



# STOEPPELWERTH

ALWAYS ON

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

JOB ID SPRINGBK4.193

CONTROL# 102246 LEN

PARCEL#48-15-28-401-001.043-014

9084 LARSON DRIVE  
PENDLETON, IN 46064



1" = 30'

LOT AREA: 8,517 Sq. Ft.

M.F.F.E.=865.5

M.F.P.G.=864.8

LEGEND:

XX.X

PROPOSED GRADE PER PLAN

XX.XAB

AS BUILT GRADE

S.S.D.

SUB-SURFACE DRAIN

ASL

SANITARY SEWER

PSL

6" AS BUILT SANITARY LATERAL

PSL

6" PROPOSED SANITARY LATERAL

W

STORM SEWER

W

3/4" WATER CONNECTION

W

WATER MAIN

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SWALE

● SANITARY MANHOLE

○ STORM MANHOLE

■ CURB INLET

⊙ FIRE HYDRANT

⊙ STREET TREE

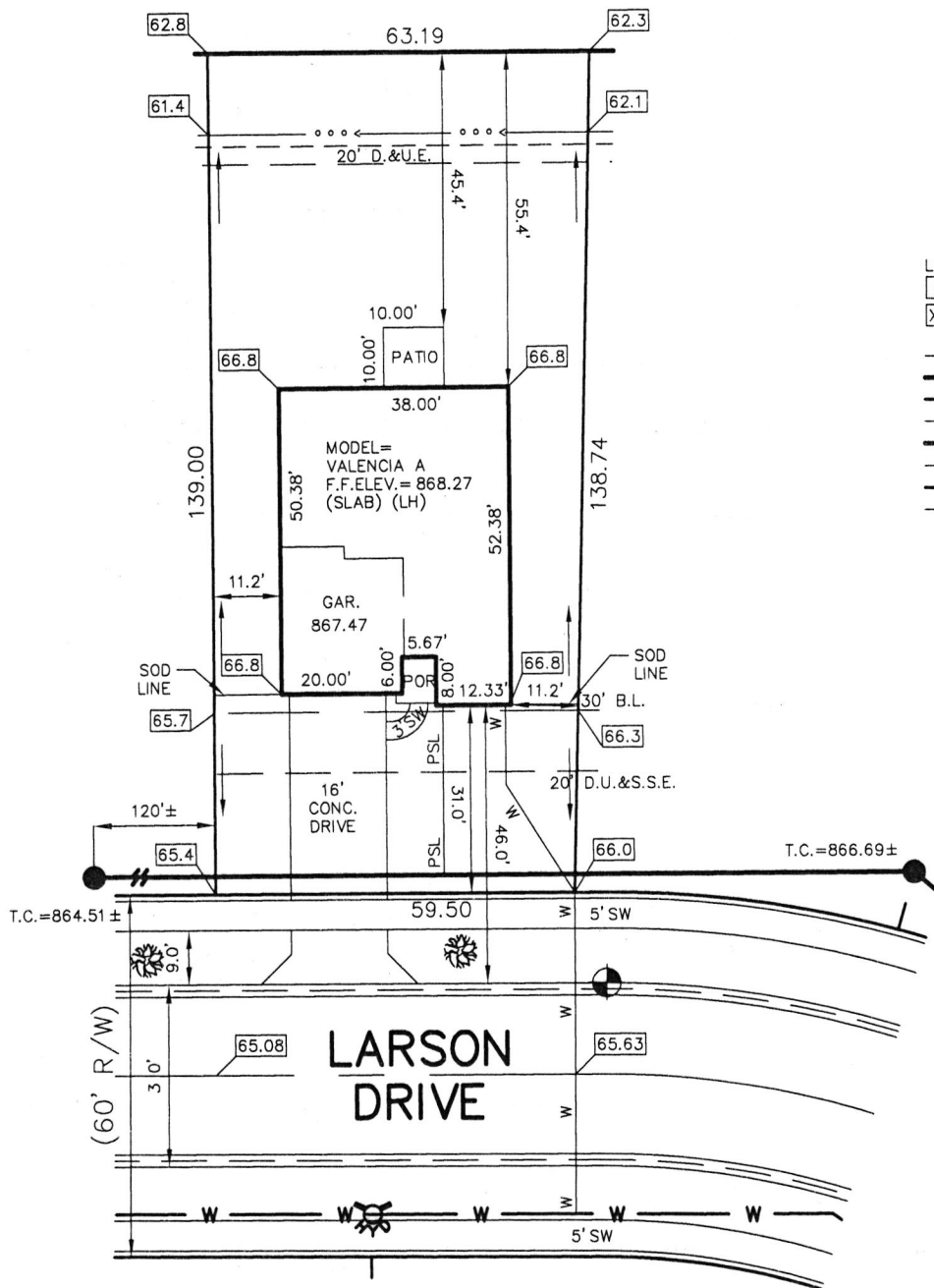
D.U.&S.S.E. DRAINAGE, UTILITY & SANITARY SEWER EASEMENT

D.&U.E. DRAINAGE & UTILITY EASEMENT

B.L. BUILDING LINE

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 = 865.63

LOT 193  
SPRINGBROOK  
SECTION 4

INST. #2021R019135

ZONING: R3

5' MINIMUM SIDE YARD  
30' MINIMUM FRONT YARD  
15' MINIMUM REAR YARD

SOD: 197 ± Sq. Yd.  
SEED: 4,548 ± Sq. Ft.  
CONC. DRIVEWAY: 544 ± Sq. Ft.  
PRIVATE WALK: 24 ± Sq. Ft.  
PUBLIC WALK: 217 ± Sq. Ft.  
APRON: 249 ± Sq. Ft.  
ADDITIONAL SOD: 505 ± Sq. Yd.  
HANDICAP RAMPS: 0

SIGNATURE: \_\_\_\_\_ DATE: \_\_\_\_\_  
SIGNATURE REPRESENTS CONFIRMATION OF RECEIPT OF PLOT PLAN BY CUSTOMER



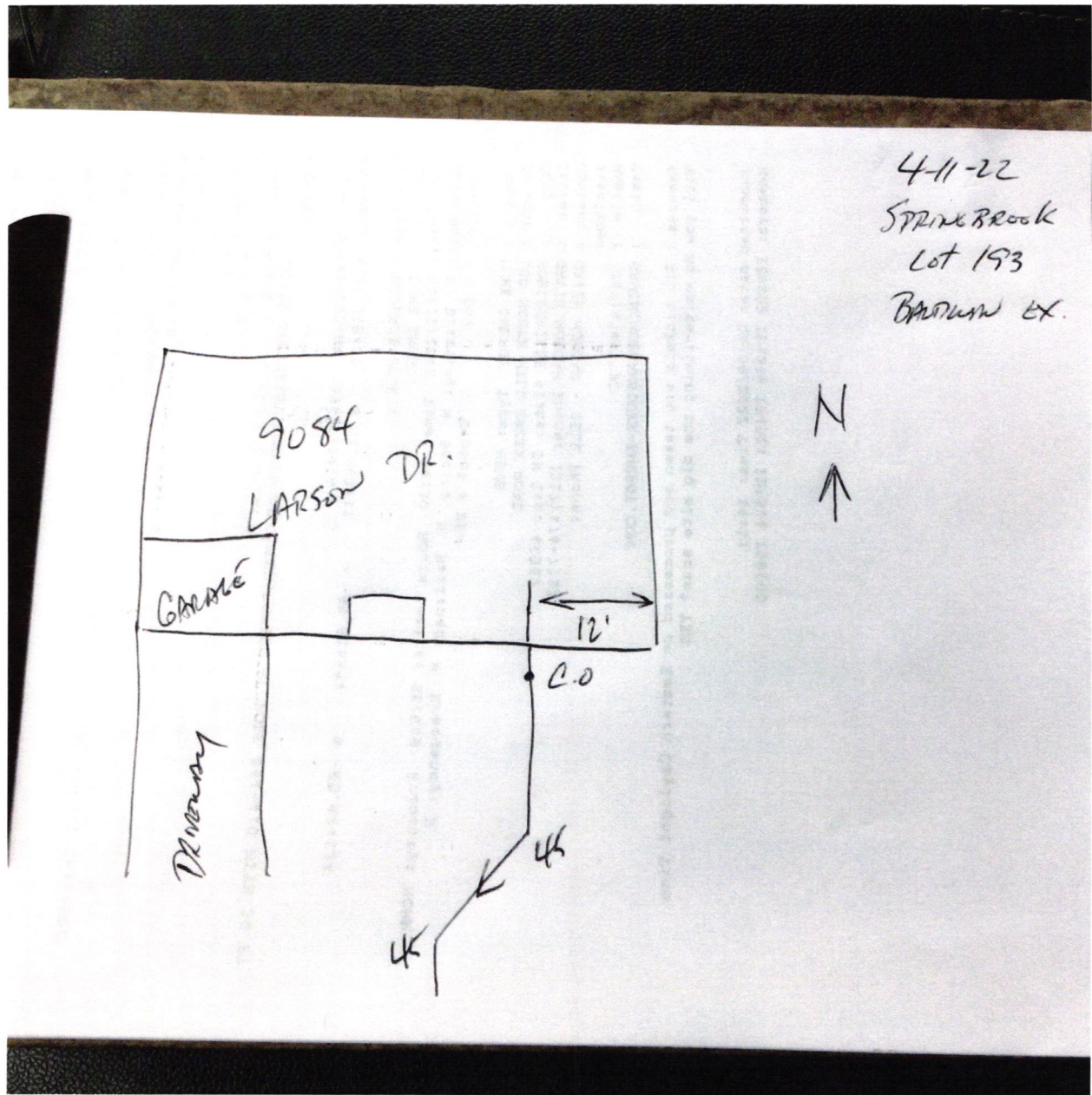
*David J. Stoeppelwerth*

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

02/09/22 JRS











Lennar Corporation  
Lennar Homes of Indiana, LLC  
Indianapolis Division  
11555 N Meridian St Ste 400  
Carmle, IN 46032

CHECK  
NUMBER 1751107

70-2322  
719

February 7, 2022

\*\*\* VOID AFTER 180 DAYS \*\*\*

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

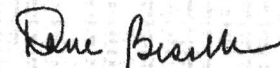
CHECK AMOUNT

\$760.00

EXACTLY \*\*\*\*\*760 DOLLARS AND 00 CENTS



JPMorgan Chase Bank, N.A.  
Chicago, IL



Authorized Signature

012092