



STOEPPELWERTH

ALWAYS ON

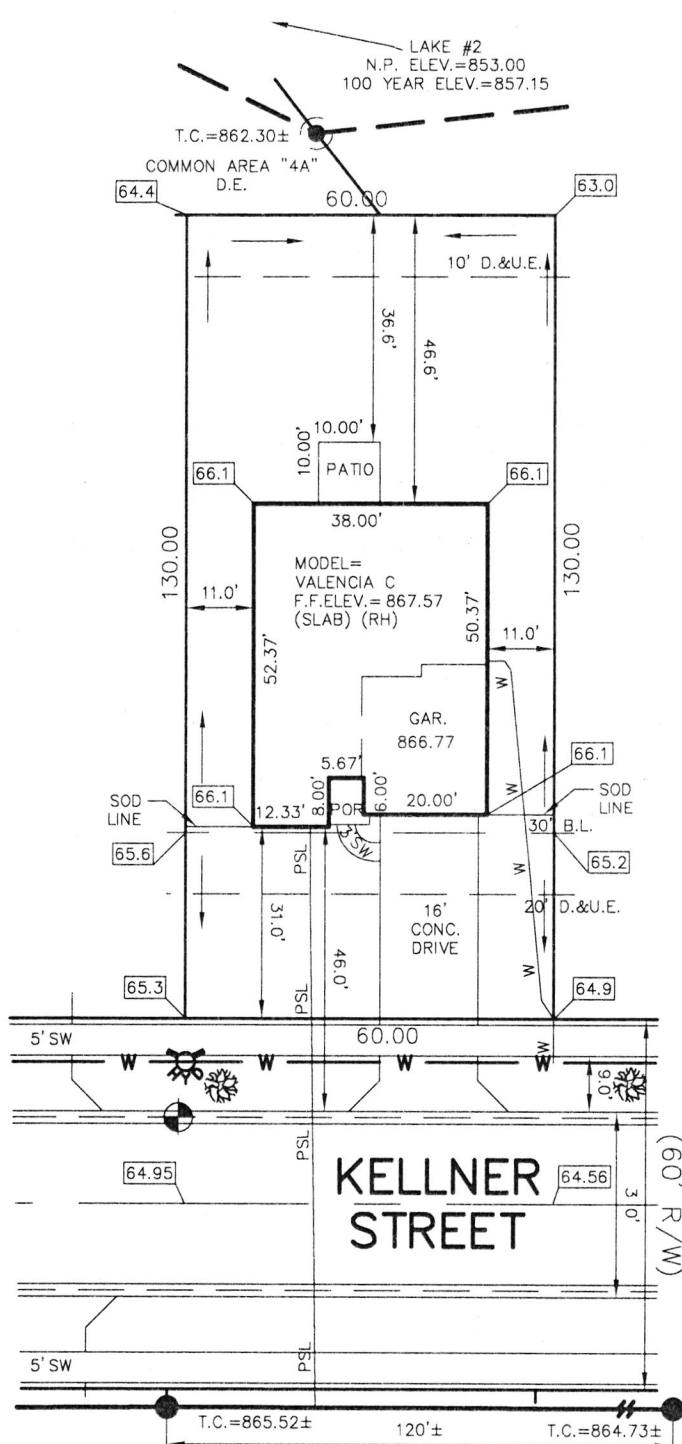
7965 East 106th Street, Fishers, IN 46038-2505
phone: 317.849.5935 fax: 317.849.5942

JOB ID SPRINGBK4.198

CONTROL# 100719 LEN

PARCEL#48-15-28-401-001.048-014

8573 KELLNER STREET
PENDLETON, IN 46064



1" = 30'
LOT AREA: 7,800 Sq. Ft.

M.F.F.E.=865.1
M.F.P.G.=864.8

LEGEND:

XX.X	PROPOSED GRADE PER PLAN
XX.XAB	AS BUILT GRADE
S.S.D.	SUB-SURFACE DRAIN
S.L.	SANITARY SEWER
P.S.L.	6" AS BUILT SANITARY LATERAL
P.S.L.	6" PROPOSED SANITARY LATERAL
W	STORM SEWER
W	3/4" WATER CONNECTION
W	WATER MAIN
SWALE	SWALE
SANITARY MANHOLE	SANITARY MANHOLE
STORM MANHOLE	STORM MANHOLE
CURB INLET	CURB INLET
FIRE HYDRANT	FIRE HYDRANT
STREET TREE	STREET TREE
D.&U.E.	DRAINAGE & UTILITY EASEMENT
D.E.	DRAINAGE EASEMENT
M.F.F.E.	MINIMUM FINISHED FLOOR ELEVATION
M.F.P.G.	MINIMUM FLOOD PROTECTION GRADE

ALL UNDERGROUND SEWERS AND UTILITIES SHOWN ARE PLOTTED BY SCALE FROM DESIGN PLANS FURNISHED BY ENGINEER. THE ACTUAL FIELD LOCATION MAY VARY.

BENCHMARK
TOP OF CURB = 864.95

LOT 198
SPRINGBROOK
SECTION 4
INST. #2021R019135
ZONING: R3
5' MINIMUM SIDE YARD
30' MINIMUM FRONT YARD
15' MINIMUM REAR YARD

SOD: 198 ± Sq. Yd.
SEED: 3,828 ± Sq. Ft.
CONC. DRIVEWAY: 544 ± Sq. Ft.
PRIVATE WALK: 24 ± Sq. Ft.
PUBLIC WALK: 220 ± Sq. Ft.
APRON: 249 ± Sq. Ft.
ADDITIONAL SOD: 425 ± Sq. Yd.
HANDICAP RAMPS: 0

SIGNATURE: _____ DATE: _____
SIGNATURE REPRESENTS CONFIRMATION OF RECEIPT OF PLOT PLAN BY CUSTOMER



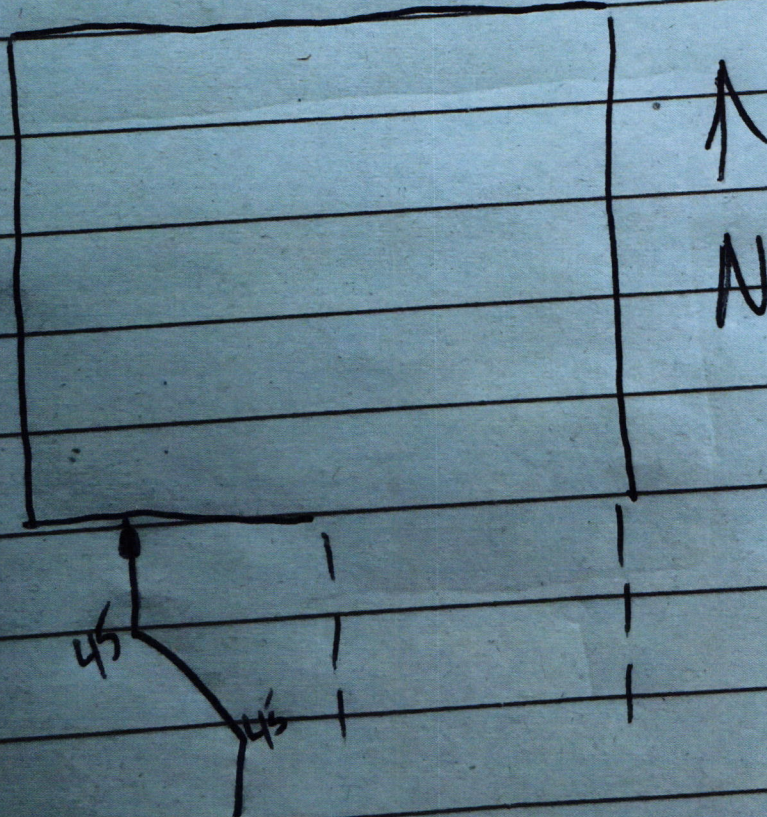
David J. Stoeppelwerth

NOTE: THIS DRAWING IS NOT INTENDED TO BE REPRESENTED AS A RETRACEMENT OR ORIGINAL BOUNDARY SURVEY, A ROUTE SURVEY OR A SURVEYOR LOCATION REPORT.

10/13/21 JRS



Springbrook 2/24/22
Baldwin ex
Lot 198
8573 Kellner





Lennar Corporation
Lennar Homes of Indiana, Inc.
Indianapolis Division
11555 N Meridian St Ste 400
Carmel, IN 46032

CHECK
NUMBER 1694525

70-2322
719

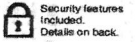
October 12, 2021

*** VOID AFTER 180 DAYS ***

PAY FALL CREEK REGIONAL WASTE DISTRICT
TO THE PO BOX 59
ORDER OF: PENDLETON, IN 46064

CHECK AMOUNT
\$760.00

EXACTLY *****760 DOLLARS AND 00 CENTS



JPMorgan Chase Bank, N.A.
Chicago, IL

Authorized Signature

Rec# 04893