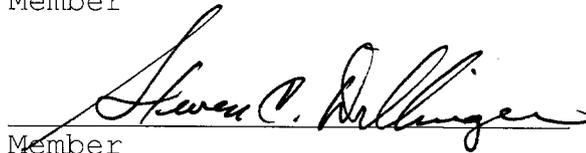
HAMILTON COUNTY DRAINAGE BOARD



President



Member



Member

Attest:





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

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

To: Hamilton County Drainage Board

June 9, 2011

Re: Clay Creek Drain: Towne Oak Estates Arm

Attached are plans and other information for Towne Oak Estates. 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, 2008. The report was approved by the Board at the hearing held May 27, 2008. (See Drainage Board Minutes Book 11, Pages 175-176)

The changes are as follows:

The 6" SSD was shortened from 2,091 feet to 2,081 feet. The 12" RCP was lengthened from 1,078 feet to 1,100 feet. The 21" RCP was lengthened from 203 feet to 603 feet. The 24" RCP was shortened from 591 feet to 191 feet. The 8" PVC was shortened from 104 feet to 60 feet. The length of the drain due to the changes described above is now **4,737 feet**.

The non-enforcement was approved by the Board at its meeting on May 27, 2008 and recorded under instrument #2008044566. The following sureties were guaranteed by Key Bank National Association and expired on July 14, 2009.

Bond-LC No: S313125
Insured For: Storm Sewers
Amount: \$181,838.40
Issue Date: December 14, 2007

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

Sincerely,

Kenton C. Ward, CFM
Hamilton County Surveyor

GENERAL NOTES

1. TEMPORARY TRAFFIC CONTROL DURING CONSTRUCTION TO CONFORM TO APPLICABLE LOCAL AND STATE STANDARDS.
2. ALL CONSTRUCTION ACTIVITY ON THIS SITE TO BE PERFORMED IN COMPLIANCE WITH APPLICABLE O.S.H.A. STANDARDS FOR WORKER SAFETY.
3. IT SHALL BE THE CONTRACTORS RESPONSIBILITY TO FIELD VERIFY ALL UTILITY LOCATIONS BEFORE CONSTRUCTION BEGINS.
4. CONTRACTORS SHALL MINIMIZE DAMAGE TO EXISTING TREES.

THE STORM SEWER SYSTEM SHALL BE CONSTRUCTED PER DESIGN SPECIFIED AND AS APPROVED BY THE CITY OF CARMEL ON THE FINAL APPROVED CONSTRUCTION PLANS. DEVIATIONS FROM THE APPROVED DESIGN SHALL ONLY BE PERMITTED DUE TO SPECIAL CIRCUMSTANCES OR DIFFICULTY DURING CONSTRUCTION AND WILL REQUIRE PRIOR FIELD APPROVAL FROM A DESIGNATED REPRESENTATIVE OF THE CITY OF CARMEL IN ADDITION TO SUPPLEMENTAL APPROVAL BY THE DESIGN ENGINEER. AN EXPLANATION OF ANY SUCH DEVIATION SHALL BE INCLUDED AS A REQUIREMENT ON AS-BUILT/RECORD DRAWINGS SUBMITTED FOR RELEASE OF PERFORMANCE GUARANTEES. APPROVED DESIGN SLOPES IDENTIFIED AS GENERATING VELOCITIES OF 2.5 FPS OR LESS OR 10 FPS OR GREATER (AT FULL FLOW CAPACITY) SHALL REQUIRE AS-BUILT CERTIFICATION AT THE TIME OF CONSTRUCTION, PRIOR TO BACKFILLING THE PIPE. THE CONTRACTOR IS INSTRUCTED TO AS-BUILT EACH SECTION OF STORM PIPE AS IT IS BEING INSTALLED TO ENSURE COMPLIANCE WITH THE DESIGN PLANS AND AS APPROVED BY THE CITY OF CARMEL.

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

Entry Date: June 20 11

Entered By: SLM



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1-800-382-5544
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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.

REVISIONS:

ERIC W. BATT
REGISTERED
No. 19500424
STATE OF INDIANA
PROFESSIONAL ENGINEER

E. W. Batt

DATE: 9/4/07

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AT CARMEL
CARMEL, INDIANA

56 TOWNE, LLC
2319 BRANCH AVENUE, INDIANAPOLIS, IN 46240

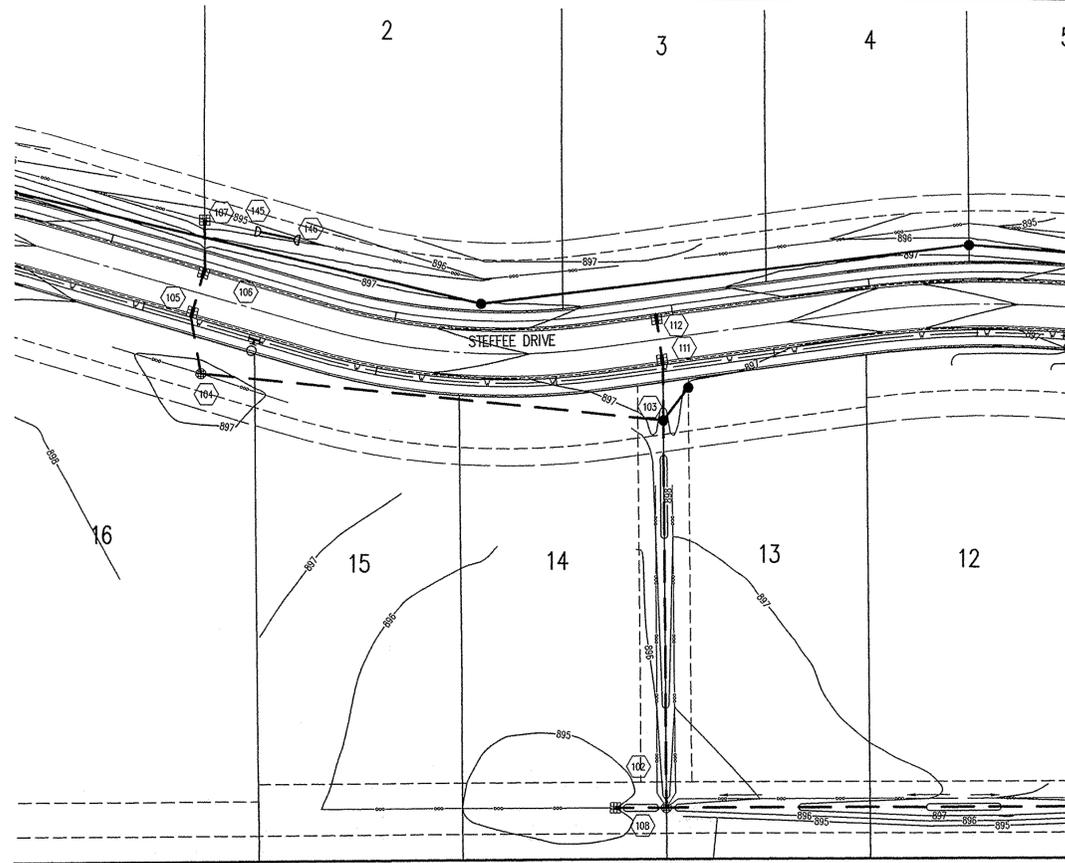
DATE: 9/4/07 PROJECT NO.: 6159.001

DRAWN BY: ZJM CHECKED BY: TPG

SHEET TITLE: STORM SEWER PLAN & PROFILES

DRAWING FILES: R:\6159\001\dwg\c601-603.dwg

SHEET NO.:



STORM SEWER PLAN

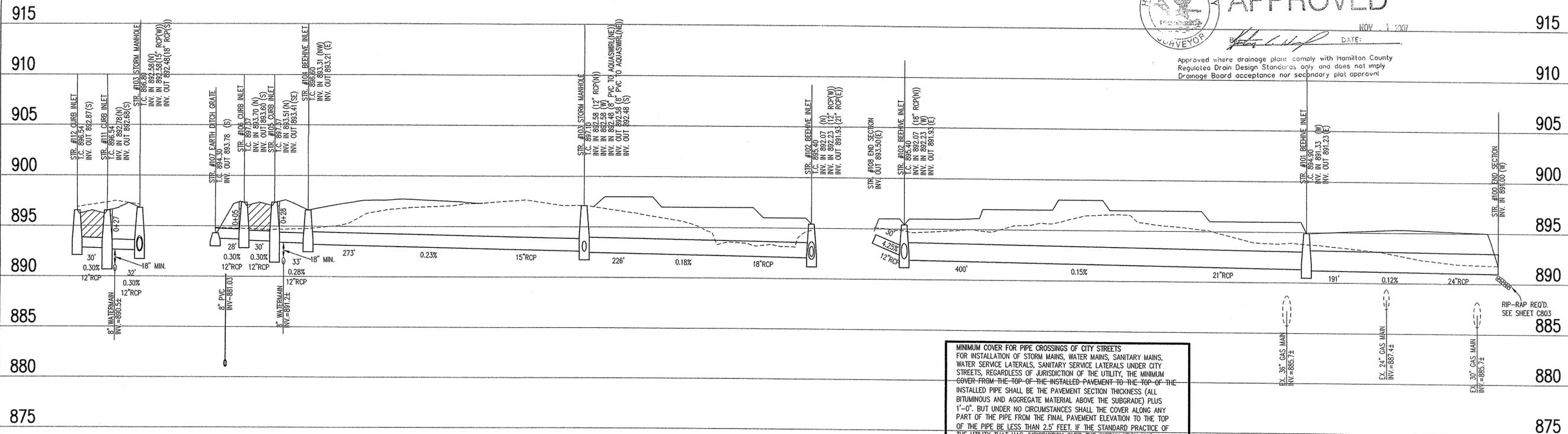
SCALE: 1"=50'

HAMILTON CO. SURVEYORS' OFFICE

APPROVED

NOV 1 2007

Approved where drainage plan complies with Hamilton County Regulate Drain Design Standards only and does not imply Drainage Board acceptance nor secondary plat approval.



MINIMUM COVER FOR PIPE CROSSINGS OF CITY STREETS FOR INSTALLATION OF STORM MAINS, WATER MAINS, SANITARY MAINS, WATER SERVICE LATERALS, SANITARY SERVICE LATERALS UNDER CITY STREETS, REGARDLESS OF JURISDICTION OF THE UTILITY, THE MINIMUM COVER FROM THE TOP OF THE INSTALLED PAVEMENT TO THE TOP OF THE INSTALLED PIPE SHALL BE THE PAVEMENT SECTION THICKNESS (ALL BITUMINOUS AND AGGREGATE MATERIAL ABOVE THE SUBGRADE) PLUS 1'-0". BUT UNDER NO CIRCUMSTANCES SHALL THE COVER ALONG ANY PART OF THE PIPE FROM THE FINAL PAVEMENT ELEVATION TO THE TOP OF THE PIPE BE LESS THAN 2.5 FEET. IF THE STANDARD PRACTICE OF THE UTILITY THAT HAS JURISDICTION OVER THE INSTALLATION HAS A MORE STRINGENT COVER REQUIREMENT, THE MORE STRINGENT REQUIREMENT SHALL GOVERN.

LEGEND/DETAILS

Sheet	Detail	Description
C602	9	Bedding Detail - Reinforced Concrete Pipe (RCP)
C602	11	Roll Curb Inlet Detail
C602	10	Beshive Inlet Detail
C605		Storm Manhole Detail
C602	8	Precast Concrete End Section
C603		RipRap Detail @ End Section

NOTE

STORM SEWER PROFILE

LEGEND

- Existing Grade
- New Grade
- Granular Backfill

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

C601

