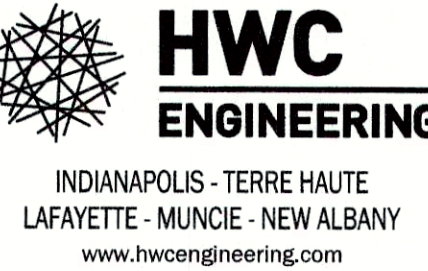


REVISIONS		
DATE	DESCRIPTION	BY



SPRINGBROOK
SECTION 6
COVER SHEET

PROFESSIONAL ENGINEER
No. 11400758
STATE OF INDIANA
NOTARY PUBLIC
Christopher K. Eichhorn

DRAWN BY
TS/TD/GM/EW
CHECKED BY
KE
DATE
SEPTEMBER 14, 2021
SCALE
AS SHOWN
SHEET

JOB NUMBER
2017-271-4

C1.0
COVER SHEET

SPRINGBROOK SECTION 6

CONSTRUCTION PLANS

SEPTEMBER 14, 2021

SITE ADDRESS:

S.R. 13 AND C.R. 900 SOUTH
PENDLETON, INDIANA 46064

DEVELOPER / OWNER:

Lennar Homes of Indiana, Inc.
11555 N. Meridian St., Suite 400
Carmel, IN 46032
(317) 659-3200
Contact: Stuart Huckelberry
stuart.huckelberry@lennar.com

ENGINEER/SURVEYOR:

HWC Engineering
135 N. Pennsylvania St, Suite 2800
Indianapolis, IN 46204
(317) 347-3663
Contact: Kyle Eichhorn
keichhorn@hwcengineering.com

SHEET INDEX:

- C1.0 COVER SHEET
- C1.1-1.2 DEVELOPMENT PLANS
- C1.3-1.4 PRE-CONSTRUCTION STORMWATER POLLUTION PREVENTION PLANS
- C1.5-1.6 POST CONSTRUCTION STORMWATER POLLUTION PREVENTION PLANS
- C1.7-1.8 UTILITY LATERAL PLANS
- C2.0-2.2 STREET PLAN & PROFILE
- C3.0 INTERSECTION DETAILS
- C3.1-3.2 TRAFFIC CONTROL PLAN
- C4.0-4.2 SANITARY SEWER PLAN & PROFILES
- C6.0-6.2 STORM SEWER PLAN & PROFILES
- C7.0-7.1 WATER DISTRIBUTION PLAN
- C8.0 STORMWATER POLLUTION PREVENTION NOTES
- C8.1-8.3 STORMWATER POLLUTION PREVENTION DETAILS
- C8.4-8.7 CONSTRUCTION DETAILS
- C8.8-8.12 FCRWD SANITARY SEWER SPECIFICATIONS
- L1.0-1.1 LANDSCAPE PLAN

UTILITY CONTACTS

SUBDIVISION ELECTRICAL DISTRIBUTION COORDINATION
DUKE ENERGY
100 S. MILL CREEK ROAD
PENDLETON, IN 46062
JESSI HERRINGTON: 317-776-5365
jessica.herrington@duke-energy.com

LIET STATION ELECTRICAL COORDINATION
DUKE ENERGY
100 S. MILL CREEK ROAD
NOBLESVILLE, IN 46062
ERIC LONG: 765-278-8257
eric.long@duke-energy.com

TELEPHONE:
NINE STAR CONNECT (FORMERLY HANCOCK TELECOM)
2243 E. MAIN ST.
GREENFIELD, IN 46140
JENNIFER MCILLAN: 317-323-2090
jmcillan@ninesstarconnect.com

SANITARY:
FALL CREEK REGIONAL WASTE DISTRICT
P.O. BOX 58
NOBLESVILLE, IN 46064
TIM MCCORDY: 765-778-7544
tmccordy@fcrwd.com

STORM SEWER:
MADISON COUNTY
16 EAST 9TH STREET
ANDERSON, IN 46016
COUNTY ENGINEER
765-641-9477

STREETS
MADISON COUNTY
16 EAST 9TH STREET
ANDERSON, IN 46016
COUNTY ENGINEER
765-641-9477

WATER:
TOWN OF INGALLS
P.O. BOX 277
INGALLS, IN 46048
RANDY MCVAY: 317-485-4321
rjmcvay@aquamerica.com

GAS:
VECTREN
600 INDUSTRIAL DRIVE
FRANKLIN, IN 46131
KIMBERLY BURTON-KELLY
(317) 736-2915
kbkelly@vectren.com

OVERALL GENERAL PROJECT NOTES:

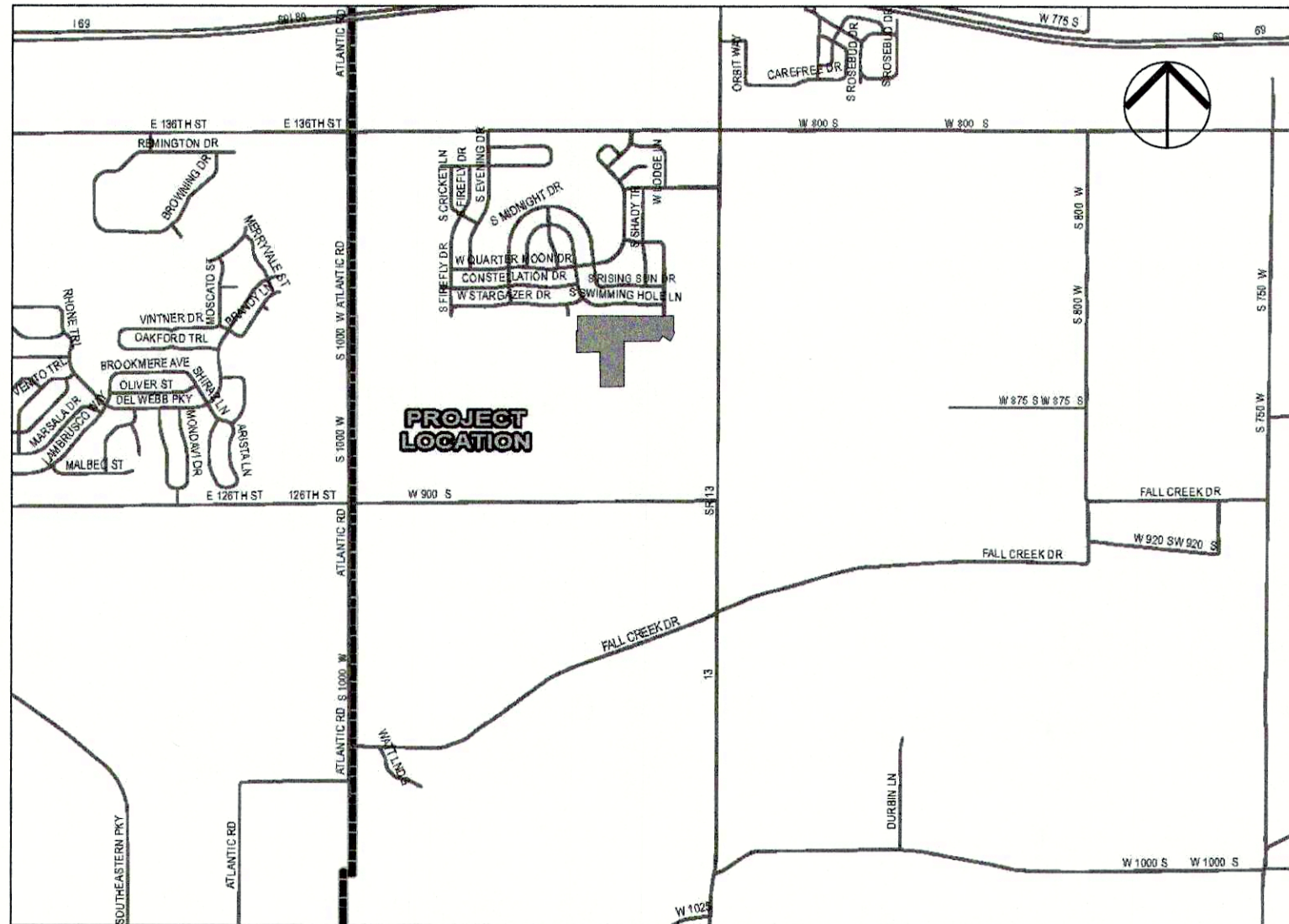
- NOT ALL GAS, POWER, OR TELEPHONE LINES, WHETHER ABOVE OR BELOW GROUND, HAVE BEEN SHOWN ON THE DRAWINGS. ANY UNDERGROUND INFORMATION SHOWN ON THE DRAWINGS HAS BEEN DETERMINED FROM THE BEST AVAILABLE INFORMATION AND IS GIVEN FOR THE CONTRACTORS BENEFIT. THE CONTRACTOR SHALL ASSUME ALL RESPONSIBILITY FOR PROTECTING ALL UTILITIES IN HIS WORK AREA WHETHER SHOWN OR NOT, AND MUST REALIZE THAT THE ACTUAL LOCATION OF THE UTILITIES MAY BE DIFFERENT FROM THAT SHOWN ON THE DRAWINGS. ALL EXISTING UTILITIES ENCOUNTERED IN THE WORK, WHETHER IN PUBLIC RIGHTS OF WAY OR ON PRIVATE PROPERTY, SHALL BE THE CONTRACTORS RESPONSIBILITY TO MAINTAIN IN SERVICE ANY UTILITIES WHICH CAN BE REMOVED DURING CONSTRUCTION WITHOUT UNDUE INTERRUPTION TO SERVICE MAY BE REMOVED AND REPLACED BY THE CONTRACTOR WITH THE PERMISSION OF THE UTILITY. IF MINOR CONFLICTS ARISE, THE CONTRACTOR MAY SHIFT THE PROPOSED LOCATION OF THE INSTALLATION OF THE WORK. BEFORE WORKING WITH OR AROUND UTILITIES, THE APPLICABLE UTILITY COMPANY SHALL BE NOTIFIED BY THE CONTRACTOR.
- SAFETY PROVISIONS FOR THE WORK SHALL BE IN FULL COMPLIANCE WITH ALL APPLICABLE RULES AND REGULATIONS OF THE INDIANA OSHA AND ANY OTHER LOCAL STATE OR FEDERAL AGENCY HAVING JURISDICTION, IN ACCORDANCE WITH GENERALLY ACCEPTED CONSTRUCTION PRACTICES, THE CONTRACTOR WILL BE SOLELY AND COMPLETELY RESPONSIBLE FOR CONDITIONS OF THE JOB SITE, INCLUDING SAFETY OF ALL PERSONS AND PROPERTY DURING PERFORMANCE OF THE WORK. CONTRACTOR SHALL AT MINIMUM, PROVIDE TRAFFIC CONTROL AS REQUIRED TO SAFELY PROTECT THE GENERAL PUBLIC, THE CONTRACTORS WORK FORCES AND THE WORK. TRAFFIC CONTROL SHALL CONFORM TO THE REQUIREMENTS OF THE LATEST EDITION OF THE INDIANA MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES FOR STREETS AND HIGHWAYS, AND THE INDIANA DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS, SPECIAL PROVISIONS, STANDARD DETAILS AND GENERAL INSTRUCTIONS TO FIELD EMPLOYEES. THE REQUIREMENT WILL APPLY CONTINUOUSLY AND NOT TO BE LIMITED TO NORMAL WORKING HOURS. THE OPTION OF THE OWNER AND/OR ENGINEER TO CONDUCT CONSTRUCTION REVIEW OF THE CONTRACTORS PERFORMANCE IS NOT INTENDED TO INCLUDE REVIEW OF THE ADEQUACY OF THE CONTRACTORS SAFETY MEASURES, IN, ON OR NEAR THE CONSTRUCTION SITE. CONTRACTOR WILL BE RESPONSIBLE FOR PROVIDING AND MAINTAINING ALL BARRICADES, FENCES, WARNING SIGNS, FLASHING LIGHTS, TEMPORARY WALKWAYS, AND TRAFFIC CONTROL DURING CONSTRUCTION. CONTRACTOR TO COMPLY WITH ALL OSHA REGULATIONS, REQUIREMENTS, SAFETY MEETING REQUIREMENTS AND AGENCY REQUIREMENTS FOR TRAFFIC CONTROL AND SAFETY PRECAUTIONS, THERE WILL BE NO SEPARATE OR ADDITIONAL PAYMENT FOR THIS WORK.
- WHERE PROPERTY MARKERS, SECTION CORNERS, SURVEY MARKS OR BENCHMARKS, SUCH AS STONES, PIPES, OR OTHER SUCH MONUMENTS ARE ENCOUNTERED AND CONFLICT WITH THE WORK, THE ENGINEER SHALL BE NOTIFIED BEFORE THEY ARE DISTURBED. THE MARKERS SHALL BE PROTECTED AFTER THE OWNER, ENGINEER, AND AUTHORIZED SURVEYOR OR AGENT HAS WITNESSED OR REFERENCED THEIR LOCATIONS.
- ALL MATERIALS DEEMED "SALVAGED" SHALL BE STORED AND PROTECTED AT THE SITE FOR THE OWNER TO COLLECT OR FOR THE CONTRACTOR TO RE-USE AS INDICATED.
- THERE SHALL BE NO CHANGES WITHOUT WRITTEN APPROVAL OF ENGINEER.
- PLANS AND SPECIFICATIONS REFERENCE ARCHITECT, ENGINEER AND LANDSCAPE ARCHITECT INTERCHANGEABLY THROUGHOUT.



Call 811 or 800-382-5544 Before you Dig!

PROJECT LOCATION:
MADISON COUNTY

AREA LOCATION MAP: STATE OF INDIANA
SCALE: NONE



SITE LOCATION MAP: TOWN OF PENDLETON, MADISON COUNTY
SCALE: 1" = 2,640'

LEGAL DESCRIPTION:

A part of the Southeast Quarter and a part of the Northeast Quarter of Section 28, Township 18 North, Range 6 East of the Second Principal Meridian in Madison County, Indiana, described as follows:

BEGINNING at the northwest corner of Lot 186 in Springbrook, Section 4, per plot recorded as Instrument Number _____ in the Office of the Recorder of Madison County, Indiana and the following eleven (11) courses are along the westerly and northerly lines of said plat; (1) thence South 00 degrees 33 minutes 40 seconds East (grid bearing based on Indiana State Plane East Zone, NAD 83, 2011, EPOCH 2010.0000) a distance of 203.93 feet to a point on a non-tangent curve to the right having a radius of 20.00 feet and subtended by a long chord having a bearing of South 24 degrees 00 minutes 22 seconds East and a chord length of 22.83 feet; (2) thence southerly along said curve an arc distance of 24.29 feet to a point of compound curvature; (3) thence southerly on arc distance of 84.55 feet along an arc to the right having a radius of 220.00 feet and subtended by a long chord having a bearing of South 21 degrees 47 minutes 51 seconds West and a chord length of 84.03 feet; (4) thence South 32 degrees 48 minutes 25 seconds West a distance of 29.45 feet; (5) thence North 57 degrees 11 minutes 35 seconds West a distance of 130.00 feet; (6) thence South 32 degrees 48 minutes 25 seconds West a distance of 90.12 feet; (7) thence South 89 degrees 26 minutes 20 seconds West a distance of 495.99 feet; (8) thence South 00 degrees 33 minutes 40 seconds East a distance of 625.00 feet; (9) thence South 89 degrees 26 minutes 20 seconds West a distance of 320.00 feet; (10) thence North 00 degrees 33 minutes 40 seconds West a distance of 480.00 feet; (11) thence South 89 degrees 26 minutes 20 seconds West a distance of 320.00 feet; thence North 00 degrees 33 minutes 40 seconds West a distance of 275.00 feet; thence North 89 degrees 26 minutes 20 seconds East a distance of 15.00 feet; thence North 00 degrees 33 minutes 40 seconds West a distance of 208.70 feet to the south line of Summerlake at Summerbrook Phase 1, Section 3, per plot recorded as Instrument Number 200311906 in said Recorder's Office; thence North 89 degrees 46 minutes 36 seconds East along said south line a distance of 1318.23 feet to the POINT OF BEGINNING, containing 15.668 acres, more or less.



NOT TO SCALE

BENCHMARK INFORMATION:

ORIGINATING BENCHMARK: NGS H 236
NGS DISK AT SOUTHWEST QUADRANT OF STATE ROAD 13 AND
COUNTY ROAD 900 SOUTH, APPROXIMATELY 30 FEET WEST OF
CENTERLINE STATE ROAD 13 AND 30 FEET SOUTH OF
CENTERLINE COUNTY ROAD 900 SOUTH. ELEVATION PER MADISON
COUNTY STATE PLANE COORDINATE CONTROL NETWORK HELD.
ELEV = 859.96 (NAVD 88)

TBM #1
RR SPIKE 1' UP ON WEST SIDE OF POWER POLE #P51
189/875 +/-100' SOUTH OF ENTRANCE TO COUNTRY LANE
KENNEL, +/-30' EAST OF CL OF SR13
ELEV = 860.60 (NAVD 88)

TBM #2
RR SPIKE 1' UP ON EAST SIDE POWER POLE #064-708 +/-30'
WEST OF CL OF SR13
ELEV = 862.74 (NAVD 88)

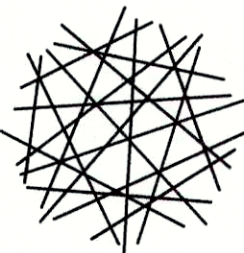
TBM #3
SANITARY MANHOLE ON EAST SIDE OF PADDLEBOAT LN.
ELEV = 861.80 (NAVD 88)

TBM #4
SANITARY MANHOLE ON EAST SIDE OF COMET LN.
ELEV = 861.76 (NAVD 88)

TBM #5
BENCH SPIKE 1' UP ON NORTH SIDE OF NINESTAR POLE #12660
ELEV = 862.05 (NAVD 88)

VERTICAL DATUM INFORMATION:

NAVD 88



HWC
ENGINEERING

INDIANAPOLIS - TERRE HAUTE
LAFAYETTE - MUNCIE - NEW ALBANY
www.hwcengineering.com