SHEET INDEX

SITE MAP

FRANKLIN GATEWAY DEVELOPMENT – SECTION 4
CONSTRUCTION PLANS

WRITTEN DESCRIPTION OF LOCATION OF PROPERTY:
7.20 ACRES IN THE SOUTH HALF OF SECTION 18, TOWNSHIP 12 NORTH, RANGE 5 EAST IN JOHNSON COUNTY, INDIANA, BEING BLOCK "A" IN FRANKLIN GATEWAY DEVELOPMENT SECTION 3 AND UNPLATTED GROUND, LOCATED ON THE EAST SIDE OF GRANVILLE DRIVE, GATEWAY DRIVE, AND PARIS DRIVE IN FRANKLIN, INDIANA.

CURRENT ZONING:
MIXED-USE: REGIONAL CENTER (MXR)

PARCEL NUMBERS:
AUDITOR'S MAP #41-07-18-042-005.000-018
AUDITOR'S MAP #41-07-18-042-004.000-018
AUDITOR'S MAP #41-07-18-031-003.000-018

LAND DESCRIPTION:
A PART OF THE SOUTH HALF OF SECTION 18, TOWNSHIP 12 NORTH, RANGE 5 EAST, JOHNSON COUNTY, INDIANA, DESCRIBED AS FOLLOWS:

BLOCK A OF "REPLAT OF BLOCK A FRANKLIN GATEWAY DEVELOPMENT – SECTION 3" AS RECORDED IN PLAT CABINET "E", SLIDE 493a,b AS INSTRUMENT #2021-007855 IN THE OFFICE OF THE RECORDER OF JOHNSON COUNTY, INDIAN, CONTAINING 6.85 ACRES, MORE OR LESS, AND SUBJECT TO ALL LEGAL RIGHTS OF WAY AND EASEMENTS.

ALSO,
(VERBATIM PER INSTRUMENT #2023-_____)
PART OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 18, TOWNSHIP 12 NORTH, RANGE 5 EAST, NEEDHAM TOWNSHIP, JOHNSON COUNTY, INDIANA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SOUTHWEST QUARTER; THENCE SOUTH 00 DEGREES 40 MINUTES 45 SECONDS EAST ALONG THE EAST LINE OF SAID SOUTHWEST QUARTER A DISTANCE OF 223.70 FEET TO THE PLACE OF BEGINNING; THENCE CONTINUING SOUTH 00 DEGREES 40 MINUTES 45 SECONDS EAST ALONG SAID EAST LINE A DISTANCE OF 187.73 FEET TO THE NORTHERLY BOUNDARY OF GATEWAY DRIVE PER INSTRUMENT NUMBER 2016-014323, AS RECORDED IN THE OFFICE OF THE RECORDER OF JOHNSON COUNTY, INDIANA; THENCE NORTH 84 DEGREES 35 MINUTES 19 SECONDS WEST ALONG SAID NORTHERLY BOUNDARY A DISTANCE OF 120.70 FEET TO THE EASTERLY BOUNDARY OF PARIS DRIVE PER SAID INSTRUMENT NUMBER 2016-014323; THENCE ALONG SAID EASTERLY BOUNDARY THE FOLLOWING THREE COURSES: 1) NORTH 07 DEGREES 27 MINUTES 18 SECONDS EAST A DISTANCE OF 52.41 FEET; 2) NORTH 31 DEGREES 16 MINUTES 01 SECOND EAST A DISTANCE OF 89.12 FEET; 3) NORTH 53 DEGREES 23 MINUTES 35 SECONDS EAST A DISTANCE OF 80.82 FEET TO THE PLACE OF BEGINNING. CONTAINING 0.346 ACRES, MORE OR LESS.

CONTAINING IN ALL, 7.20 ACRES, MORE OR LESS, AND SUBJECT TO ALL LEGAL RIGHTS OF WAY AND EASEMENTS.

FLOODPLAIN INFORMATION:
THIS SITE IS IN THE MAPPED FLOOD PLAIN (ZONE "X"-UNSHADED (OUTSIDE 500 YEAR FLOOD PLAIN)) ON THE NATIONAL FLOOD INSURANCE RATE MAP – PANEL NUMBER 18081C0232D, DATED AUGUST 2, 2007. ALL CONSTRUCTION, FILLING, GRADING OR ALTERATION OF THE MAPPED FLOOD PLAIN SHALL BE DONE IN ACCORDANCE WITH THE PROVISIONS IN THE FRANKLIN & JOHNSON COUNTY, INDIANA ZONING ORDINANCE AS PERIODICALLY AMENDED.

BENCHMARK INFORMATION:
THE HORIZONTAL COORDINATE SYSTEM IS NAD83 INDIANA EAST 1301 AND THE VERTICAL DATUM IS NAVD88 BASED ON THE INDIANA CONTINUOUSLY OPERATING REFERENCE SYSTEM (INCORS).

UTILITY INFORMATION:
THE EXISTING UNDERGROUND UTILITY LOCATIONS SHOWN ON THE DRAWING WERE OBTAINED FROM SURFACE MARKINGS BY OTHERS AND BY VISIBLE SURFACE INDICATIONS. INDEPENDENT LAND SURVEYING, INC. IS NOT RESPONSIBLE FOR THE ACCURACY OF ANY OF THE SURFACE MARKINGS MADE BY OTHERS. THIS INFORMATION IS BELIEVED TO BE CORRECT BUT IS NOT GUARANTEED. LOCATION OF ALL UTILITIES SHOULD BE FIELD VERIFIED BEFORE ANY NEW CONSTRUCTION BEGINS. DEPTHS OF UNDERGROUND UTILITIES WERE NOT MARKED AND ARE UNKNOWN UNLESS NOTED OTHERWISE.

SUBJECT LAND OWNERS

1. J ENTERPRISES INN OF GRANVILLE DRIVE, LLC
INST. #2018-027043
AUDITOR'S MAP #41-07-18-042-005.000-018

2. FRANKLIN GATEWAY DEVELOPMENT LLC
INST. #2018-022664
AUDITOR'S MAP #41-07-18-042-004.000-018

3. J ENTERPRISES INN OF GRANVILLE DRIVE, LLC
INST. #2023-_____
AUDITOR'S MAP #41-07-18-031-003.000-018

ADJOINING LAND OWNERS

4. S & L PROPERTIES FRANKLIN LLC
INST. #2020-010366
AUDITOR'S MAP #41-07-18-042-008.000-018

5. FRANKLIN RETAIL, LLC.
INST. #2019-012353
AUDITOR'S MAP #41-07-18-042-007.000-018

6. FRANKLIN RETAIL, LLC.
INST. #2019-012353
AUDITOR'S MAP #41-07-18-042-006.000-018

7. SHIV27, LLC.
INST. #2007-026816
AUDITOR'S MAP #41-07-18-031-006.003-018

8. MCDONALD'S CORPORATION
D.R. 241, PG. 412
AUDITOR'S MAP #41-07-18-031-006.001-018

9. SHIV REAL ESTATE 47 LLC
INST. #2022-007570
AUDITOR'S MAP #41-07-18-031-006.000-018

10. FRANKLIN HOTEL ASSOCIATES, LLC.
INST. #2018-009330
AUDITOR'S MAP #41-07-18-031-008.000-018

11. FAIRWAY LAKES DEVELOPMENT
FAIRWAY LAKES SEC. 1 COMMON AREA #1
AUDITOR'S MAP #41-07-18-031-016.000-018

12. DIETRICH S. PAHL & J. MICHELLE PAHL
INST. #2013-011763
FAIRWAY LAKES SEC. II LOT 47
AUDITOR'S MAP #41-07-18-024-038.000-018

13. MARK DOMINICK HENSLEY & JESSICA HENSLEY
INST. #2013-023281
FAIRWAY LAKES SEC. II LOT 46
AUDITOR'S MAP #41-07-18-024-037.000-018

14. JOSEPH M. PFENNIG & MARCIA DIANNE PFENNIG
INST. #2018-013975
W. 1/2 LOT 178 – PARIS ESTATES SEC. 6
AUDITOR'S MAP #41-07-18-024-001.001-018

15. KENNETH DICKEY
INST. #2021-001271
E. 1/2 LOT 178 – PARIS ESTATES SEC. 6
AUDITOR'S MAP #41-07-18-013-001.000-018

16. JAMES H. FISHER
INST. #2022-021775
W. 1/2 LOT 177 – PARIS ESTATES SEC. 6
AUDITOR'S MAP #41-07-18-013-051.000-018

17. JAMES H. FISHER
INST. #2022-021775
E. 1/2 LOT 177 – PARIS ESTATES SEC. 6
AUDITOR'S MAP #41-07-18-013-002.000-018

18. BRIAN PFAEHLER
INST. #2021-016090
LOT 176 – PARIS ESTATES SEC. 6
AUDITOR'S MAP #41-07-18-013-003.000-018

19. MICHAEL G. WAUGH & KATHLEEN H. WAUGH
INST. #2023-006525
LOT 175 – PARIS ESTATES SEC. 6
AUDITOR'S MAP #41-07-18-013-004.000-018

20. J ENTERPRISES INN OF NASHVILLE, LLC.
INST. #2018-019410
AUDITOR'S MAP #41-07-18-042-011.000-018

OWNER
J ENTERPRISES INN OF GRANVILLE, LLC
430 2ND ST.
COLUMBUS, IN 47201
PHONE: 812-379-2173
CONTACT: JANEEN SPRAGUE
EMAIL: spraguecompany@comcast.net

OWNER
FRANKLIN GATEWAY DEVELOPMENT, LLC
430 2ND ST.
COLUMBUS, IN 47201
PHONE: 812-379-2173
CONTACT: JANEEN SPRAGUE
EMAIL: spraguecompany@comcast.net

DEVELOPER
FRANKLIN GATEWAY DEVELOPMENT, LLC
430 2ND ST.
COLUMBUS, IN 47201
PHONE: 812-379-2173
CONTACT: JANEEN SPRAGUE
EMAIL: spraguecompany@comcast.net

SURVEYOR
INDEPENDENT LAND SURVEYING
414 SOUTH MAIN STREET
BROWNSTOWN, IN 47220
PHONE: 812-358-2882
CONTACT: JONATHAN M. ISAACS
EMAIL: jisaacs@ilsurveying.com

ENGINEER
INDEPENDENT LAND SURVEYING
414 SOUTH MAIN STREET
BROWNSTOWN, IN 47220
PHONE: 812-358-2882
CONTACT: JAMES C. LEINART
EMAIL: chad@ilsurveying.com

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

rev. no.	date	description	by
-	-	-	-

PROJECT NAME
CLIENT: SPRAGUE COMPANIES
FRANKLIN GATEWAY DEVELOPMENT – SECTION 4
CONSTRUCTION PLANS
FRANKLIN, INDIANA 46131

Independent Land Surveying
414 South Main Street
Brownstown, Indiana 47220
Phone: 812-358-2882
Fax: 812-358-2865
3200 Sycamore Ct., Ste. 2A
Columbus, Indiana 47203
Phone: 812-372-0996
Fax: 812-602-0484
www.ilsurveying.com

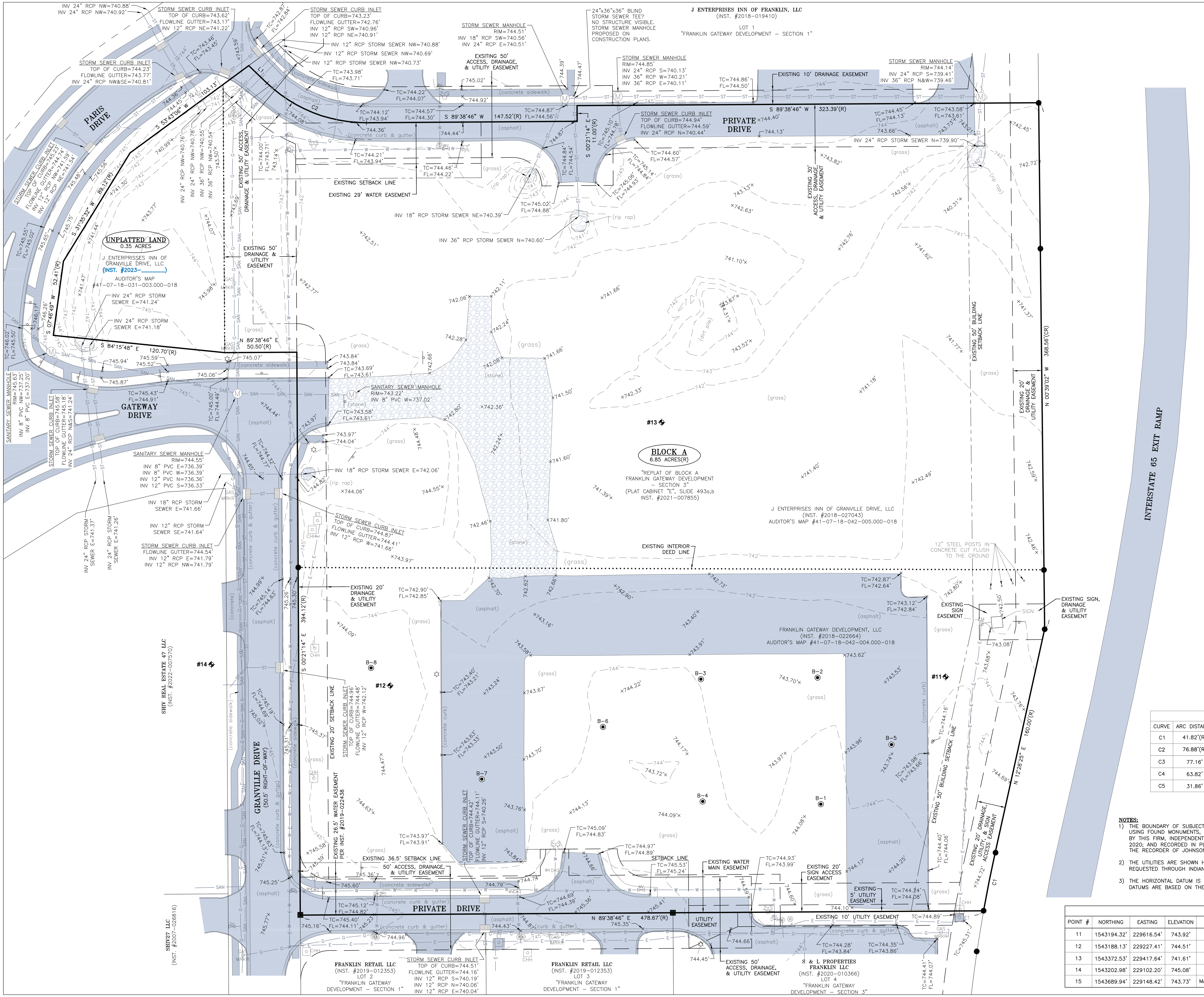
SHEET TITLE: TITLE SHEET

drawn by: BS, SS, CC
scale: 1"=100'
date: 11/2/23
job no. 23338

JAMES C. LEINART
REGISTERED
NO. 10707950
STATE OF INDIANA
PROFESSIONAL ENGINEER

JONATHAN M. ISAACS
REGISTERED
NO. LS20200015
STATE OF INDIANA
LAND SURVEYOR

SHEET
1/13
23338 Construction Plans.dwg



LEGEND

#XX	CONTROL POINT
	FOUND 5/8" REBAR
	FOUND MAG NAIL
B-#	SOIL BORING
(R)	RECORD PLAT DIMENSION
	INTERIOR DEED LINE
	EASEMENT LINE
	SETBACK LINE
	EXISTING MANHOLE
	EXISTING CURB INLET
WV	EXISTING WATER VALVE
W	EXISTING WATER METER
HYD	EXISTING FIRE HYDRANT ASSEMBLY
GV	EXISTING GAS VALVE
GAS MRKR	EXISTING GAS LINE MARKER
CHH	EXISTING COMMUNICATIONS HANDHOLE
CB	EXISTING COMMUNICATIONS BOX/PEDESTAL
COMM MRKR	EXISTING COMMUNICATIONS LINE MARKER
EM	EXISTING ELECTRIC METER
ET	EXISTING ELECTRIC TRANSFORMER
	EXISTING LIGHT
	EXISTING SIGN
SAN	EXISTING SANITARY SEWER MAIN
ST	EXISTING STORM SEWER
W	EXISTING WATER LINE
G	EXISTING GAS LINE
E	EXISTING UNDERGROUND ELECTRIC LINE
###'	EXISTING ELEVATION CONTOUR
×###.##'	EXISTING SPOT ELEVATION
TC	TOP OF CURB AND/OR CONCRETE
FL	FLOWLINE OF CURB

LINE TABLE

LINE	BEARING	DISTANCE
L1	S 46°18'24" E	17.70'(R)

CURVE TABLE

CURVE	ARC DISTANCE	RADIUS	DELTA	TANGENT	CHORD BEARING	CHORD DISTANCE
C1	41.82'(R)	1004.93'(R)	2°23'03"	20.91'(R)	S 11°16'42" W	41.82'(R)
C2	76.88'(R)	100.00'(R)	44°02'50"	40.45'(R)	S 68°19'49" E	75.00'(R)
C3	77.16'	100.00'	44°12'38"	40.62'	N 22°16'50" E	75.26'
C4	63.82'	124.00'	29°29'27"	32.64'	S 29°38'25" W	63.12'
C5	31.86'	124.00'	14°43'11"	16.02'	S 07°32'06" W	31.77'

NOTES:

1) THE BOUNDARY OF SUBJECT LAND, AND THE EASEMENTS CROSSING SUBJECT LAND, ARE SHOWN HEREON BY USING FOUND MONUMENTS, THE RECORD DEED DESCRIPTIONS, AND THE GEOMETRICS OF A SURVEY PERFORMED BY THIS FIRM, INDEPENDENT LAND SURVEY, INC. (JOB #19275); CERTIFIED BY TIM M. ALLEN ON OCTOBER 27, 2020; AND RECORDED IN PLAT CABINET "E", SLIDE 493a,b AS INSTRUMENT #2021-007855 IN THE OFFICE OF THE RECORDER OF JOHNSON COUNTY, INDIANA.

2) THE UTILITIES ARE SHOWN HEREON PER VISIBLE EVIDENCE, MARKINGS FROM AN UNDERGROUND UTILITY LOCATE REQUESTED THROUGH INDIANA 811 (TICKET NUMBER 2307264465) ON JULY 26, 2023 AT 1:43 P.M.(EST).

3) THE HORIZONTAL DATUM IS NAD83 (INDIANA EAST 1301 STATE PLANE). THE VERTICAL DATUM IS NAVD88. THE DATUMS ARE BASED ON THE INDIANA CONTINUOUSLY OPERATION REFERENCING SYSTEMS (INCORS).

CONTROL POINT TABLE

POINT #	NORTHING	EASTING	ELEVATION	DESCRIPTION
11	1543194.32'	229616.54'	743.92'	5/8" REBAR WITH YELLOW PLASTIC CAP INSCRIBED "ILS CONTROL POINT"
12	1543188.13'	229227.41'	744.51'	5/8" REBAR WITH YELLOW PLASTIC CAP INSCRIBED "ILS CONTROL POINT"
13	1543372.53'	229417.64'	741.61'	5/8" REBAR WITH YELLOW PLASTIC CAP INSCRIBED "ILS CONTROL POINT"
14	1543202.98'	229102.20'	745.08'	MAG NAIL
15	1543689.94'	229148.42'	743.73'	MAG NAIL (NOT SHOWN; TBM #1728 SHOWN ON PLAT CABINET "E", SLIDE 435a,b)

rev. no.	date	description	by
-	-	-	-

PROJECT NAME
CLIENT: SPRAGUE COMPANIES
FRANKLIN GATEWAY DEVELOPMENT - SECTION 4
CONSTRUCTION PLANS
FRANKLIN, INDIANA 46131

Independent Land Surveying
414 South Main Street
Brownstown, Indiana 47220
Phone: 812-358-2882
Fax: 812-358-2605
3200 Sycamore Ct., Ste 2A
Columbus, Indiana 47203
Phone: 812-372-0996
Fax: 812-602-0484
www.ilsurveying.com

SHEET TITLE:
TOPOGRAPHIC MAP

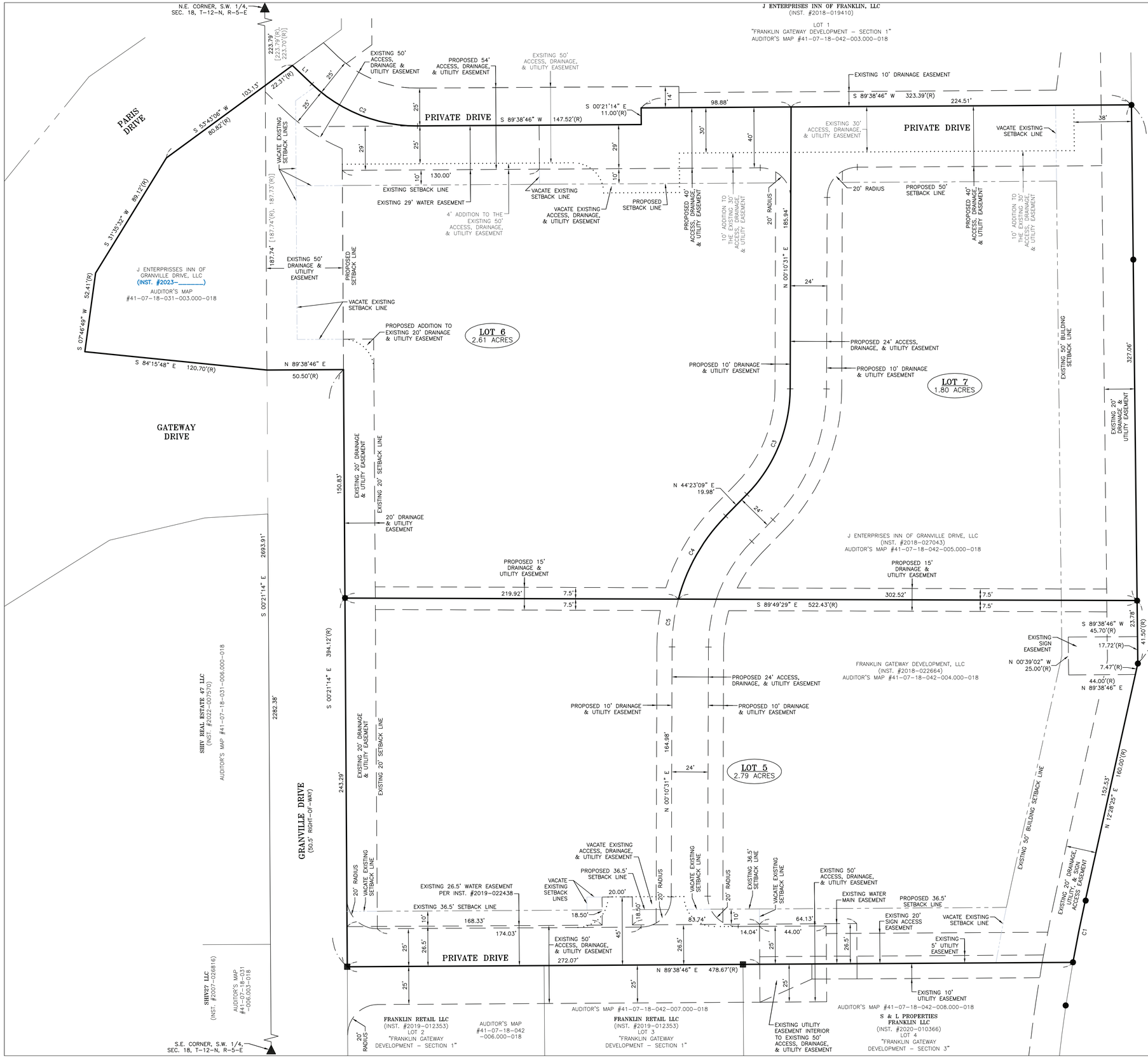
drawn by: BS, SS, CC
scale: 1"=30'
date: 11/2/23
job no. 23338

JAMES C. LEINART REGISTERED No. 0707550 STATE OF INDIANA PROFESSIONAL ENGINEER

JONATHAN M. ISAACS REGISTERED No. LS20200015 STATE OF INDIANA LAND SURVEYOR

NOT FOR CONSTRUCTION
FOR OFFICIAL REVIEW ONLY

23338 Construction Plans.dwg



LAND DESCRIPTION:
A PART OF THE SOUTH HALF OF SECTION 18, TOWNSHIP 12 NORTH, RANGE 5 EAST, JOHNSON COUNTY, INDIANA, DESCRIBED AS FOLLOWS:

BLOCK A OF "REPLAT OF BLOCK A FRANKLIN GATEWAY DEVELOPMENT – SECTION 3" AS RECORDED IN PLAT CABINET "E", SLIDE 493a,b AS INSTRUMENT #2021-007855 IN THE OFFICE OF THE RECORDER OF JOHNSON COUNTY, INDIAN, CONTAINING 6.85 ACRES, MORE OR LESS, AND SUBJECT TO ALL LEGAL RIGHTS OF WAY AND EASEMENTS.

ALSO,
(VERBATIM PER INSTRUMENT #2023-_____)
PART OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 18, TOWNSHIP 12 NORTH, RANGE 5 EAST, NEEDHAM TOWNSHIP, JOHNSON COUNTY, INDIANA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SOUTHWEST QUARTER; THENCE SOUTH 00 DEGREES 40 MINUTES 45 SECONDS EAST ALONG THE EAST LINE OF SAID SOUTHWEST QUARTER A DISTANCE OF 223.70 FEET TO THE PLACE OF BEGINNING; THENCE CONTINUING SOUTH 00 DEGREES 40 MINUTES 45 SECONDS EAST ALONG SAID EAST LINE A DISTANCE OF 187.73 FEET TO THE NORTHERLY BOUNDARY OF GATEWAY DRIVE PER INSTRUMENT NUMBER 2016-014323, AS RECORDED IN THE OFFICE OF THE RECORDER OF JOHNSON COUNTY, INDIANA; THENCE NORTH 84 DEGREES 35 MINUTES 19 SECONDS WEST ALONG SAID NORTHERLY BOUNDARY A DISTANCE OF 120.70 FEET TO THE EASTERLY BOUNDARY OF PARIS DRIVE PER SAID INSTRUMENT NUMBER 2016-014323; THENCE ALONG SAID EASTERLY BOUNDARY THE FOLLOWING THREE COURSES: 1) NORTH 07 DEGREES 27 MINUTES 18 SECONDS EAST A DISTANCE OF 52.41 FEET; 2) NORTH 31 DEGREES 16 MINUTES 01 SECOND EAST A DISTANCE OF 89.12 FEET; 3) NORTH 53 DEGREES 23 MINUTES 35 SECONDS EAST A DISTANCE OF 80.82 FEET TO THE PLACE OF BEGINNING. CONTAINING 0.346 ACRES, MORE OR LESS.

CONTAINING IN ALL, 7.20 ACRES, MORE OR LESS, AND SUBJECT TO ALL LEGAL RIGHTS OF WAY AND EASEMENTS.

LINE TABLE		
LINE	BEARING	DISTANCE
L1	S 46°18'24" E	17.70'(R)

CURVE TABLE						
CURVE	ARC DISTANCE	RADIUS	DELTA	TANGENT	CHORD BEARING	CHORD DISTANCE
C1	41.82'(R)	1004.93'(R)	2°23'03"	20.91'(R)	S 11°16'42" W	41.82'(R)
C2	76.88'(R)	100.00'(R)	44°02'50"	40.45'(R)	S 68°19'49" E	75.00'(R)
C3	77.16'	100.00'	44°12'38"	40.62'	N 22°16'50" E	75.26'
C4	63.82'	124.00'	29°29'27"	32.64'	S 29°38'25" W	63.12'
C5	31.86'	124.00'	14°43'11"	16.02'	S 07°32'06" W	31.77'

LEGEND
- ● FOUND 5/8" REBAR
- ■ FOUND MAG NAIL
- (R) RECORD PLAT DIMENSION
- EASEMENT LINE
- VACATE EASEMENT LINE
- SETBACK LINE

NOTES:
1) THE BOUNDARY OF SUBJECT LAND, AND THE EASEMENTS CROSSING SUBJECT LAND, ARE SHOWN HEREON BY USING FOUND MONUMENTS, THE RECORD DEED DESCRIPTIONS, AND THE GEOMETRICS OF A SURVEY PERFORMED BY THIS FIRM, INDEPENDENT LAND SURVEY, INC. (JOB #19275); CERTIFIED BY TIM M. ALLEN ON OCTOBER 27, 2020; AND RECORDED IN PLAT CABINET "E", SLIDE 493a,b AS INSTRUMENT #2021-007855 IN THE OFFICE OF THE RECORDER OF JOHNSON COUNTY, INDIANA.

2) ANY PROPOSED CONSTRUCTION OR IMPROVEMENTS SHALL NOT IMPAIR OR NEGATIVELY IMPACT ANY PRIVATE DRAIN TILE (IC 36-9-27-2), OR NATURAL SURFACE WATERCOURSE (IC 36-9-27,4-3). WHEN ENCOUNTERED, SAID TILE OR WATERCOURSE WILL BE RE-ROUTED SO NOT TO IMPAIR OR NEGATIVELY IMPACT SURFACE OR SUBSURFACE WATER FLOW.

rev. no.	date	description	by
-	-	-	-

PROJECT NAME
CLIENT: SPRAGUE COMPANIES
FRANKLIN GATEWAY DEVELOPMENT – SECTION 4
CONSTRUCTION PLANS
FRANKLIN, INDIANA 46131

Independent Land Surveying
www.ilsurveying.com
414 South Main Street, Brownstown, Indiana 47220, Phone: 812-358-2882, Fax: 812-358-2865
3200 Sycamore Ct., Ste 2A, Columbus, Indiana 47203, Phone: 812-372-0996, Fax: 812-602-0484

SHEET TITLE: PROPOSED PLAT

drawn by: BS, SS, CC
scale: 1"=30'
date: 11/2/23
job no. 23338

SHEET 3/13

23338 Construction Plans.dwg

J ENTERPRISES INN OF FRANKLIN, LLC
(INST. #2018-019410)
LOT 1
"FRANKLIN GATEWAY DEVELOPMENT - SECTION 1"

PARIS DRIVE

PROPOSED 54' ACCESS, DRAINAGE, & UTILITY EASEMENT

PRIVATE DRIVE

SPECIAL BACKFILL AFTER NEW STORM SEWER LINE IS INSTALLED, REPLACE EXISTING PAVEMENT AND CURB AT THE ORIGINAL LOCATION AND GRADE

EXISTING 10' DRAINAGE EASEMENT

EDGE OF PRIVATE DRIVE TO BE CURBED WHEN LOT 6 IS DEVELOPED

PRIVATE DRIVE

EDGE OF PRIVATE DRIVE TO BE CURBED WHEN LOT 7 IS DEVELOPED

EXISTING 50' ACCESS, DRAINAGE & UTILITY EASEMENT

EXISTING SETBACK LINE

EXISTING 29' WATER EASEMENT

REMOVE EXISTING TEMPORARY DEAD END FIRE HYDRANT

AFTER NEW WATER LINE IS INSTALLED, REPLACE EXISTING PAVEMENT AND CURB AT THE ORIGINAL LOCATION AND GRADE

PROPOSED SETBACK LINE

PROPOSED 40' ACCESS, DRAINAGE, & UTILITY EASEMENT

3.00'

PROPOSED 50' SETBACK LINE

5.00'

A NEW ENTRANCE WILL BE CONSTRUCTED IN ALIGNMENT WITH THE NEW ACCESS EASEMENT WHEN LOTS 6 AND 7 ARE DEVELOPED

PROPOSED 40' ACCESS, DRAINAGE, & UTILITY EASEMENT

EXISTING 50' DRAINAGE & UTILITY EASEMENT

PROPOSED SETBACK LINE

LOT 6
2.61 ACRES

PROPOSED 24' ACCESS, DRAINAGE, & UTILITY EASEMENT

5.00'

PROPOSED 10' DRAINAGE & UTILITY EASEMENT

3.00'

PROPOSED 10' DRAINAGE & UTILITY EASEMENT

LOT 7
1.80 ACRES

EXISTING 50' BUILDING SETBACK LINE

SINCE THE STORM SEWER AND WATER LINE ARE IN AN ACCESS EASEMENT AND WILL BE UNDER PAVEMENT IN THE FUTURE, USE FULL DEPTH BACKFILL. SEE THE "BACKFILL WITHIN 5 FEET OF PAVEMENT" DETAIL ON SHEET 8.

3.00'

EXISTING 20' DRAINAGE & UTILITY EASEMENT

GATEWAY DRIVE

AFTER NEW SANITARY SEWER LINE IS INSTALLED, REPLACE PAVEMENT, CURB, AND SIDEWALK AT EXISTING LOCATION AND GRADE

EXISTING 20' SETBACK LINE

PROPOSED WATER MAIN

THE DRIVE IN THE ACCESS EASEMENT WILL BE DESIGNED AND CONSTRUCTED WHEN THE LOTS ARE DEVELOPED.

20' DRAINAGE & UTILITY EASEMENT

PROPOSED STORM SEWER

PROPOSED 15' DRAINAGE & UTILITY EASEMENT

REMOVE EXISTING STONE

PROPOSED 15' DRAINAGE & UTILITY EASEMENT

PROPOSED SANITARY SEWER

3.00'

SAWCUT & REMOVE EXISTING ASPHALT

SINCE THE STORM SEWER, SANITARY SEWER, AND WATER LINE ARE IN AN ACCESS EASEMENT AND WILL BE UNDER PAVEMENT IN THE FUTURE, USE FULL DEPTH BACKFILL. SEE THE "BACKFILL WITHIN 5 FEET OF PAVEMENT" DETAIL ON SHEET 8.

EXISTING SIGN EASEMENT

PROPOSED 24' ACCESS, DRAINAGE, & UTILITY EASEMENT

PROPOSED 10' DRAINAGE & UTILITY EASEMENT

PROPOSED 10' DRAINAGE & UTILITY EASEMENT

SHIV REAL ESTATE 47 LLC
(INST. #2022-007570)

GRANVILLE DRIVE
(50.5' RIGHT-OF-WAY)

EXISTING 20' DRAINAGE & UTILITY EASEMENT

EXISTING 20' SETBACK LINE

SINCE THE WATER LINE IS IN AN ACCESS EASEMENT AND WILL BE UNDER PAVEMENT IN THE FUTURE, USE FULL DEPTH BACKFILL. SEE THE "BACKFILL WITHIN 5 FEET OF PAVEMENT" DETAIL ON SHEET 8.

LOT 5
2.79 ACRES

THE DRIVE IN THE ACCESS EASEMENT WILL BE DESIGNED AND CONSTRUCTED WHEN THE LOTS ARE DEVELOPED.

EXISTING ENTRANCE WILL BE REMOVED AND A NEW ENTRANCE WILL BE CONSTRUCTED IN ALIGNMENT WITH THE NEW ACCESS EASEMENT WHEN LOT 5 IS DEVELOPED

EXISTING 50' BUILDING SETBACK LINE

PROPOSED 36.5' SETBACK LINE

3.00'

AFTER NEW WATER LINE IS INSTALLED, REPLACE PAVEMENT AND CURB AT EXISTING LOCATION AND GRADE

EDGE OF PRIVATE DRIVE TO BE CURBED WHEN LOT 5 IS DEVELOPED

PROPOSED 36.5' SETBACK LINE

REMOVE EXISTING FIRE HYDRANT AND WATER LINE TO THE EXISTING VALVE

EXISTING 36.5' SETBACK LINE

EXISTING 20' SIGN ACCESS EASEMENT

EXISTING 20' DRAINAGE, UTILITY, & SIGN ACCESS EASEMENT

EXISTING 5' UTILITY EASEMENT

PRIVATE DRIVE

SHIV27 LLC
(INST. #2007-026816)

FRANKLIN RETAIL LLC
(INST. #2019-012353)
LOT 2
"FRANKLIN GATEWAY DEVELOPMENT - SECTION 1"

FRANKLIN RETAIL LLC
(INST. #2019-012353)
LOT 3
"FRANKLIN GATEWAY DEVELOPMENT - SECTION 1"

S & L PROPERTIES FRANKLIN LLC
(INST. #2020-010366)
LOT 4
"FRANKLIN GATEWAY DEVELOPMENT - SECTION 3"

INTERSTATE 65 EXIT RAMP

NORTH
SCALE: 1" = 30'
0 15 30

LEGEND

- EASEMENT LINE
- SETBACK LINE
- EXISTING MANHOLE
- EXISTING CURB INLET
- EXISTING WATER VALVE
- EXISTING WATER METER
- EXISTING FIRE HYDRANT ASSEMBLY
- EXISTING GAS VALVE
- EXISTING GAS LINE MARKER
- EXISTING COMMUNICATIONS HANDHOLE
- EXISTING COMMUNICATIONS BOX/PEDESTAL
- EXISTING COMMUNICATIONS LINE MARKER
- EXISTING ELECTRIC METER
- EXISTING ELECTRIC TRANSFORMER
- EXISTING LIGHT
- EXISTING SIGN
- EXISTING SANITARY SEWER MAIN
- EXISTING STORM SEWER
- EXISTING WATER LINE
- EXISTING GAS LINE
- EXISTING UNDERGROUND ELECTRIC LINE
- EXISTING ELEVATION CONTOUR
- PROPOSED STORM SEWER LINE
- PROPOSED STORM SEWER INLET
- PROPOSED SANITARY SEWER LINE
- PROPOSED SANITARY SEWER MANHOLE
- PROPOSED 8" WATER MAIN
- PROPOSED WATER VALVE
- PROPOSED FIRE HYDRANT

rev. no.	date	description	by
-	-	-	-

PROJECT NAME
CLIENT: SPRAGUE COMPANIES
FRANKLIN GATEWAY DEVELOPMENT
SECTION 4 - PRIMARY PLAT
FRANKLIN, INDIANA 46131

Independent Land Surveying
414 South Main Street
Brownstown, Indiana 47220
Phone: 812-358-2882
Fax: 812-358-2865
3200 Sycamore Ct. Ste 2A
Columbus, Indiana 47203
Phone: 812-372-0996
Fax: 812-602-0484
www.lisurveying.com

SHEET TITLE:
SITE PLAN AND DEMOLITION PLAN

drawn by: BS, SS, CC
scale: 1"=30'
date: 11/2/23
job no. 23338

JAMES G. LINARY
REGISTERED NO. 0707560
STATE OF INDIANA
PROFESSIONAL ENGINEER

JONATHAN M. ISLEY
REGISTERED NO. LS20200015
STATE OF INDIANA
LAND SURVEYOR

NOT FOR CONSTRUCTION

SHEET
4/13

23338 Construction Plans.dwg

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

-GRADING PLAN-

FRANKLIN GATEWAY DEVELOPMENT SECTION 4
SECTION 18, TOWNSHIP 12 NORTH, RANGE 5 EAST
FRANKLIN, INDIANA

NORTH

SCALE: 1" = 30'

0 15 30

LEGEND

- EASEMENT LINE
- SETBACK LINE
- EXISTING MANHOLE
- EXISTING CURB INLET
- EXISTING WATER VALVE
- EXISTING WATER METER
- EXISTING FIRE HYDRANT ASSEMBLY
- EXISTING GAS VALVE
- EXISTING GAS LINE MARKER
- EXISTING COMMUNICATIONS HANDHOLE
- EXISTING COMMUNICATIONS BOX/PEDESTAL
- EXISTING COMMUNICATIONS LINE MARKER
- EXISTING ELECTRIC METER
- EXISTING ELECTRIC TRANSFORMER
- EXISTING LIGHT
- EXISTING SIGN
- EXISTING SANITARY SEWER MAIN
- EXISTING STORM SEWER
- EXISTING WATER LINE
- EXISTING GAS LINE
- EXISTING UNDERGROUND ELECTRIC LINE
- EXISTING ELEVATION CONTOUR
- PROPOSED STORM SEWER LINE
- PROPOSED STORM SEWER INLET
- PROPOSED SANITARY SEWER LINE
- PROPOSED SANITARY SEWER MANHOLE
- PROPOSED 8" WATER MAIN
- PROPOSED WATER VALVE
- PROPOSED FIRE HYDRANT
- PROPOSED ELEVATION CONTOUR

NOTE:
1) **STORM SEWER PIPE SIZE WAS DETERMINED BY THE DEVELOPERS OF LOT 5.**

PARIS DRIVE

GATEWAY DRIVE

PRIVATE DRIVE

GRANVILLE DRIVE (50.5' RIGHT-OF-WAY)

INTERSTATE 65 EXIT RAMP

LOT 6 2.61 ACRES

LOT 7 1.80 ACRES

LOT 5 2.79 ACRES

J ENTERPRISES INN OF FRANKLIN, LLC (INST. #2018-019410) LOT 1 "FRANKLIN GATEWAY DEVELOPMENT – SECTION 1"

SHIV REAL ESTATE 47 LLC (INST. #2022-007570)

SHIV27 LLC (INST. #2021-026816)

FRANKLIN RETAIL LLC (INST. #2019-012353) LOT 2 "FRANKLIN GATEWAY DEVELOPMENT – SECTION 1"

FRANKLIN RETAIL LLC (INST. #2019-012353) LOT 3 "FRANKLIN GATEWAY DEVELOPMENT – SECTION 1"

S & L PROPERTIES FRANKLIN LLC (INST. #2020-010366) LOT 4 "FRANKLIN GATEWAY DEVELOPMENT – SECTION 3"

rev. no.	date	description	by
-	-	-	-

PROJECT NAME
CLIENT: SPRAGUE COMPANIES
FRANKLIN GATEWAY DEVELOPMENT
SECTION 4 – PRIMARY PLAT
FRANKLIN, INDIANA 46131

Independent Land Surveying
414 South Main Street
Brownstown, Indiana 47220
Phone: 812-358-2882
Fax: 812-358-2865
3200 Sycamore Ct., Ste 2A
Columbus, Indiana 47203
Phone: 812-372-0996
Fax: 812-602-0484
www.isurveying.com

SHEET TITLE: GRADING PLAN

drawn by: BS, SS, CC
scale: 1"=30'
date: 11/2/23
job no. 23338

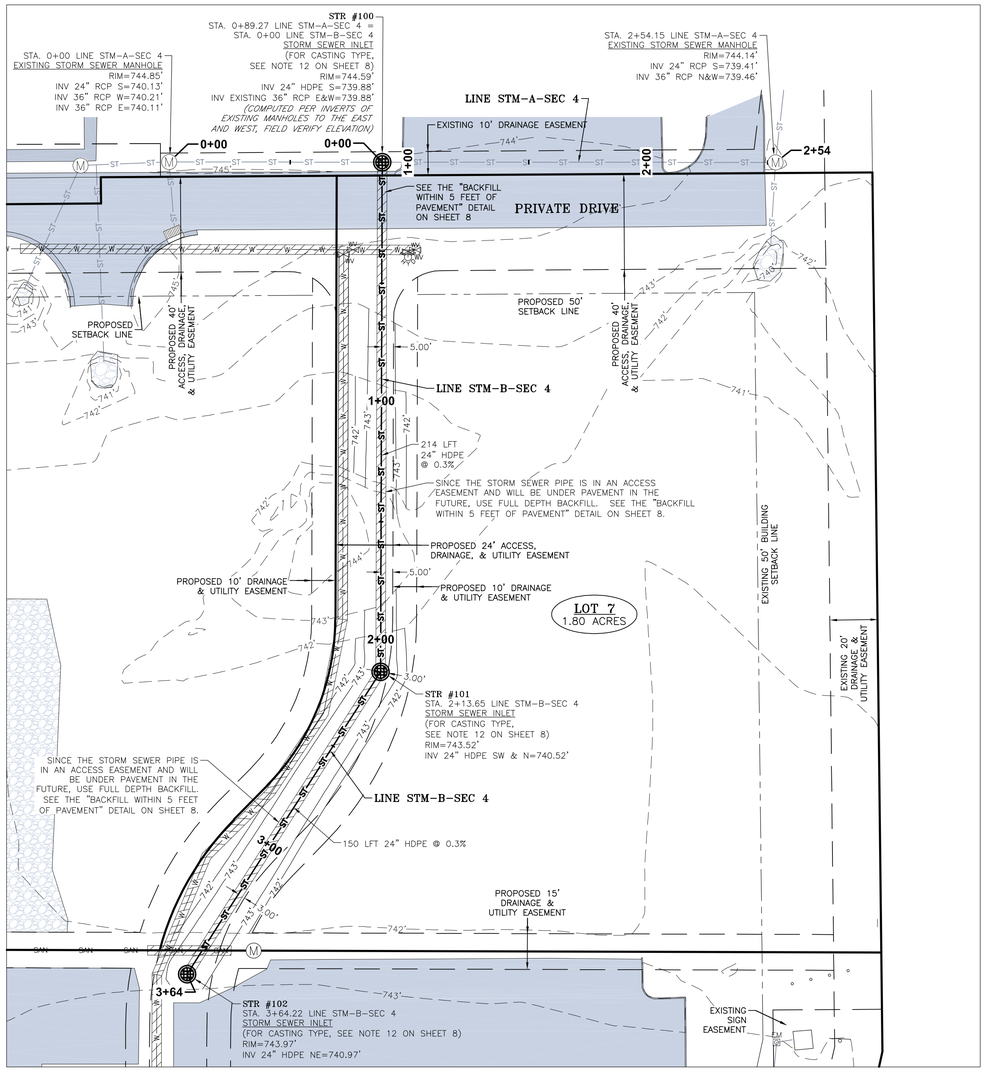
JAMES C. LEINART REGISTERED NO. 10707760 STATE OF INDIANA PROFESSIONAL ENGINEER

JONATHAN M. LEACH REGISTERED NO. LS20200015 STATE OF INDIANA LAND SURVEYOR

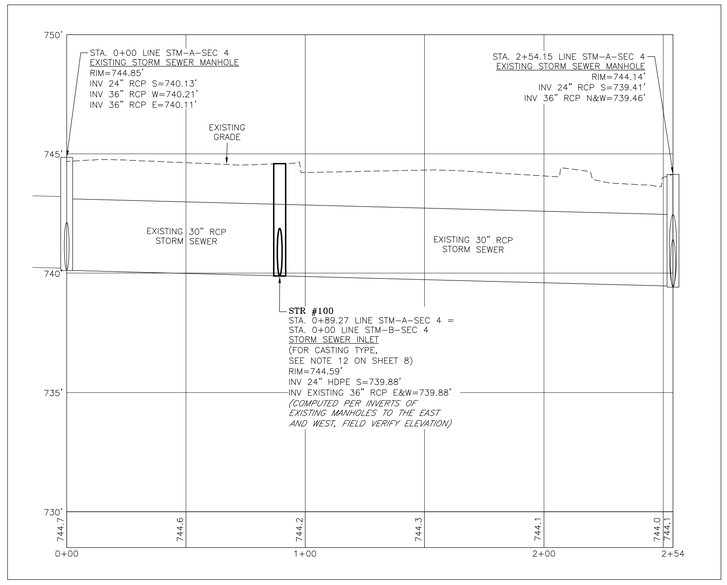
SHEET NO. 5/13

23338 Construction Plans.dwg

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

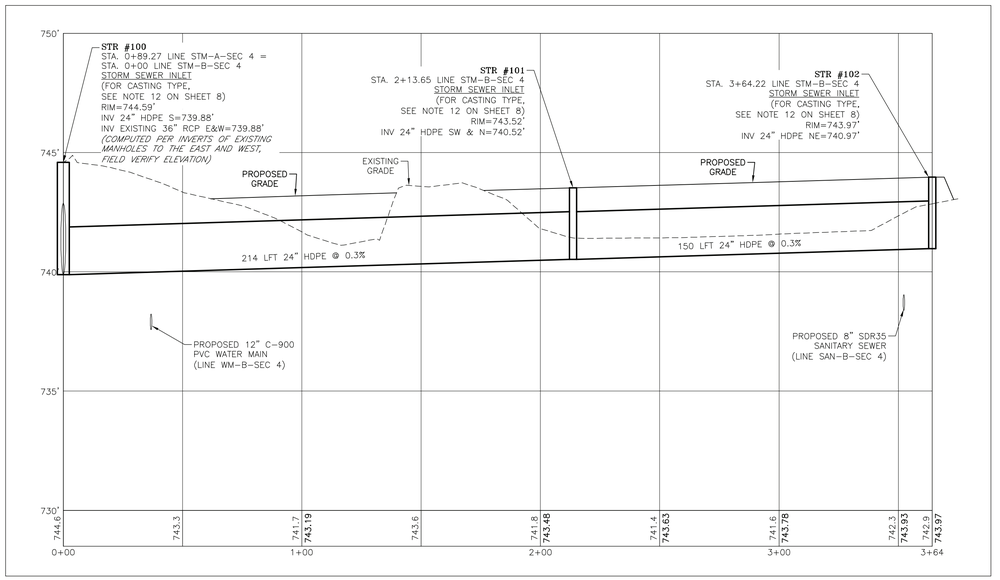


PLAN VIEW
SCALE: 1"=30'



PROFILE LINE STM-A-SEC 4
HORIZONTAL SCALE: 1"=30'
VERTICAL SCALE: 1"=3'

NOTE:
1) **STORM SEWER PIPE SIZE WAS DETERMINED BY THE DEVELOPERS OF LOT 5.**



PROFILE LINE STM-B-SEC 4
HORIZONTAL SCALE: 1"=30'
VERTICAL SCALE: 1"=3'

SCALE: 1" = 30'
0 15 30

LEGEND

EASEMENT LINE	EXISTING SIGN
SETBACK LINE	EXISTING SANITARY SEWER MAIN
EXISTING MANHOLE	EXISTING STORM SEWER
EXISTING CURB INLET	EXISTING WATER LINE
EXISTING WATER VALVE	EXISTING GAS LINE
EXISTING WATER METER	EXISTING UNDERGROUND ELECTRIC LINE
EXISTING FIRE HYDRANT ASSEMBLY	EXISTING ELEVATION CONTOUR
EXISTING GAS VALVE	PROPOSED STORM SEWER LINE
EXISTING GAS LINE MARKER	PROPOSED STORM SEWER INLET
EXISTING COMMUNICATIONS HANDHOLE	PROPOSED SANITARY SEWER LINE
EXISTING COMMUNICATIONS BOX/PEDESTAL	PROPOSED SANITARY SEWER MANHOLE
EXISTING COMMUNICATIONS LINE MARKER	PROPOSED 8" WATER MAIN
EXISTING ELECTRIC METER	PROPOSED WATER VALVE
EXISTING ELECTRIC TRANSFORMER	PROPOSED FIRE HYDRANT
EXISTING LIGHT	PROPOSED ELEVATION CONTOUR

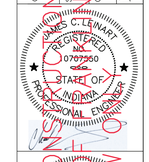
rev. no.	date	description	by
-	-	-	-

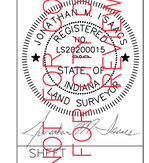
PROJECT NAME
CLIENT: SPRAGUE COMPANIES
FRANKLIN GATEWAY DEVELOPMENT
SECTION 4 – PRIMARY PLAT
FRANKLIN, INDIANA 46131

Independent Land Surveying
414 South Main Street
Brownstown, Indiana 47220
Phone: 812-358-2882
Fax: 812-358-2865
3200 Sycamore Ct., Ste 2A
New Albany, Indiana 47150
Phone: 812-372-0996
Fax: 812-602-0484
www.ilsurveying.com

SHEET TITLE:
STORM SEWER PLAN AND PROFILE

drawn by: BS, SS, CC
scale: 1"=30'
date: 11/2/23
job no. 23338

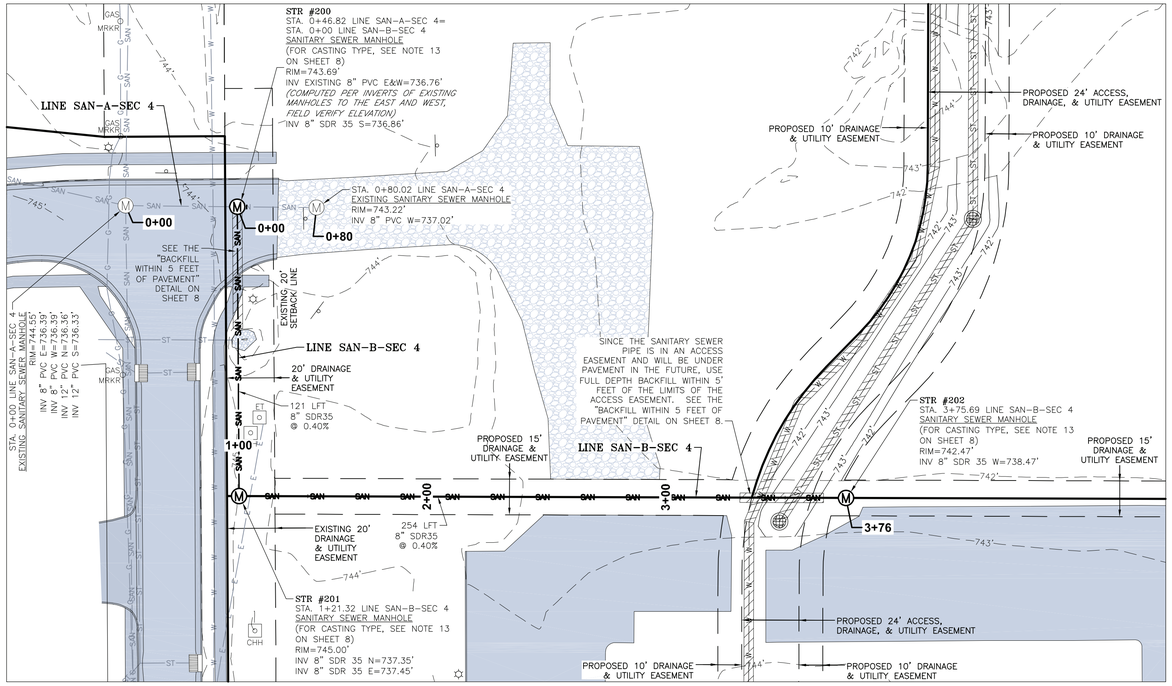




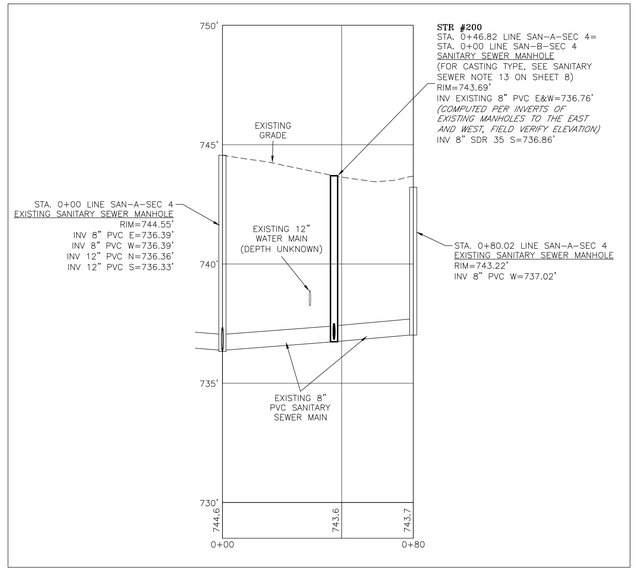
NOT FOR CONSTRUCTION

SHEET NO.
6/13

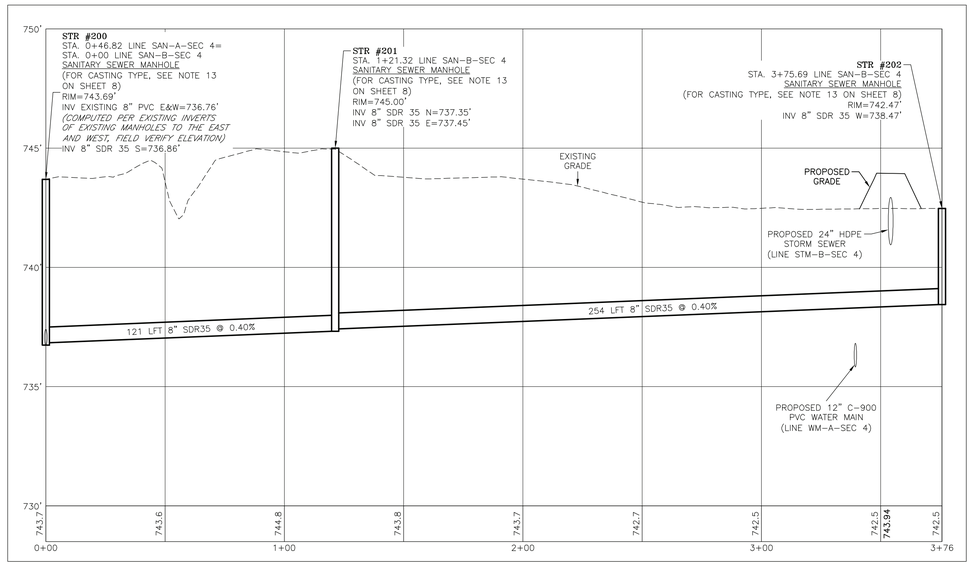
23338 Construction Plans.dwg



PLAN VIEW
SCALE: 1"=30'



PROFILE LINE SAN-A-SEC 4
HORIZONTAL SCALE: 1"=30'
VERTICAL SCALE: 1"=3'



PROFILE LINE SAN-B-SEC 4
HORIZONTAL SCALE: 1"=30'
VERTICAL SCALE: 1"=3'

NORTH
SCALE: 1" = 30'
0 15 30

LEGEND

- EASEMENT LINE
- SETBACK LINE
- EXISTING MANHOLE
- EXISTING CURB INLET
- EXISTING WATER VALVE
- EXISTING WATER METER
- EXISTING FIRE HYDRANT ASSEMBLY
- EXISTING GAS VALVE
- EXISTING GAS LINE MARKER
- EXISTING COMMUNICATIONS HANDHOLE
- EXISTING COMMUNICATIONS BOX/PEDESTAL
- EXISTING COMMUNICATIONS LINE MARKER
- EXISTING ELECTRIC METER
- EXISTING ELECTRIC TRANSFORMER
- EXISTING LIGHT
- EXISTING SIGN
- EXISTING SANITARY SEWER MAIN
- EXISTING STORM SEWER
- EXISTING WATER LINE
- EXISTING GAS LINE
- EXISTING UNDERGROUND ELECTRIC LINE
- EXISTING ELEVATION CONTOUR
- PROPOSED STORM SEWER LINE
- PROPOSED STORM SEWER INLET
- PROPOSED SANITARY SEWER LINE
- PROPOSED SANITARY SEWER MANHOLE
- PROPOSED 8" WATER MAIN
- PROPOSED WATER VALVE
- PROPOSED FIRE HYDRANT
- PROPOSED ELEVATION CONTOUR

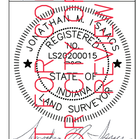
rev. no.	date	description	by
-	-	-	-

PROJECT NAME
CLIENT: SPRAGUE COMPANIES
FRANKLIN GATEWAY DEVELOPMENT
SECTION 4 – PRIMARY PLAT
FRANKLIN, INDIANA 46131

Independent Land Surveying
www.ilsurveying.com
414 South Main Street
Brownstown, Indiana 47220
Phone: 812-358-2882
Fax: 812-358-2865
3200 Sycamore Ct., Ste 2A
Columbus, Indiana 47203
Phone: 812-372-0996
Fax: 812-602-0484

SHEET TITLE:
SANITARY SEWER PLAN AND PROFILE

drawn by: BS, SS, CC
scale: 1"=30'
date: 11/2/23
job no. 23338



NOT FOR CONSTRUCTION

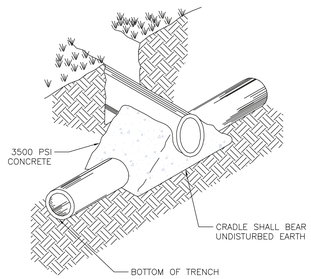
SHEET NO.
7/13

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

23338 Construction Plans.dwg

STORM SEWER AND SANITARY SEWER NOTES:

1. FOR MANHOLES AND INLETS IN EXISTING STREETS, COVERS SHALL MATCH EXISTING GRADE.
2. ALL SLOPES TO BE FINISHED WITHIN 1" TO TOP OF CASTING RING.
3. MANHOLE STEPS TO BE STANDARD PLASTIC WITH STEEL REINFORCING.
4. DROP MANHOLES SHALL BE PROVIDED FOR ANY SEWER ENTERING A MANHOLE AT AN ELEVATION OF 24" OR MORE ABOVE MANHOLE INVERT. DROP PIPES TO BE OF THE SAME MATERIAL AS THE SEWER MAINS.
5. ROOF DRAINS, FOUNDATION DRAINS, OR ANY OTHER CLEAN WATER CONNECTIONS TO THE SANITARY SEWER SYSTEM ARE PROHIBITED.
6. TESTING:
   A. INFILTRATION/EXFILTRATION SHALL NOT EXCEED 100 GALLONS PER DAY PER INCH DIAMETER PER MILE OF PIPE.
   B. IF FLEXIBLE PIPE IS USED, INSTALLATION SHALL BE TESTED FOR DEFLECTION IN ACCORDANCE WITH AWWA C 900 SECTION A 2.2.
   C. MANHOLES SHALL BE AIR TESTED IN ACCORDANCE WITH ASTM C 1244–93, STANDARD TEST METHOD FOR CONCRETE SEWER MANHOLE BY NEGATIVE AIR PRESSURE (VACUUM).
7. ALL WYES, LATERALS, AND STUB OUTS SHALL BE SEALED OR PLUGGED WITH AN APPROVED PLUG COMPATIBLE WITH THE TYPE OF PIPE USED.
8. INSPECTION: PERIODIC OBSERVATION OF WORK IN PROGRESS SHALL BE PROVIDED BY A REPRESENTATIVE OF THE DEVELOPER. THE CITY OF FRANKLIN PUBLIC WORKS DEPARTMENT SHALL BE NOTIFIED BY THE CONTRACTOR PRIOR TO STARTING WORK AND PRIOR TO RESTARTING WORK AFTER DELAYS OR SHUT–DOWNS.
9. SEWERS SHALL BE LAID AT LEAST TEN (10) FEET, HORIZONTALLY, FROM ANY EXISTING WATER MAINS. CROSSINGS OF BURIED SEWERS AND WATER LINES SHALL BE AVOIDED AS MUCH AS POSSIBLE. HOWEVER, WHERE CROSSINGS ARE NECESSARY, A MINIMUM OF 18 INCHES VERTICAL CLEARANCE SHALL BE MAINTAINED (MEASURED FROM THE BOTTOM OF THE UPPER PIPE TO THE TOP OF THE LOWER PIPE), PREFERABLY WITH THE WATER MAIN ABOVE THE SEWER. WHEN IT IS IMPOSSIBLE TO MAINTAIN PROPER HORIZONTAL AND VERTICAL SEPARATION, THE SEWER SHALL BE CONSTRUCTED OF WATERWORKS GRADE DUCTILE IRON PIPE WITH MECHANICAL JOINTS OR SDR 35 PVC PRESSURE SEWER PIPE IN ACCORDANCE WITH ASTM D–3034 WITH COMPRESSION FITTINGS, AND SHALL BE PRESSURE TESTED TO ASSURE WATER TIGHTNESS PRIOR TO BACKFILLING.
10. ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE HEREON PLANS, IN ACCORDANCE WITH ALL STATE CODES, AND THE WATER POLLUTION CONTROL TECHNICAL SPECIFICATION MANUAL OF THE CITY OF SEYMOUR, INDIANA.
11. INSTALL SOLID COPPER LOCATE WIRE WITH ALL SANITARY SEWER PIPES. WIRE SHALL BE A MINIMUM OF 12 GAUGE. WIRE SHALL BE TAPED TO PIPE AT A MINIMUM SPACING OF 10'. CONTINUITY SHALL BE TESTED AFTER THE COMPLETION OF BACKFILL. IF CONTINUITY IS NOT PRESENT, CONTRACTOR SHALL REPAIR OR REPLACE THE LOCATE WIRE TO THE OWNER'S SATISFACTION.
12. PER CITY OF FRANKLIN PUBLIC WORKS DEPARTMENT SANITARY AND STORMWATER SPECIFICATIONS, SECTION 5.06 (B)(2), INLET CASTINGS SHALL BE NEENAH TYPE R–3501–TR, OR EQUAL FOR ROLLED CURBS. INLET CASTINGS FOR VERTICAL CURB SHALL BE NEENAH TYPE R–3085–DL, OR EQUAL. INLET CASTINGS FOR ROUND CATCH BASINS SHALL BE NEENAH TYPE R–2502–B–D, OR EQUAL.
13. PER CITY OF FRANKLIN PUBLIC WORKS DEPARTMENT SANITARY AND STORMWATER SPECIFICATIONS, SECTION 5.05 (H), "STANDARD MANHOLES SHALL HAVE A R–1772 CVH FRAME AND LID BY NEENAH FOUNDRY, 1875–3 BY EAST JORDAN IRON WORKS, OR APPROVED EQUAL. MATERIAL SHALL BE IN COMPLIANCE WITH ASTM A 48, CL 35B. EACH LID SHALL HAVE 2 INCH HIGH LETTERS INDICATING "CITY OF FRANKLIN SANITARY SEWER". WHERE WATERTIGHT CASTINGS ARE REQUIRED, THE MANHOLES SHALL HAVE A R–1916F FRAME AND LID BY NEENAH FOUNDRY, 1045 HD BY EAST JORDAN IRON WORKS, OR APPROVED EQUAL. THE FRAME SHALL BE ANCHORED TO THROUGH THE RISER RINGS (IF PROVIDED) TO THE CONE SECTION WITH FOUR (4) GALVANIZED RODS."
14. FOR MORE SPECIFICATIONS REGARDING STORM SEWERS AND SANITARY SEWERS, SEE THE CITY OF FRANKLIN PUBLIC WORKS DEPARTMENT SANITARY AND STORMWATER SPECIFICATIONS FOUND AT: https://www.franklin.in.gov/department/index.php?structureid=25



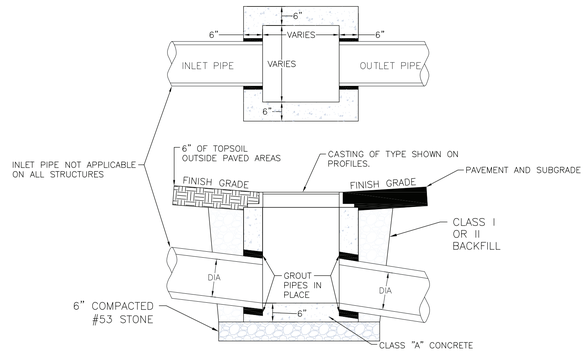
NOTE:
TO BE USED WHEN CLEAR DISTANCE (FROM EXTERIOR PIPE DIAMETER TO EXTERIOR PIPE DIAMETER) BETWEEN SANITARY SEWER PIPING (MAINS, LATERALS, FORCE MAINS, ETC.) AND ALL OTHER PIPES IS 18" OR LESS, PER ENGINEER'S DIRECTION, OR WHERE NOTED ON THE CONSTRUCTION PLANS. A MINIMUM CLEAR DISTANCE OF 3" MUST BE PROVIDED TO MAINTAIN STRUCTURAL INTEGRITY OF THE CONCRETE.

CONCRETE MUST NOT COME INTO CONTACT WITH FORCE MAIN. AT LEAST 3" OF SAND MUST BE PLACED AS A CUSHION AROUND THE FORCE MAIN.

IF THE CONFLICT IS BETWEEN A WATER MAIN AND ANY SANITARY SEWER PIPING, 18" CLEARANCE MUST BE MAINTAINED OR NOTE ABOVE APPLIES AND ONLY GRANULAR FILL MAYBE USED.

CONCRETE CRADLE DETAIL

N.T.S.

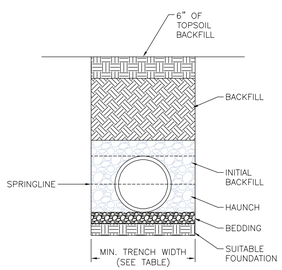


PRECAST CONCRETE STORM STRUCTURE DETAIL

N.T.S.

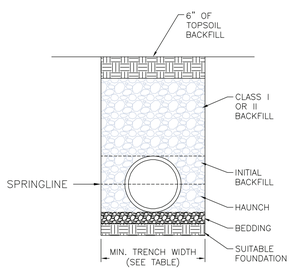
RECOMMENDED MINIMUM TRENCH WIDTHS

PIPE DIAM.	MIN. TRENCH WIDTH
4"	21"
6"	23"
8"	26"
10"	28"
12"	30"
15"	34"
18"	39"
24"	48"
30"	56"
36"	64"
42"	72"
48"	80"
60"	96"



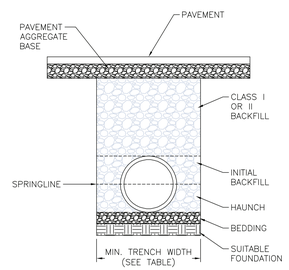
TYPICAL BACKFILL

N.T.S.



BACKFILL WITHIN FIVE FEET OF PAVEMENT

N.T.S.



BACKFILL UNDER PAVEMENT

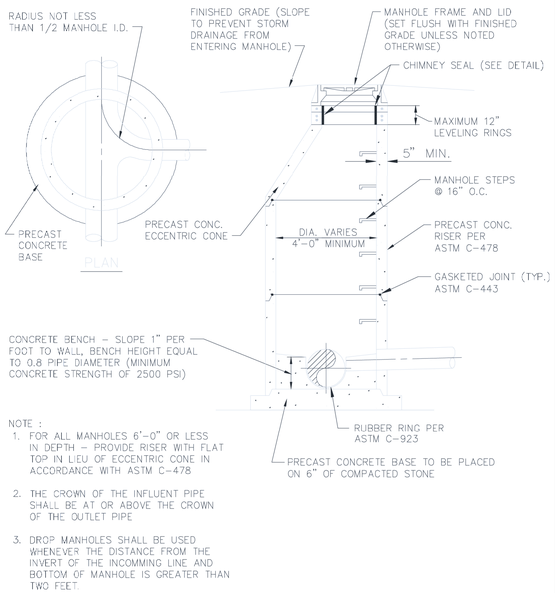
N.T.S.

NOTES:

1. ALL PIPE SYSTEMS SHALL BE INSTALLED IN ACCORDANCE WITH ASTM D2321 & ASTM C1479, "STANDARD PRACTICE FOR UNDERGROUND INSTALLATION OF THERMOPLASTIC PIPE FOR SEWERS AND OTHER GRAVITY FLOW APPLICATIONS" & "STANDARD PRACTICE FOR INSTALLATION OF PRECAST CONCRETE SEWER, STORM DRAIN, AND CULVERT PIPE USING STANDARD INSTALLATIONS", LATEST ADDITIONS.
2. MEASURES SHOULD BE TAKEN TO PREVENT MIGRATION OF NATIVE FINES INTO BACKFILL MATERIAL, WHEN REQUIRED.
3. FOUNDATION: WHERE THE TRENCH BOTTOM IS UNSTABLE, THE CONTRACTOR SHALL EXCAVATE TO A DEPTH REQUIRED BY THE ENGINEER AND REPLACE WITH SUITABLE MATERIAL AS SPECIFIED BY THE ENGINEER. AS AN ALTERNATIVE AND AT THE DISCRETION OF THE DESIGN ENGINEER, THE TRENCH BOTTOM MAY BE STABILIZED USING A GEOTEXTILE MATERIAL.
4. BEDDING: SUITABLE MATERIAL SHALL BE CLASS I, II OR III. THE CONTRACTOR SHALL PROVIDE DOCUMENTATION FOR MATERIAL SPECIFICATION TO ENGINEER. UNLESS OTHERWISE NOTED BY THE ENGINEER, MINIMUM BEDDING THICKNESS SHALL BE 4" FOR 4"–24"; 6" FOR 30"–60".
5. INITIAL BACKFILL: SUITABLE MATERIAL SHALL BE CLASS I, II OR III IN THE PIPE ZONE EXTENDING NOT LESS THAN 6" ABOVE CROWN OF PIPE. THE CONTRACTOR SHALL PROVIDE DOCUMENTATION FOR MATERIAL SPECIFICATION TO ENGINEER. MATERIAL SHALL BE INSTALLED AS REQUIRED IN ASTM D2321 & ASTM C1479, LATEST EDITIONS.
6. MINIMUM COVER: MINIMUM COVER, H, IN NON–TRAFFIC APPLICATIONS (GRASS OR LANDSCAPE AREAS) IS 12" FROM THE TOP OF PIPE TO GROUND SURFACE. ADDITIONAL COVER MAY BE REQUIRED TO PREVENT FLOTATION. FOR TRAFFIC APPLICATIONS, MINIMUM COVER, H, IS 12" UP TO 48" DIAMETER PIPE AND 24" OF COVER FOR 60" DIAMETER PIPE, MEASURED FROM TOP OF PIPE TO BOTTOM OF FLEXIBLE PAVEMENT OR TO TOP OF RIGID PAVEMENT. FOR TRAFFIC APPLICATIONS WITH LESS THAN FOUR FEET OF COVER, EMBEDMENT OF THE PIPE SHALL BE USING ONLY A CLASS I OR CLASS II BACKFILL.

ADS N–12, ADS HP STORM & RCP INSTALLATION DETAILS

N.T.S.

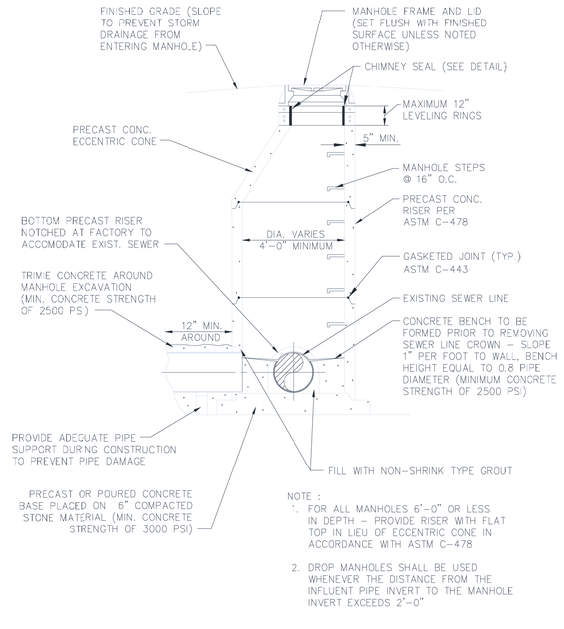


NOTE :
1. FOR ALL MANHOLES 6'–0" OR LESS IN DEPTH – PROVIDE RISER WITH FLAT TOP IN LIEU OF ECCENTRIC CONE IN ACCORDANCE WITH ASTM C–478
2. THE CROWN OF THE INFLUENT PIPE SHALL BE AT OR ABOVE THE CROWN OF THE OUTLET PIPE
3. DROP MANHOLES SHALL BE USED WHENEVER THE DISTANCE FROM THE INVERT OF THE INCOMMING LINE AND BOTTOM OF MANHOLE IS GREATER THAN TWO FEET.

STANDARD MANHOLE DETAIL

REVISION:	DATE:

CITY of FRANKLIN, INDIANA
DPW
FIGURE

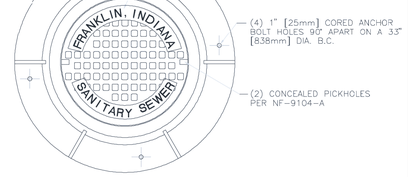


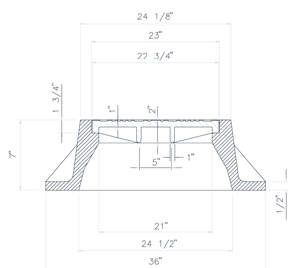
NOTE :
1. FOR ALL MANHOLES 6'–0" OR LESS IN DEPTH – PROVIDE RISER WITH FLAT TOP IN LIEU OF ECCENTRIC CONE IN ACCORDANCE WITH ASTM C–478
2. DROP MANHOLES SHALL BE USED WHENEVER THE DISTANCE FROM THE INFLUENT PIPE INVERT TO THE MANHOLE INVERT EXCEEDS 2'–0"

PRECAST MANHOLE ADDED OVER EXISTING SEWER

REVISION:	DATE:

CITY of FRANKLIN, INDIANA
DPW
FIGURE





LID: EAST JORDAN 1875 AVH
FRAME: EAST JORDAN 1875–22

NOTE: METAL: CAST GRAY IRON ASTM A–48 CL.35B
FINISH: NOT PAINTED

STANDARD FRAME AND LID

REVISION:	DATE:

CITY of FRANKLIN, INDIANA
DPW
FIGURE

rev. no.	date	description	by
–	–	–	–

PROJECT NAME
CLIENT: SPRAGUE COMPANIES
FRANKLIN GATEWAY DEVELOPMENT
SECTION 4 – PRIMARY PLAT
FRANKLIN, INDIANA 46131

Independent Land Surveying
414 South Main Street, Brownstown, Indiana 47220, Phone: 812–358–2882, Fax: 812–358–2865
3200 Sycamore Ct., Ste 2A, Columbus, Indiana 47203, Phone: 812–372–0996, Fax: 812–602–0484
www.ilsurveying.com

SHEET TITLE:
STORM SEWER AND SANITARY SEWER NOTES AND DETAILS

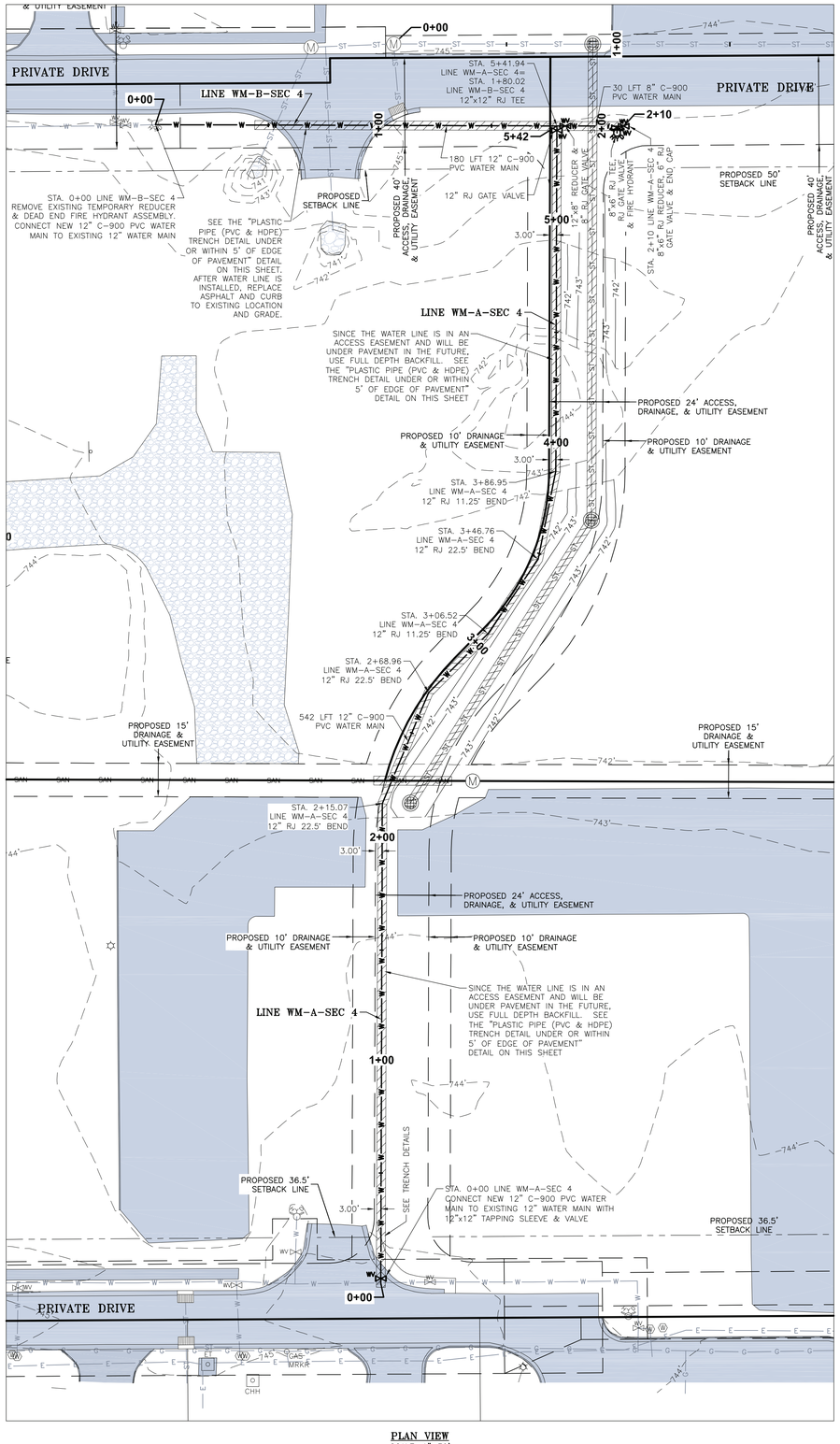
drawn by: BS, SS, CC
scale: 1"=30'
date: 11/2/23
job no. 23338

SHEET

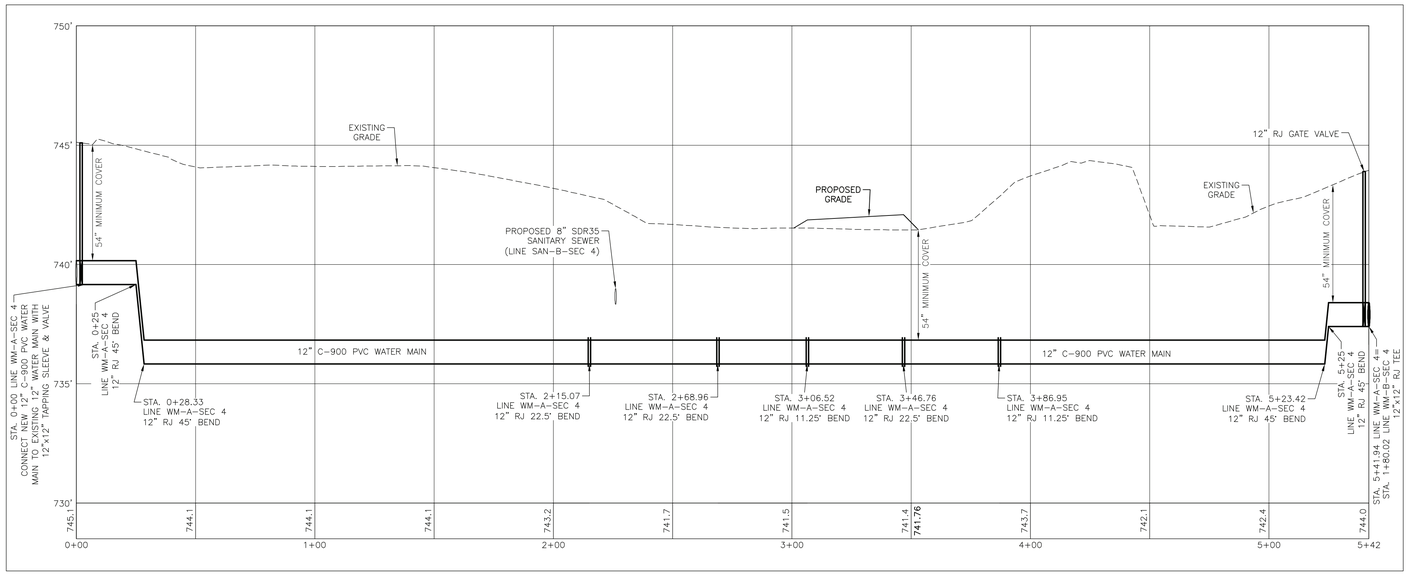
8/13

23338 Construction Plans.dwg

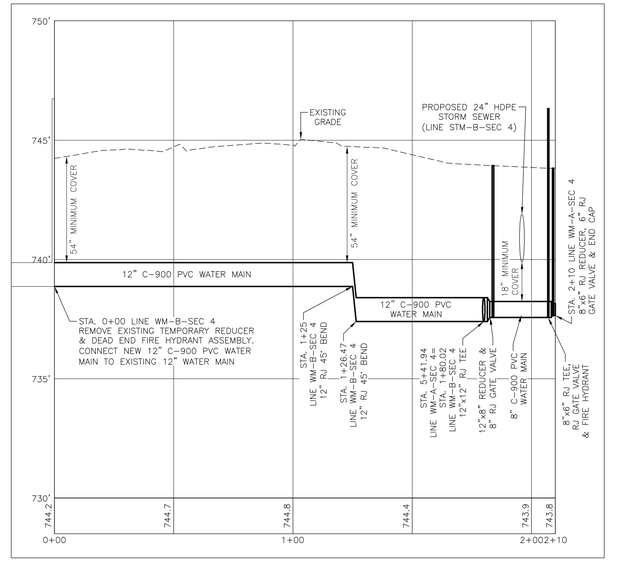
Indiana 811 Know what's below. Call before you dig.



PLAN VIEW
SCALE: 1"=30'



PROFILE LINE WM-A-SEC 4
HORIZONTAL SCALE: 1"=30'
VERTICAL SCALE: 1"=3'



PROFILE LINE SAN-B-SEC 4
HORIZONTAL SCALE: 1"=30'
VERTICAL SCALE: 1"=3'

LEGEND

EASEMENT LINE	EXISTING SIGN
SETBACK LINE	EXISTING SANITARY SEWER MAIN
EXISTING MANHOLE	EXISTING STORM SEWER
EXISTING CURB INLET	EXISTING WATER LINE
EXISTING WATER VALVE	EXISTING GAS LINE
EXISTING WATER METER	EXISTING UNDERGROUND ELECTRIC LINE
EXISTING FIRE HYDRANT ASSEMBLY	EXISTING ELEVATION CONTOUR
EXISTING GAS VALVE	PROPOSED STORM SEWER LINE
EXISTING GAS LINE MARKER	PROPOSED STORM SEWER INLET
EXISTING COMMUNICATIONS HANDHOLE	PROPOSED 8" SDR35 SANITARY SEWER LINE
EXISTING COMMUNICATIONS BOX/PEDESTAL	PROPOSED SANITARY SEWER MANHOLE
EXISTING COMMUNICATIONS LINE MARKER	PROPOSED 8" WATER MAIN
EXISTING ELECTRIC METER	PROPOSED WATER VALVE
EXISTING ELECTRIC TRANSFORMER	PROPOSED FIRE HYDRANT
EXISTING LIGHT	PROPOSED ELEVATION CONTOUR

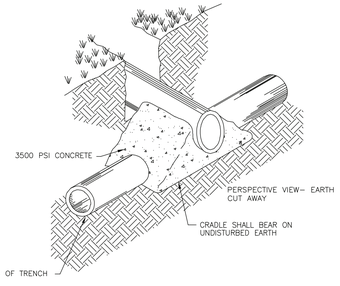
NORTH
SCALE: 1" = 30'
0 15 30

QUANTITIES

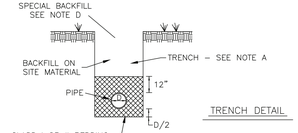
12" C-900 PVC WATER MAIN	742 LFT
8" C-900 PVC WATER MAIN	30 LFT
12"x12" TAPPING SLEEVE AND VALVE	1
12"x12" RJ TEE	1
12" RJ GATE VALVE & VALVE BOX	1
8" RJ GATE VALVE & VALVE BOX	1
FIRE HYDRANT ASSEMBLY	1
8"x6" RJ TEE	1
6" RJ GATE VALVE	2
12"x8" RJ REDUCER	1
8"x6" RJ REDUCER	1
6" RJ END CAP	1
12" RJ 45° BEND	6
12" RJ 22.5° BEND	3
12" RJ 11.25° BEND	2

(CONTRACTOR TO VERIFY QUANTITIES)

NOTE:
TO BE USED WHEN CLEAR DISTANCE (FROM EXTERIOR PIPE DIAMETER TO EXTERIOR PIPE DIAMETER) BETWEEN SANITARY SEWER PIPING (MAINS, LATERALS, FORCE MAINS, ETC.) AND ALL OTHER PIPES IS 18" OR LESS, PER ENGINEER'S DIRECTION, OR WHERE NOTED ON THE CONSTRUCTION PLANS. A MINIMUM CLEAR DISTANCE OF 3" MUST BE PROVIDED TO MAINTAIN STRUCTURAL INTEGRITY OF THE CONCRETE.
CONCRETE MUST NOT COME INTO CONTACT WITH FORCE MAIN. AT LEAST 3" OF SAND MUST BE PLACED AS A CUSHION AROUND THE FORCE MAIN.
IF THE CONFLICT IS BETWEEN A WATER MAIN AND ANY SANITARY SEWER PIPING, 18" CLEARANCE MUST BE MAINTAINED OR NOTE ABOVE APPLIES AND ONLY GRANULAR FILL MAYBE USED.



CONCRETE CRADLE DETAIL
N.T.S.



TRENCH DETAIL

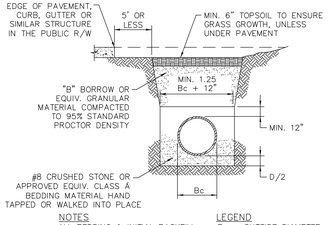
NOTES:

A. ALL TRENCH WIDTHS SHALL BE IN ACCORDANCE WITH OSHA RECOMMENDATIONS TO PERMIT SAFE WORKING.

B. ALL PIPE SHALL BE INSTALLED IN A NEAT AND WORKMANLIKE MANNER WITH CLASS I OR II BEDDING AND IN ACCORDANCE WITH ASTM D-2321. BACKFILL SHALL BE FREE OF LARGE ROCKS. IN THE EVENT UNUSUAL SOIL CONDITIONS ARE ENCOUNTERED, THE SURVEYOR SHALL BE NOTIFIED BEFORE PIPE IS LAID.

C. ALL SEWER LINES SHALL BE PVC SDR 35 PIPE IN ACCORDANCE WITH ASTM-3034 WITH RUBBER RING JOINT. SOLVENT WELD JOINT IS NOT ACCEPTABLE.

D. GRANULAR BACKFILL REQUIRED FOR AREAS UNDER PAVED SURFACES, SEE DETAIL SHEET FOR SHADED AREAS.



NOTES
ALL BEDDING & INITIAL BACKFILL SHALL BE INSTALLED IN 6" TO 12" BALANCED LIFTS
A MINIMUM 9" CLEARANCE SHALL BE PROVIDED ON EACH SIDE OF THE INSTALLED PIPE

LEGEND
Bc = OUTSIDE DIAMETER
D = INSIDE DIAMETER
d = DEPTH OF BEDDING MATERIAL BELOW PIPE

PLASTIC PIPE (PVC & HDPE) TRENCH DETAIL
UNDER OR WITHIN 5' OF EDGE OF PAVEMENT

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

rev. no.	date	description	by
-	-	-	-

PROJECT NAME
CLIENT: SPRAGUE COMPANIES
FRANKLIN GATEWAY DEVELOPMENT
SECTION 4 - PRIMARY PLAT
FRANKLIN, INDIANA 46131

Independent Land Surveying
414 South Main Street
Brownstown, Indiana 47220
Phone: 812-358-2882
Fax: 812-358-2865
3200 Sycamore Ct., Ste 2A
Columbus, Indiana 47203
Phone: 812-372-0996
Fax: 812-602-0484
www.ilsurveying.com

SHEET TITLE:
WATER MAIN PLAN AND PROFILE

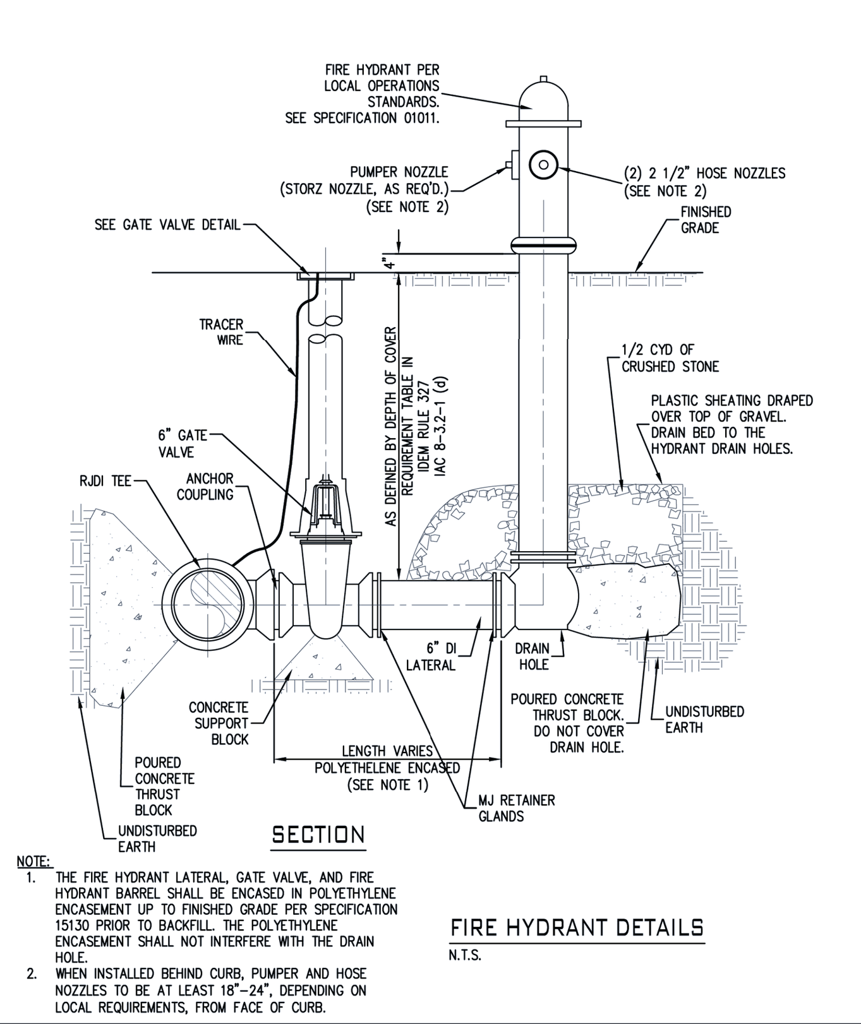
drawn by: BS, SS, CC
scale: 1"=30'
date: 11/2/23
job no. 23338

JAMES C. LEINART
REGISTERED
NO. 10707260
STATE OF INDIANA
PROFESSIONAL ENGINEER
9/13

JONATHAN L. ISAACS
REGISTERED
NO. LS20200015
STATE OF INDIANA
LAND SURVEYOR
9/13

SHEET 6 OF 11

23338 Construction Plans.dwg

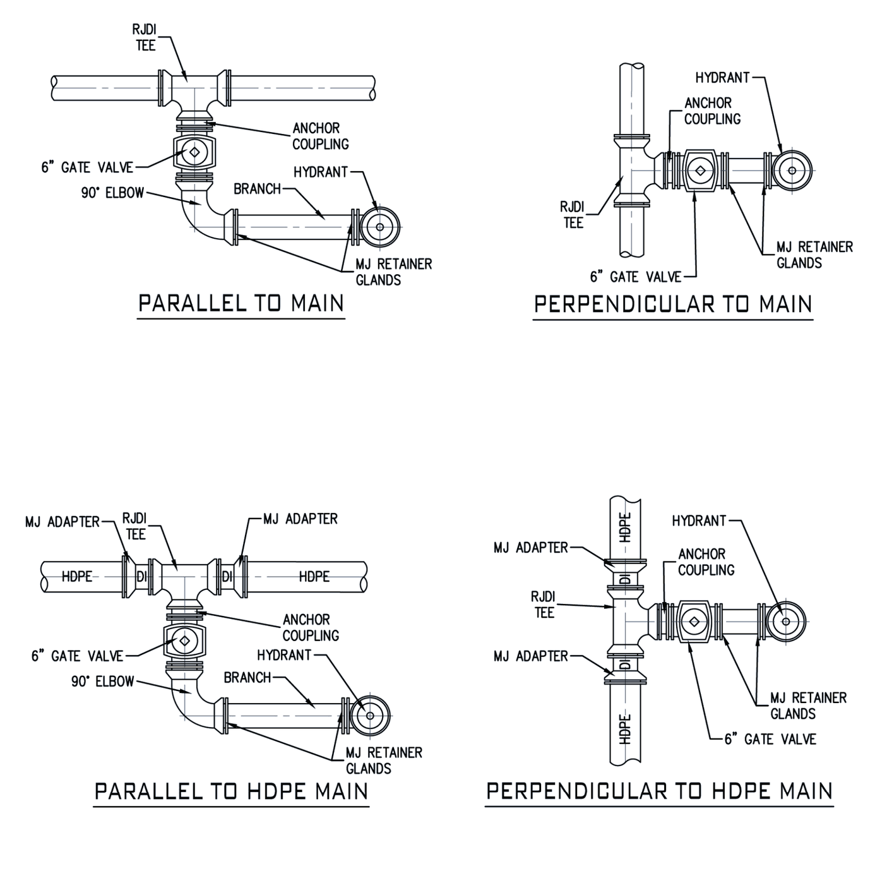


STANDARD DETAIL

FIRE HYDRANT DETAIL

INDIANA AMERICAN WATER
ENGINEERING DEPARTMENT
153 N. EMERSON AVENUE
GREENWOOD, INDIANA 46143

DATE: JANUARY, 2018 DRAWN BY: S. FORD
LATEST REV: JULY, 2018 APP'D BY: E.N.

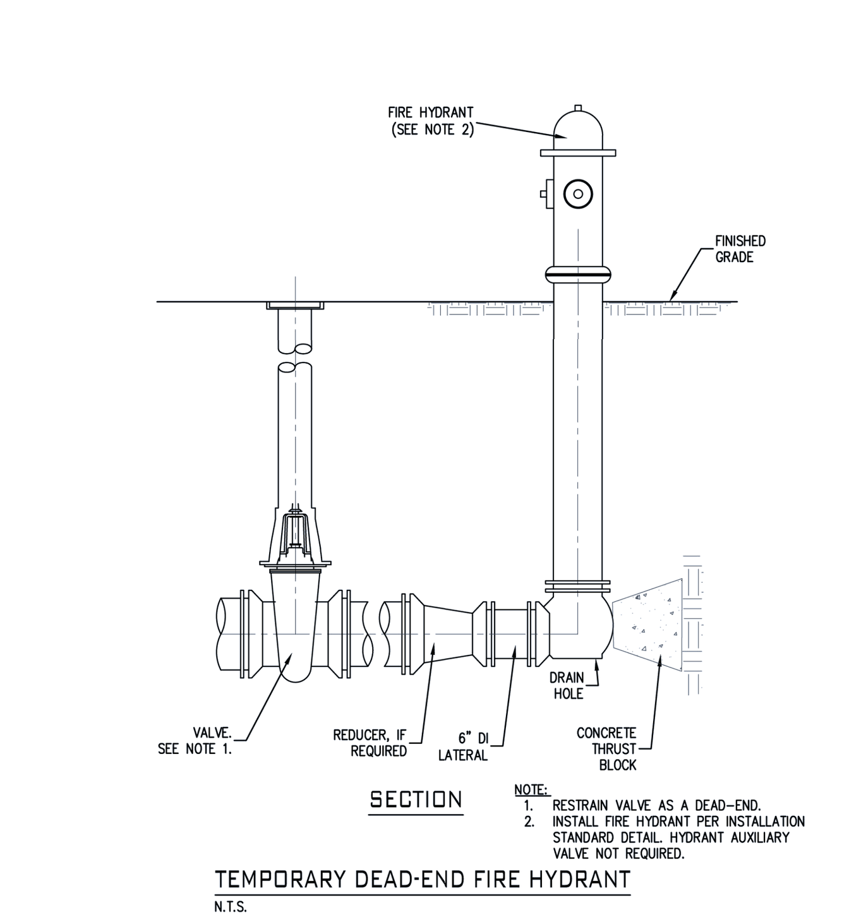


STANDARD DETAIL

FIRE HYDRANT INSTALLATION DETAILS

INDIANA AMERICAN WATER
ENGINEERING DEPARTMENT
153 N. EMERSON AVENUE
GREENWOOD, INDIANA 46143

DATE: JANUARY, 2018 DRAWN BY: S. FORD
LATEST REV: JULY, 2018 APP'D BY: E.N.

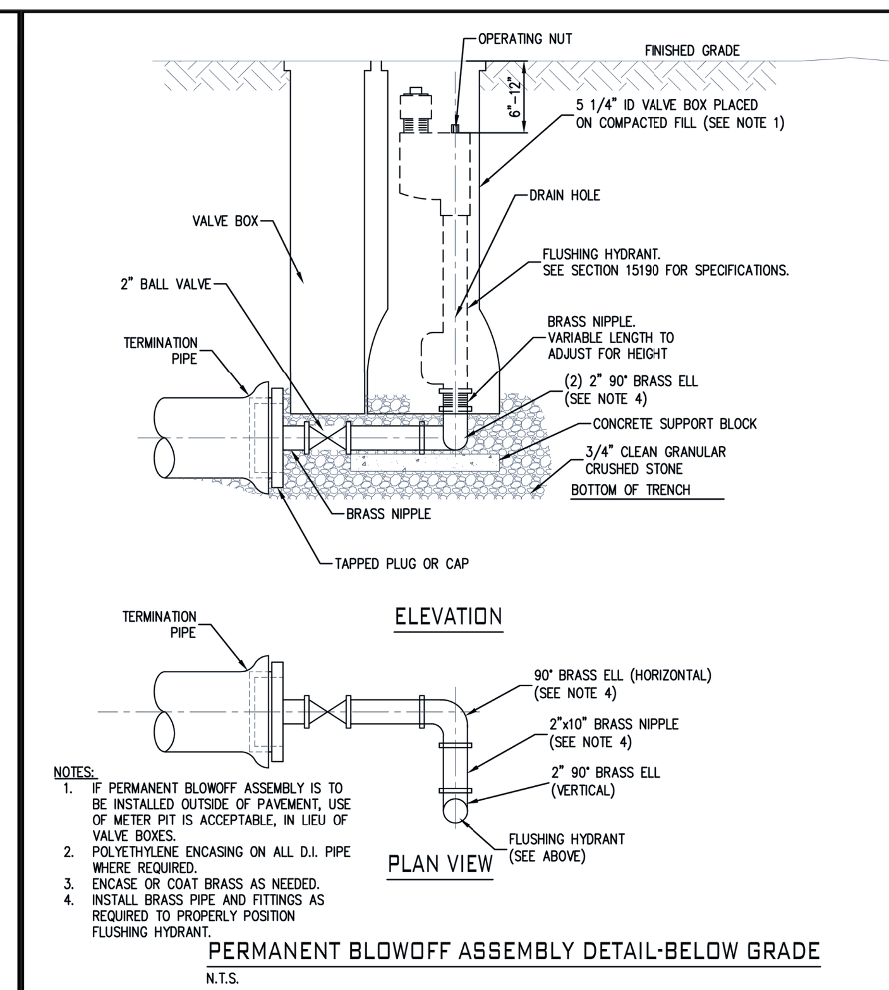


STANDARD DETAIL

TEMPORARY DEAD-END FIRE HYDRANT DETAIL

INDIANA AMERICAN WATER
ENGINEERING DEPARTMENT
153 N. EMERSON AVENUE
GREENWOOD, INDIANA 46143

DATE: JANUARY, 2018 DRAWN BY: S. FORD
LATEST REV: JULY, 2018 APP'D BY: E.N.

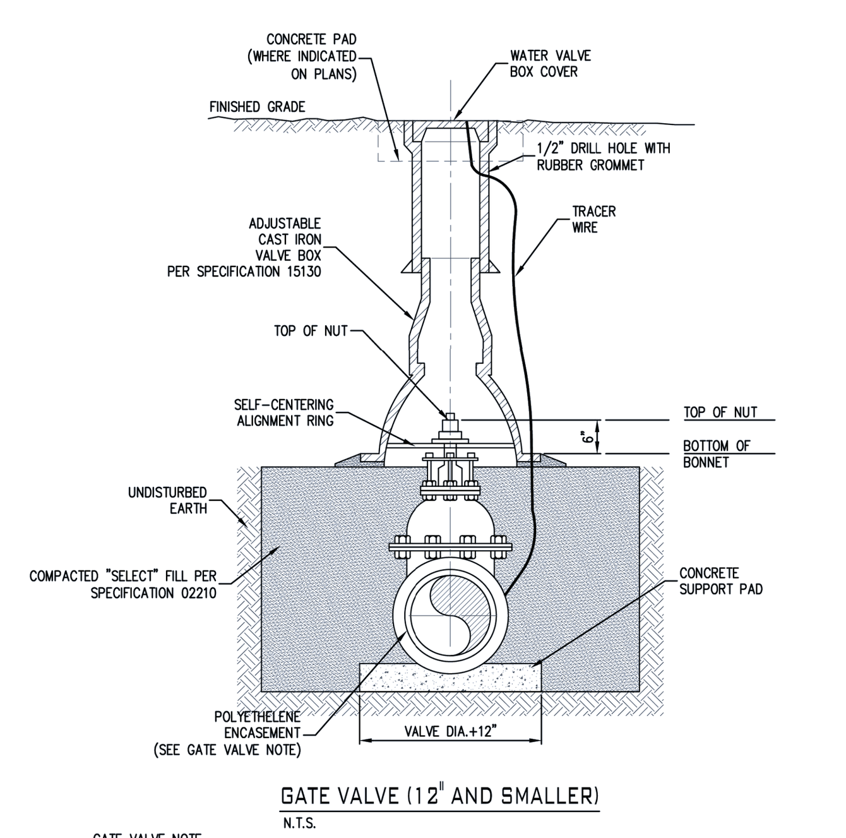


STANDARD DETAIL

PERMANENT BLOWOFF ASSEMBLY DETAIL-BELOW GRADE

INDIANA AMERICAN WATER
ENGINEERING DEPARTMENT
153 N. EMERSON AVENUE
GREENWOOD, INDIANA 46143

DATE: JANUARY, 2018 DRAWN BY: S. FORD
LATEST REV: JULY, 2018 APP'D BY: E.N.

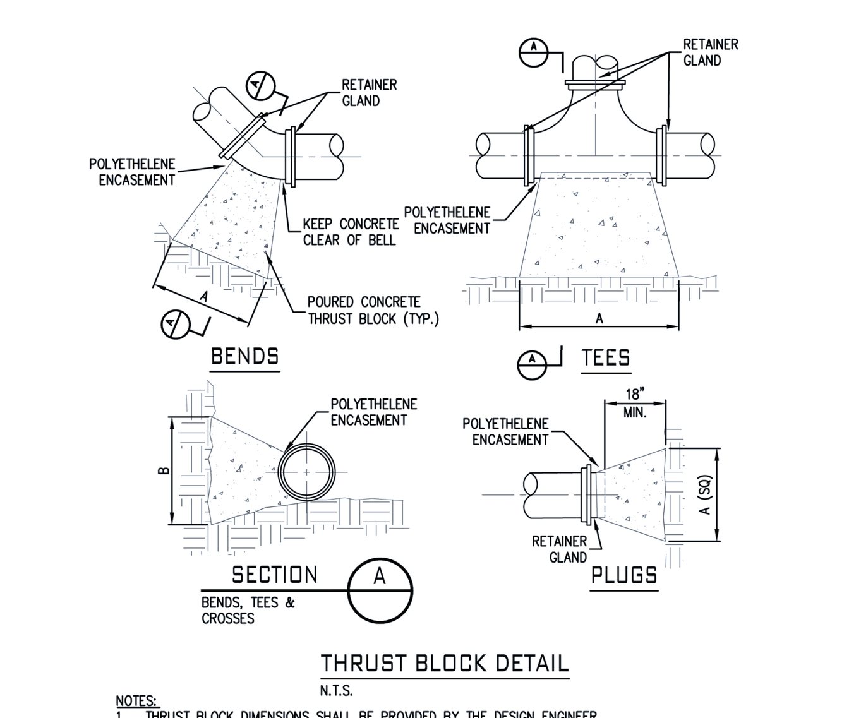


STANDARD DETAIL

GATE VALVE (12" AND SMALLER)

INDIANA AMERICAN WATER
ENGINEERING DEPARTMENT
153 N. EMERSON AVENUE
GREENWOOD, INDIANA 46143

DATE: JANUARY, 2018 DRAWN BY: S. FORD
LATEST REV: JANUARY, 2018 APP'D BY: E.N.

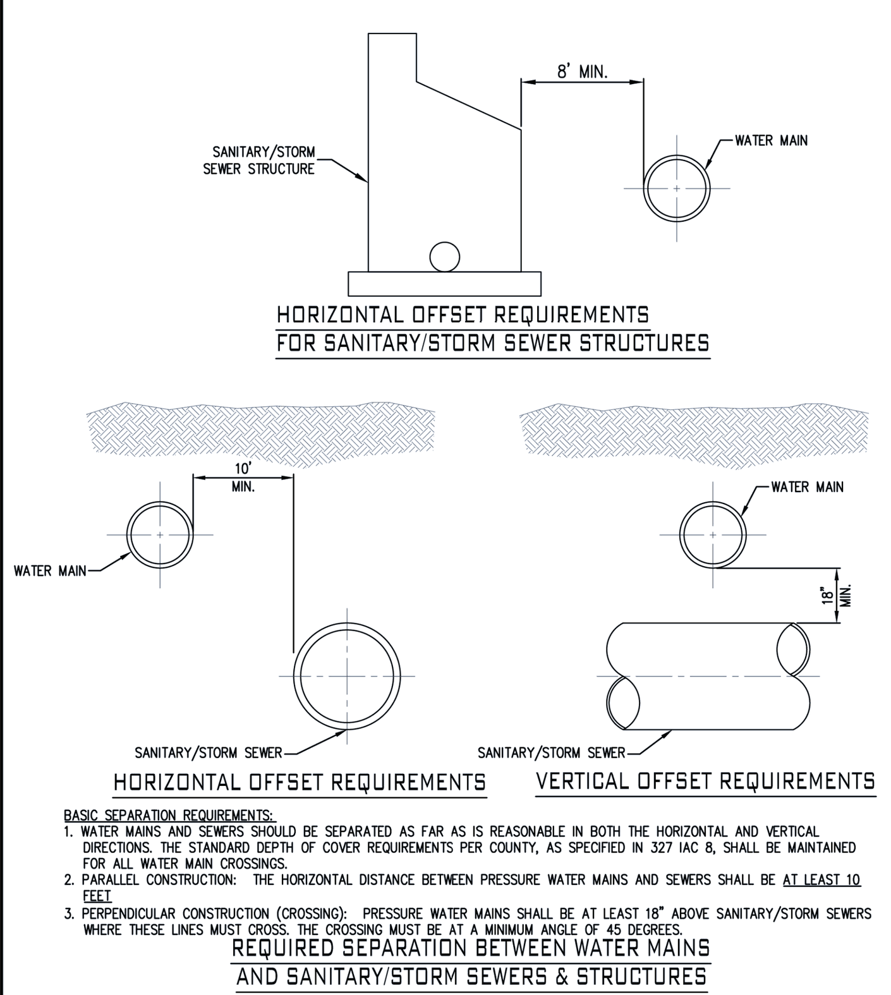


STANDARD DETAIL

THRUST BLOCKS

INDIANA AMERICAN WATER
ENGINEERING DEPARTMENT
153 N. EMERSON AVENUE
GREENWOOD, INDIANA 46143

DATE: JANUARY, 2018 DRAWN BY: S. FORD
LATEST REV: JANUARY, 2018 APP'D BY: E.N.

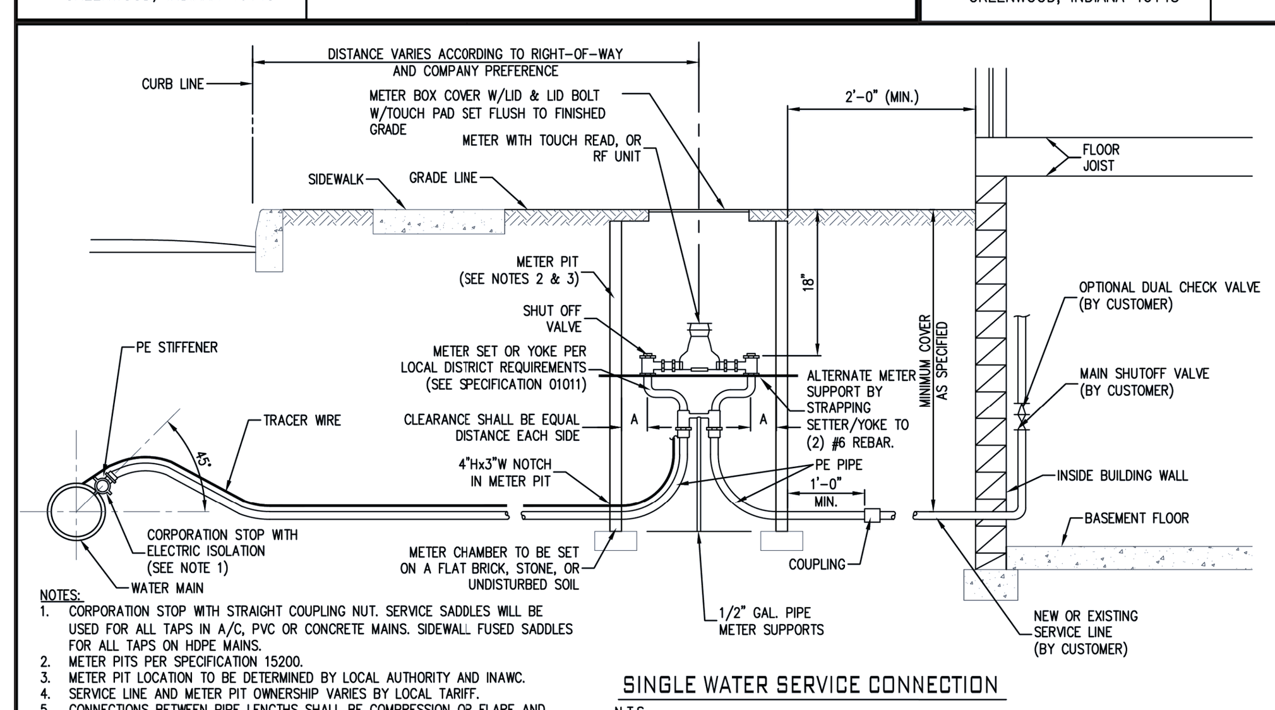


STANDARD DETAIL

SEWER SEPARATION

INDIANA AMERICAN WATER
ENGINEERING DEPARTMENT
153 N. EMERSON AVENUE
GREENWOOD, INDIANA 46143

DATE: JANUARY, 2018 DRAWN BY: S. FORD
LATEST REV: JULY, 2018 APP'D BY: E.N.

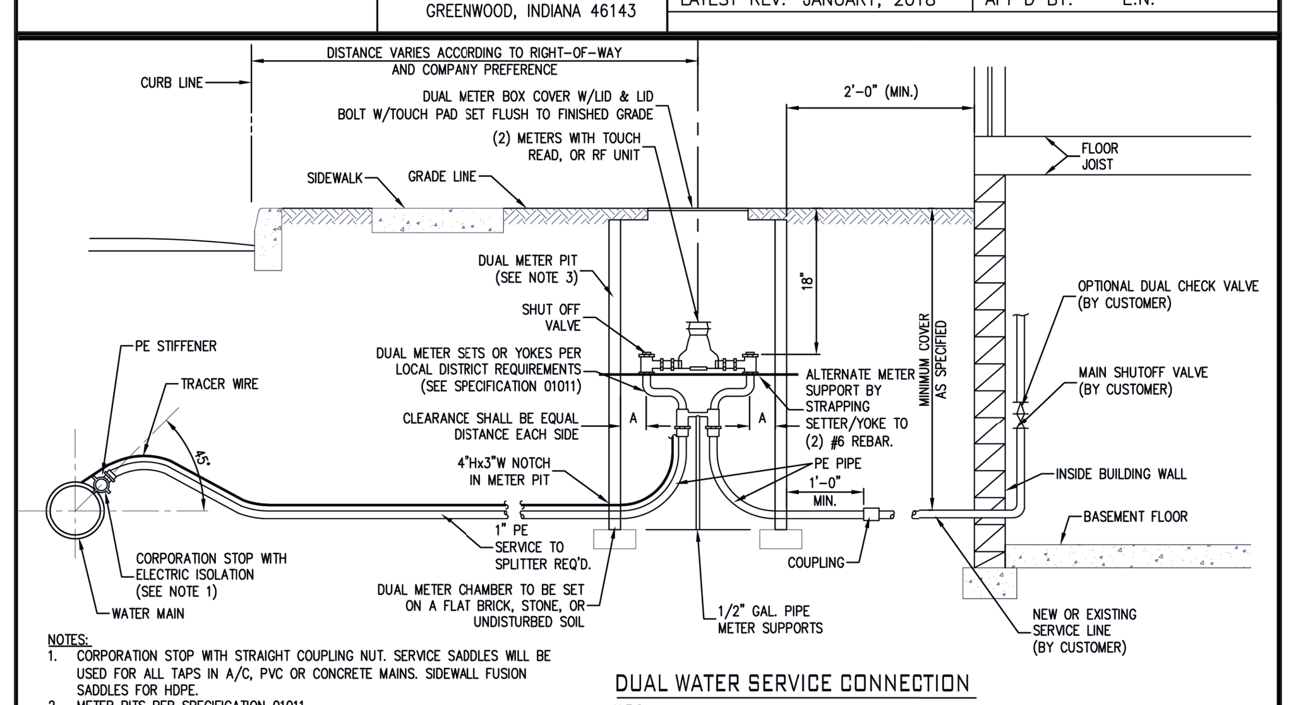


STANDARD DETAIL

SINGLE WATER SERVICE

INDIANA AMERICAN WATER
ENGINEERING DEPARTMENT
153 N. EMERSON AVENUE
GREENWOOD, INDIANA 46143

DATE: JANUARY, 2018 DRAWN BY: S. FORD
LATEST REV: JANUARY, 2018 APP'D BY: E.N.



STANDARD DETAIL

DUAL WATER SERVICE

INDIANA AMERICAN WATER
ENGINEERING DEPARTMENT
153 N. EMERSON AVENUE
GREENWOOD, INDIANA 46143

DATE: JANUARY, 2018 DRAWN BY: S. FORD
LATEST REV: JANUARY, 2018 APP'D BY: E.N.

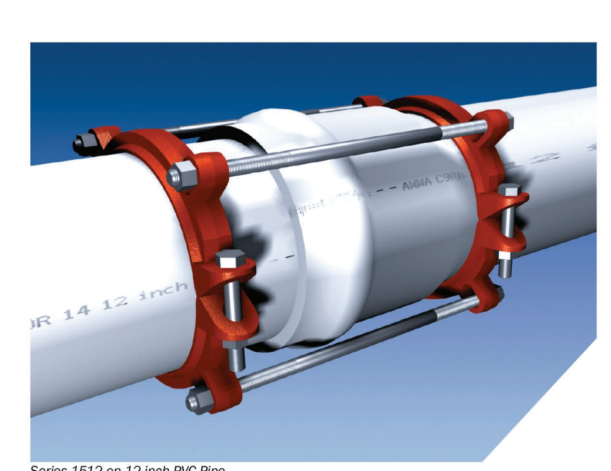
WATER UTILITY INSTALLATION NOTES:

1. INSTALLATION OF WATER MAIN, FITTINGS, VALVES, FIRE HYDRANTS, AND APPURTENANCES SHALL BE IN ACCORDANCE WITH INDIANA AMERICAN WATER STANDARDS AND SPECIFICATIONS, LATEST REVISION.
2. IT IS THE CONTRACTOR'S RESPONSIBILITY TO FIELD VERIFY THE LOCATION, SIZE AND MATERIAL OF THE EXISTING WATER MAIN PRIOR TO CONSTRUCTION.
3. AT THE POINT OF CONNECTION TO EXISTING WATER MAINS, A TAPPING SLEEVE AND VALVE MAY BE REQUIRED TO BE INSTALLED IF THE EXISTING WATER MAIN CANNOT BE SHUT DOWN WITHOUT IMPACTING CUSTOMERS, TO BE DETERMINED AT THE PRE-CONSTRUCTION MEETING.
4. FOR PVC C900 PIPE INSTALLATION: DR14 PIPE IS REQUIRED. DEFLECTION OF PIPE JOINTS AND BENDING OF PIPES ARE NOT PERMITTED. ALL ANGLES SHALL BE MADE WITH PROPER FITTINGS. WHEN RESTRAINT OF PIPE-TOPIPE JOINTS ARE REQUIRED, ALL JOINTS SHALL BE RESTRAINED WITH EXTERNAL SPLIT SERRATED RESTRAINT HARNESSES. SELECT FILL MATERIAL REQUIRED FOR BEDDING AND EMBEDMENT REGARDLESS OF PIPE'S PROXIMITY TO PAVEMENT. PVC C900 PIPE IS NOT ALLOWED FOR PIPES LARGER THAN 12-INCH.
5. FOR DUCTILE IRON PIPE INSTALLATION: THICKNESS CLASS 52 FOR TYPICAL DISTRIBUTION MAINS 12-INCH NOMINAL SIZE AND SMALLER. WHEN RESTRAINT OF PIPE-TO-PIPE JOINTS ARE REQUIRED, PUSH-ON RESTRAINING GASKETS WITH INTEGRAL STAINLESS STEEL LOCKING SEGMENTS ARE PERMITTED ON PIPE-TO-PIPE CONNECTIONS 12-INCH NOMINAL SIZE AND SMALLER ONLY. PIPE-TO-PIPE CONNECTIONS GREATER THAN 12-INCH NOMINAL SIZE SHALL BE RESTRAINED PER SPECIFICATION SECTION 15105.
6. FOR HDPE PIPE INSTALLATION: DIPS DR11 FOR SIZES 4 INCH AND LARGER, IPS DR9 FOR 3 INCH, AND CTS DR9 FOR SIZES SMALLER THAN 3 INCH. HDPE BENDS, TEES, AND CROSSES ARE NOT ACCEPTABLE. PRESSURE TESTING OF HDPE PIPE DIFFERS FROM DUCTILE IRON AND PVC PIPE, SEE SPECIFICATION SECTION 15030-3.03. PIPE FUSION MUST BE COMPLETED BY CERTIFIED TECHNICIAN; CERTIFICATION TO BE SUBMITTED PRIOR TO PRECONSTRUCTION MEETING.
7. ENCASE ALL DUCTILE IRON PIPING, DUCTILE IRON FITTINGS, VALVES, HYDRANTS, RESTRAINT HARNESSES, AND ALL OTHER METALLIC APPURTENANCES IN 12MIL BLUE POLYETHYLENE.
8. ALL FIRE HYDRANT LATERALS SHALL BE DUCTILE IRON PIPE.
9. ALL MJ T-BOLTS AND FLANGE BOLTS SHALL HAVE XYLAN OR FLUOROKOTE #1 CORROSION RESISTANT COATING.
10. ALL FITTINGS SHALL BE RESTRAINED USING MJ RETAINER GLANDS.
11. THRUST RESTRAINT TO BE ACHIEVED THROUGH THE RESTRAINT OF PIPE JOINTS AND FITTINGS. THRUST BLOCKS ARE NOT AN ACCEPTABLE MEANS OF THRUST RESTRAINT, EXCEPT WHEN REQUIRED IN CONNECTING TO EXISTING WATER MAIN AND FOR INSTALLATION OF FIRE HYDRANTS. SEE SPECIFICATION SECTIONS 15105 AND 15120 FOR PIPE JOINT RESTRAINT REQUIREMENTS FOR DUCTILE IRON AND PVC PIPE.
12. COPPER-CLAD STEEL TRACER WIRE REQUIRED ON INSTALLATION OF ALL PIPE. TRACER WIRE SHALL BE TAPED TO PIPE OR POLYETHYLENE ENCASEMENT AT A MINIMUM SPACING OF 10-FEET. SPLICES SHALL BE ENCASED IN WATERPROOF CONNECTORS. WIRE AND CONNECTORS ARE TO BE COMPATIBLE AND FROM THE SAME MANUFACTURER. DETECTABLE TAPE IS REQUIRED ONE FOOT ABOVE PIPE. CONTINUITY SHALL BE TESTED AFTER COMPLETION OF BACKFILL.
13. SELECT FILL MATERIAL REQUIRED FOR FINAL BACKFILL WHEN WITHIN 5-FEET OF PAVEMENT PER SPECIFICATION SECTION 02210.REV 12/12/2022.
14. MAINTAIN THE REQUIRED 10-FEET OF HORIZONTAL SEPARATION AND 18-INCHES OF VERTICAL SEPARATION FROM SANITARY AND STORM SEWERS. MAINTAIN 8-FEET OF HORIZONTAL SEPARATION FROM SANITARY AND STORM STRUCTURES. SEE 327 IAC 8-3.2-9 OF THE INDIANA ADMINISTRATIVE CODE FOR MORE INFORMATION.
15. MAINTAIN MINIMUM COVER DEPTH OF 54" AND A MAXIMUM OF 48"+24".
    48" PER 327 IAC 8-3.2-17
    54" MIN. FOR JOHNSON COUNTY AND CITY OF FRANKLIN

EBAA IRON INC

Series 1500

Bell Restraint Harness for C900 PVC Pipe



Series 1512 on 12 inch PVC Pipe.

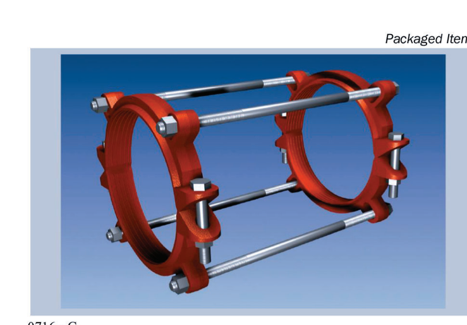
Features and Applications:

- For use on AWWA C900 PVC pipe bells
- Minimum 2 to 1 Safety Factor
- MEGA-BOND® Restraint Coating System. For more information regarding MEGA-BOND refer to www.ebaa.com
- Split design for ease of installation
- Constructed of ASTM A536 ductile iron
- Available in accessory packages
- For use on water or wastewater pipelines subject to hydrostatic pressure and tested in accordance with either AWWA C600 or ASTM D2774

Nominal Pipe Size	Series Number	Approximate Shipping Weight	Pressure Ratings (C900) DR 14 Class 200	DR 18 Class 150	DR 25 Class 100
4	1504	14.8	200	200	100
6	1506	22.5	200	200	100
8	1508	33.2	200	200	100
10	1510	57.2	200	200	100
12	1512	62.7	200	200	100

NOTE: For applications or pressures other than those shown, please contact EBAA for assistance.

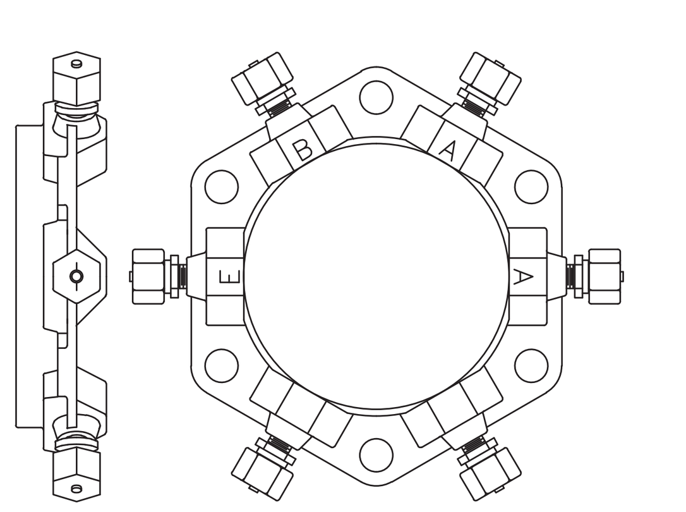
Packaged Items.



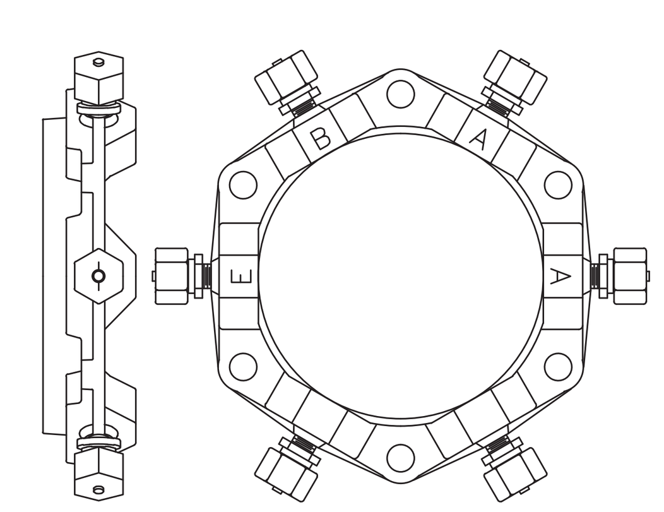
Sample Specification

Restraint for PVC pipe bell (AWWA C900) shall consist of the following: The restraint shall be manufactured of ductile iron conforming to ASTM A536. The restraint devices shall be coated with MEGA-BOND. (For complete specifications on MEGA-BOND visit www.ebaa.com.) A split serrated ring shall be used behind the pipe bell. A split serrated ring shall also be used to grip the pipe, and a sufficient number of bolts shall be used to connect the bell ring and the gripping ring. The combination shall have a pressure rating as shown in the adjacent table. The restraint shall be the Series 1500, as manufactured by EBAA Iron, Inc., or approved equal.

0716 - G



EBAA IRON
2006
PRESSURE RATINGS FOR ORDINARY
WATER WORKS:
DR14 200 PSI SDR17 250 PSI
DR18 150 PSI SDR21 200 PSI
DR25 100 PSI SDR26 160 PSI
UL ◁FM▷ RATED 150 PSI ON DR18
EXCEEDS UNI-B-13 OF 92
FOR USE ON PVC PIPE
MADE IN THE USA



EBAA IRON
2008
PRESSURE RATINGS FOR ORDINARY
WATER WORKS:
DR14 200 PSI SDR17 250 PSI
DR18 150 PSI SDR21 200 PSI
DR25 100 PSI SDR26 160 PSI
UL ◁FM▷ RATED 150 PSI ON DR18
EXCEEDS UNI-B-13 OF 92
FOR USE ON PVC PIPE
MADE IN THE USA

Indiana811 Know what's below. Call before you dig.

rev. no.	date	description	by
-	-	-	-

PROJECT NAME
CLIENT: SPRAGUE COMPANIES
FRANKLIN GATEWAY DEVELOPMENT
SECTION 4 – PRIMARY PLAT
FRANKLIN, INDIANA 46131

Independent Land Surveying
414 South Main Street
Brownstown, Indiana 47220
Phone: 812-358-2882
Fax: 812-358-2605
3200 Sycamore Ct., Ste 2A
Columbus, Indiana 47203
Phone: 812-372-0996
Fax: 812-602-0484
www.ilsurveying.com

SHEET TITLE: WATER MAIN DETAILS

drawn by: BS, SS, CC
scale: 1"=30'
date: 11/2/23
job no. 23338

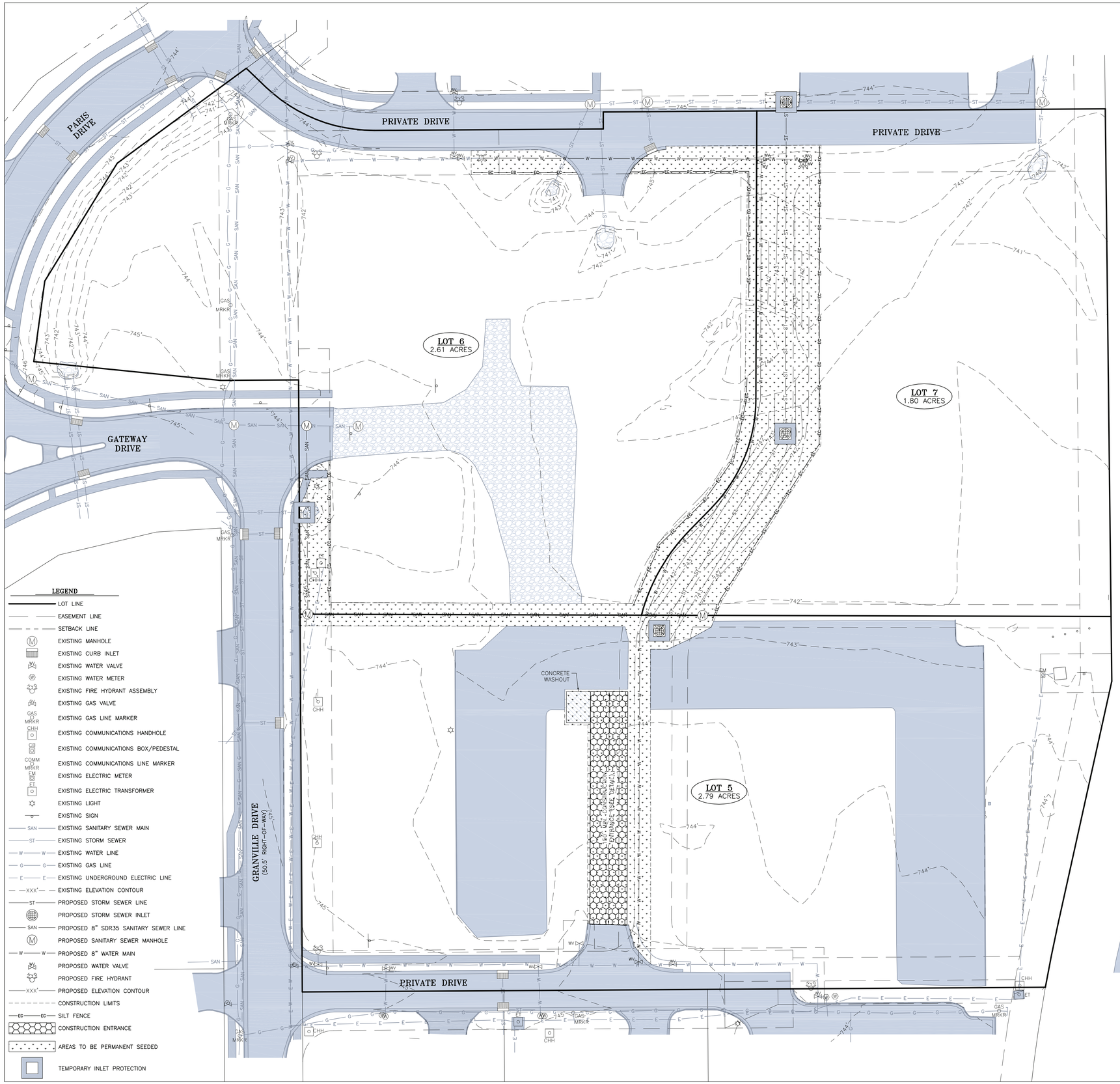
JAMES C. LEINART REGISTERED No. 0707550 STATE OF INDIANA PROFESSIONAL ENGINEER

JONATHAN M. ISAACS REGISTERED No. LS20200015 STATE OF INDIANA LAND SURVEYOR

NOT FOR CONSTRUCTION, FOR CITY OF FRANKLIN REVIEW ONLY

SHEET 10/13

23338 Construction Plans.dwg



LEGEND

- LOT LINE
- EASEMENT LINE
- SETBACK LINE
- EXISTING MANHOLE
- EXISTING CURB INLET
- EXISTING WATER VALVE
- EXISTING WATER METER
- EXISTING FIRE HYDRANT ASSEMBLY
- EXISTING GAS VALVE
- EXISTING GAS LINE MARKER
- EXISTING COMMUNICATIONS HANDHOLE
- EXISTING COMMUNICATIONS BOX/PEDESTAL
- EXISTING COMMUNICATIONS LINE MARKER
- EXISTING ELECTRIC METER
- EXISTING ELECTRIC TRANSFORMER
- EXISTING LIGHT
- EXISTING SIGN
- EXISTING SANITARY SEWER MAIN
- EXISTING STORM SEWER
- EXISTING WATER LINE
- EXISTING GAS LINE
- EXISTING UNDERGROUND ELECTRIC LINE
- EXISTING ELEVATION CONTOUR
- PROPOSED STORM SEWER LINE
- PROPOSED STORM SEWER INLET
- PROPOSED 8" SDR35 SANITARY SEWER LINE
- PROPOSED SANITARY SEWER MANHOLE
- PROPOSED 8" WATER MAIN
- PROPOSED WATER VALVE
- PROPOSED FIRE HYDRANT
- PROPOSED ELEVATION CONTOUR
- CONSTRUCTION LIMITS
- SILT FENCE
- CONSTRUCTION ENTRANCE
- AREAS TO BE PERMANENT SEEDED
- TEMPORARY INLET PROTECTION

NORTH

SCALE: 1" = ##'

0 ## ##

EROSION CONTROL MEASURES AND SCHEDULE:

1. CONTRACTOR SHALL INSTALL ALL REQUIRED SILT FENCES SILT TRAPS, TREE PROTECTION AND INLET PROTECTION FOR EXISTING INLETS PRIOR TO THE START OF ANY EARTH MOVING OR STRIPPING.
2. CONTRACTOR SHALL INSTALL A STONE CONSTRUCTION ENTRANCE OR SOME OTHER APPROVED ENTRANCE PRIOR TO THE START OF EARTHWORK AS NECESSARY TO PREVENT SOIL FROM BEING TRACKED OR WASHED ONTO EXISTING ROADWAYS.
3. CONTRACTOR SHALL INSTALL THE DETENTION PONDS AND SPILLWAYS FIRST READY TO RECEIVE FLOW FROM THE STORMWATER STRUCTURES AS THEY ARE BEING INSTALLED. THE DETENTION PONDS WILL ACT AS A TEMPORARY SEDIMENT TRAPS DURING CONSTRUCTION. EROSION CONTROL BLANKETS WILL BE INSTALLED ON THE POND BANKS BEFORE ANY LAND CLEARING TAKES PLACE. THE FILL FROM THE POND WILL BE USED TO BUILD-UP THE BUILDING PADS AND PAVED AREAS.
4. LAND ALTERATIONS WHICH STRIP THE LAND OF VEGETATION, INCLUDING REGRADING, SHALL BE DONE IN A WAY THAT WILL MINIMIZE EROSION, WHENEVER POSSIBLE, NATURAL VEGETATION SHALL BE RETAINED AND PROTECTED. PRIOR TO ANY GRADING, INSTALL SILT TRAPS, SILT FENCES, SLOPE DRAINS, TEMPORARY DIVERSIONS AND OTHER RUNOFF CONTROL MEASURES AT APPROPRIATE LOCATIONS TO KEEP SEDIMENT CONTAINED ON SITE.
5. ALL DISTURBED AREAS SHALL BE SEEDED AND STRAW MULCHED AS SHOWN ON THE PLANS IMMEDIATELY AFTER COMPLETION OF GROUND DISTURBING ACTIVITY. FOR LARGE PROJECTS, THIS SEEDING SHOULD BE COMPLETED IN PHASES AS THE DIFFERENT AREAS OF THE SITE ARE COMPLETED.
6. PERMANENT AND FINAL VEGETATION OR STRUCTURAL EROSION CONTROL DEVICES SHALL BE INSTALLED AS SOON AS PRACTICAL UNDER THE CIRCUMSTANCES.
7. THE DURATION OF TIME WHICH AN AREA REMAINS EXPOSED SHALL BE KEPT TO A PRACTICAL MINIMUM DEPENDING UPON THE WEATHER. IF CONSTRUCTION ACTIVITY IS TO CEASE FOR MORE THAN SEVEN DAYS, THE DISTURBED AREAS SHALL BE TEMPORARILY SEEDED.
8. ALL STORM SEWER INLET PROTECTION DEVICES SHALL BE PUT IN PLACE AT THE TIME EACH INLET IS CONSTRUCTED.
9. CONTRACTOR SHALL MAINTAIN EROSION CONTROL MEASURES AND DEVICES DURING CONSTRUCTION AND UNTIL SILTATION OF THE STREETS AND STORM SEWERS WILL NO LONGER OCCUR.
10. ONCE ONSITE EROSION AND SILTATION OF THE STREETS AND STORM SEWERS WILL NO LONGER OCCUR. THE CONTRACTOR SHALL REMOVE AND DISPOSE OF THE TEMPORARY EROSION CONTROL DEVICES.
11. THESE GENERAL PROCEDURES MAY NOT COVER ALL SITUATIONS. REFER TO EROSION CONTROL PLANS FOR SPECIFIC NOTES AND ADDITIONAL DETAILS.
12. EROSION CONTROL IS TO COMPLY WITH IDEM CONSTRUCTION GENERAL PERMIT, AND INDIANA HANDBOOK FOR EROSION CONTROL IN DEVELOPING AREAS.
13. THE AUTHORITY HAVING JURISDICTION HAS THE AUTHORITY TO REQUEST ADDITIONAL EROSION CONTROL MEASURES OR AMEND EROSION CONTROL PLANS SUBJECT TO ACTUAL SITE CONDITIONS.

NOTE:
IDEM CONSTRUCTION GENERAL PERMIT REQUIRES A SELF MONITORING PROGRAM THAT INCLUDES WRITTEN EVALUATION BY TRAINED INDIVIDUALS AT A MINIMUM OF ONCE PER WEEK AND 24 HOURS PRIOR TO OR BY THE END OF THE NEXT BUSINESS DAY FOLLOWING A >0.5 INCH RAIN EVENT. WRITTEN REPORTS MUST INCLUDE NAME OF THE INDIVIDUAL PERFORMING THE EVALUATION, DATE OF THE EVALUATION, PROBLEMS IDENTIFIED, DETAILS OF THE CORRECTIVE ACTIONS RECOMMENDED AND COMPLETED. THESE REPORTS ARE TO BE MADE AVAILABLE TO THE INSPECTING AUTHORITY WITHIN 48 HOURS OF A REQUEST.

THE EROSION CONTROL MEASURES OUTLINED ON THIS SWPPP ARE INTENDED TO MITIGATE EROSION FROM THIS SITE. PLEASE NOTE THAT THE SWPPP NEEDS TO BE DYNAMIC AS THE CONSTRUCTION PROGRESSES. AS THE SITE PROGRESSES THROUGH ITS CONSTRUCTION PHASES, EROSION CONTROL MEASURES IN ADDITION TO WHAT ARE SHOWN ON THIS PLAN MAY NEED TO BE IMPLEMENTED TO CONTROL THE RUNOFF AND EROSION ON THIS SITE. ADDITIONAL EROSION CONTROL MEASURE DETAILS CAN BE FOUND ON SHEET C106 THAT CAN BE USED IN ADDITION TO THE MEASURES SHOWN ON THIS SHEET.

THE DETENTION BASIN HELPS PROTECT THE ENVIRONMENT BY REMOVING SEDIMENT FROM THE STORMWATER RUNOFF AND STORING IT IN BOTTOM OF THE DETENTION BASIN, STOPPING IT FROM BEING DISCHARGED FROM THE SITE. IF LEFT UNCHECKED, ACCUMULATION OF SEDIMENT AND DEBRIS IN THE DETENTION BASIN COULD BLOCK THE OUTLET CONTROL STRUCTURE. IN ADDITION, ACCUMULATION OF SEDIMENT IN THE DETENTION BASIN REDUCES THE OVERALL STORAGE VOLUME OF THE BASIN AND COULD LEAD TO RUNOFF RATES LEAVING THE SITE BEING INCREASED. THE DETENTION BASIN SHOULD BE INCLUDED IN THE STANDARD MOWING AND WEED CONTROL PLAN WITH THE REMAINDER OF THE SITE. CARE SHOULD BE TAKEN TO PREVENT CAUSING RUTS OR EROSION WHEN MOWING. IF ANY OF THE GRASS SURFACE IS DISTURBED IN OR AROUND THE BASIN, RESEED THE DISTURBED AREA AND PROTECT THE SEEDED AREA FROM EROSION WITH EROSION CONTROL BLANKET UNTIL NEW GROUND COVER IS ESTABLISHED. TRASH AND DEBRIS SHOULD BE REMOVED FROM THE DETENTION BASIN WHENEVER IT IS DISCOVERED.

NOTE:
IDEM CONSTRUCTION GENERAL PERMIT REQUIRES A SELF MONITORING PROGRAM THAT INCLUDES WRITTEN EVALUATION BY TRAINED INDIVIDUALS AT A MINIMUM OF ONCE PER WEEK AND 24 HOURS PRIOR TO OR BY THE END OF THE NEXT BUSINESS DAY FOLLOWING A >0.5 INCH RAIN EVENT. WRITTEN REPORTS MUST INCLUDE NAME OF THE INDIVIDUAL PERFORMING THE EVALUATION, DATE OF THE EVALUATION, PROBLEMS IDENTIFIED, DETAILS OF THE CORRECTIVE ACTIONS RECOMMENDED AND COMPLETED. THESE REPORTS ARE TO BE MADE AVAILABLE TO THE INSPECTING AUTHORITY WITHIN 48 HOURS OF A REQUEST.

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

rev. no.	date	description	by
-	-	-	-

PROJECT NAME
CLIENT: SPRAGUE COMPANIES
FRANKLIN GATEWAY DEVELOPMENT
SECTION 4 – PRIMARY PLAT
FRANKLIN, INDIANA 46131

Independent Land Surveying
414 South Main Street
Brownstown, Indiana 47220
Phone: 812-358-2882
Fax: 812-358-2865
3200 Sycamore Ct. Ste 2A
Columbus, Indiana 47203
Phone: 812-372-0996
Fax: 812-602-0484
www.ilsurveying.com

SHEET TITLE:
EROSION CONTROL AND SEEDING PLAN

drawn by: BS, SS, CC
scale: 1"=30'
date: 11/2/23
job no. 23338

STATE OF INDIANA
JAMES C. LINARY
REGISTERED
NO. 0707560
PROFESSIONAL ENGINEER

NOT FOR CONSTRUCTION UNLESS SIGNED BELOW

STATE OF INDIANA
JOSHUA M. ISAACS
REGISTERED
NO. LS20200015
LAND SURVEYOR

SHEET

11/13

23338 Construction Plans.dwg

PLAN INDEX

THE FOLLOWING WAS PREPARED TO ADDRESS THE REQUIREMENTS OF THE NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM (NPDES) GENERAL PERMIT RULE FOR STORM WATER DISCHARGES ASSOCIATED WITH CONSTRUCTION ACTIVITY AND OBTAIN A PERMIT FOR THIS PROJECT SITE. THE SECTIONS AND SUB-ITEMS CORRESPOND TO THE CONSTRUCTION & STORMWATER POLLUTION PREVENTION PLAN TECHNICAL REVIEW AND COMMENT FORM AS ADMINISTERED BY THE INDIANA DEPARTMENT OF ENVIRONMENTAL MANAGEMENT (IDEM). THE CONTRACTOR SHALL BE COMPLETELY AND SOLELY RESPONSIBLE TO ENSURE THAT THE CONSTRUCTION & STORMWATER POLLUTION PREVENTION PLAN IS IMPLEMENTED AND MAINTAINED THROUGHOUT THE PROJECT.

CONSTRUCTION/STORMWATER POLLUTION PREVENTION PLAN ELEMENTS

A1 INDEX OF THE LOCATION OF REQUIRED PLAN ELEMENTS IN THE CONSTRUCTION PLAN:
REFER TO SHEET 12 – EROSION CONTROL INDEX FOR THE PLAN INDEX SHOWING LOCATIONS OF REQUIRED ITEMS.

A2 A VICINITY MAP DEPICTING THE PROJECT SITE LOCATION IN RELATIONSHIP TO RECOGNIZABLE LOCAL LANDMARKS, TOWNS, AND MAJOR ROADS:
REFER TO THE VICINITY MAP ON SHEET 1 – TITLE SHEET.

A3 NARRATIVE OF THE NATURE AND PURPOSE OF THE PROJECT:
THIS PROJECT IS A SUBDIVISION OF SUBJECT LAND INTO THREE LOTS AND INCLUDES IN THE CONSTRUCTION OF INFASTRUCTURE TO SERVICE THE LOTS.

A4 LATITUDE AND LONGITUDE TO THE NEAREST FIFTEEN (15) SECONDS:
LAT. 39°29'04" N, LONG. 86°00'59" W

A5 LEGAL DESCRIPTION OF THE PROJECT SITE:
REFER TO SHEETS 1 – TITLE SHEET, 2 – TOPOGRAPHIC MAP, AND 3 – PROPOSED PLAT.

A6 11 X 17-INCH PLAT SHOWING BUILDING LOT NUMBERS/BOUNDARIES AND ROAD LAYOUT/NAMES:
REFER TO SHEET 3 – PROPOSED PLAT FOR THE BOUNDARY OF THE PROJECT, LOT NUMBERS, ROAD LAYOUT AND ROAD NAMES.

A7 BOUNDARIES OF THE ONE HUNDRED (100) YEAR FLOODPLAINS, FLOODWAY FRINGES, AND FLOODWAYS:
SUBJECT PROPERTY IS LOCATED IS IN THE MAPPED FLOOD PLAIN (ZONE "X"-UNSHADED (OUTSIDE 500 YEAR FLOOD PLAIN)) ON THE NATIONAL FLOOD INSURANCE RATE MAP – PANEL NUMBER 18081C0232D, DATED AUGUST 2, 2007.

A8 LAND USE OF ALL ADJACENT PROPERTIES:
COMMERCIAL (HOTEL) AND SINGLE-FAMILY RESIDENTIAL (HOMES) TO THE NORTH. COMMERCIAL (HOTEL AND RESTAURANTS) TO THE WEST. COMMERCIAL (RESTAURANTS) TO THE SOUTH. INTERSTATE HIGHWAY (INTERSTATE 65) AND EDUCATIONAL/INSTITUTIONAL (IVY TECH COLLEGE) TO THE EAST.

A9 IDENTIFICATION OF A U.S. EPA APPROVED OR ESTABLISHED TMDL:
THERE APPEAR TO BE NO ESTABLISHED TMDL'S ON THIS PROJECT.

A10 NAME(S) OF THE RECEIVING WATER(S):
STORMWATER RUNOFF FROM THIS PROJECT IS CONVEYED INTO YOUNGS CREEK-AMITY DITCH.

A11 IDENTIFICATION OF DISCHARGES TO A WATER ON THE CURRENT 303D LIST OF IMPAIRED WATERS AND THE POLLUTANT(S) FOR WHICH IT IS IMPAIRED:
CURRENTLY NO DISCHARGES OF WATER INTO THE IMPAIRED WATERS.

A12 SOIL MAP OF THE PREDOMINANT SOIL TYPES:
REFER TO SHEET 12 – EROSION CONTROL INDEX FOR THE SOILS MAP AND SOIL PROPERTIES.

A13 IDENTIFICATION AND LOCATION OF ALL KNOWN WETLANDS, LAKES AND WATER COURSES ON OR ADJACENT TO THE PROJECT SITE:
THERE ARE NO IDEM APPOINTED WETLANDS AFFECTING THE CONSTRUCTION AREA.

A14 IDENTIFICATION OF ANY OTHER STATE OR FEDERAL WATER QUALITY PERMITS OR AUTHORIZATIONS THAT ARE REQUIRED FOR CONSTRUCTION ACTIVITIES:
THERE APPEAR TO BE NO PERMITS REQUIRED RELATED TO WATER QUALITY AT THIS TIME.

A15 IDENTIFICATION AND DELINEATION OF EXISTING COVER, INCLUDING NATURAL BUFFERS:
REFER TO SHEET 2 – TOPOGRAPHIC MAP FOR EXISTING TOPOGRAPHY.

A16 EXISTING TOPOGRAPHY AT A CONTOUR INTERVAL APPROPRIATE TO INDICATE DRAINAGE PATTERNS:
REFER TO SHEET 2 – TOPOGRAPHIC MAP FOR EXISTING TOPOGRAPHY.

A17 LOCATION(S) OF WHERE RUN-OFF ENTERS THE PROJECT SITE:
REFER TO SHEET 1 – TOPOGRAPHIC SURVEY FOR EXISTING TOPOGRAPHY.

A18 LOCATION(S) OF WHERE RUN-OFF DISCHARGES FROM THE PROJECT SITE PRIOR TO LAND DISTURBANCE:
REFER TO SHEET 5 – GRADING PLAN FOR PROPOSED TOPOGRAPHY.

A19 LOCATION OF ALL EXISTING STRUCTURES ON THE PROJECT SITE:
REFER TO SHEET 2 – TOPOGRAPHIC MAP FOR EXISTING TOPOGRAPHY.

A20 EXISTING PERMANENT RETENTION OR DETENTION FACILITIES, INCLUDING MANMADE WETLANDS, DESIGNED FOR THE PURPOSE OF STORMWATER MANAGEMENT:
THERE ARE NO KNOWN LOCATIONS.

A21 LOCATIONS WHERE STORMWATER MAY BE DIRECTLY DISCHARGED INTO GROUND WATER, SUCH AS ABANDONED WELLS, SINKHOLES, OR KARST FEATURES:
THERE ARE NO KNOWN LOCATIONS.

A22 SIZE OF THE PROJECT AREA EXPRESSED IN ACRES:
PROJECT AREA: 7.20 ACRES

A23 TOTAL EXPECTED LAND DISTURBANCE EXPRESSED IN ACRES:
DISTURBED AREA: 0.74 ACRES

A24 PROPOSED FINAL TOPOGRAPHY:
REFER TO SHEET 4 – SITE PLAN AND DEMOLITION PLAN, SHEET 5 – GRADING PLAN, AND SHEET 6 – STORM SEWER PLAN AND PROFILE FOR PROPOSED TOPOGRAPHY AND PROPOSED STORM SEWER.

A25 LOCATIONS AND APPROXIMATE BOUNDARIES OF ALL DISTURBED AREAS:
REFER TO SHEET 11 – EROSION CONTROL FOR THE CONSTRUCTION LIMITS. THE DISTURBED AREAS ARE THE LIMITS OF THE SEEDING SHOWN ON SHEET 11.

A26 LOCATION, SIZE, AND DIMENSIONS OF ALL STORMWATER DRAINAGE SYSTEMS, SUCH AS CULVERTS, STORM SEWERS, AND CONVEYANCE CHANNELS:
REFER TO SHEET 4 – SITE PLAN AND DEMOLITION PLAN, SHEET 5 – GRADING PLAN, AND SHEET 6 – STORM SEWER PLAN AND PROFILE FOR THE PROPOSED STORMWATER SYSTEM.

A27 LOCATIONS OF SPECIFIC POINTS WHERE STORMWATER AND NON-STORMWATER DISCHARGES WILL LEAVE THE PROJECT SITE:
REFER TO SHEET 4 – SITE PLAN AND DEMOLITION PLAN, SHEET 5 – GRADING PLAN, AND SHEET 6 – STORM SEWER PLAN AND PROFILE FOR PROPOSED TOPOGRAPHY AND PROPOSED STORM SEWER.

A28 LOCATION OF ALL PROPOSED SITE IMPROVEMENTS, INCLUDING ROADS, UTILITIES, LOT DELINEATION AND IDENTIFICATION, PROPOSED STRUCTURES, AND COMMON AREAS:
REFER TO SHEET 4 – SITE PLAN AND DEMOLITION PLAN AND SHEET 5 – GRADING PLAN FOR ALL PROPOSED SITE IMPROVEMENTS.

A29 LOCATION OF ALL ON-SITE SOIL STOCKPILES AND BORROW AREAS:
TOPSOIL WILL BE STOCKPILED IN AN AREA CHOSEN BY THE CONTRACTOR.

A30 CONSTRUCTION SUPPORT ACTIVITIES THAT ARE EXPECTED TO BE PART OF THE PROJECT:
NONE ANTICIPATED.

A31 LOCATION OF ANY IN-STREAM ACTIVITIES THAT ARE PLANNED FOR THE PROJECT INCLUDING, BUT NOT LIMITED TO STREAM CROSSINGS & PUMP AROUNDS:
NONE ANTICIPATED.

B1 DESCRIPTION OF THE POTENTIAL POLLUTANT GENERATING SOURCES AND POLLUTANTS, INCLUDING ALL POTENTIAL NON-STORMWATER DISCHARGES:
A. THE MOST ABUNDANT POLLUTANT CAUSED BY CONSTRUCTION WOULD BE SOIL SUSPENDED IN STORM WATER RUNOFF.
B. FUEL, OILS, AND OTHER FLUIDS ASSOCIATED WITH THE CONSTRUCTION EQUIPMENT COULD POSSIBLY RUNOFF AS WELL.
C. TRASH ASSOCIATED WITH HUMAN ACTIVITY, INCLUDING CONSTRUCTION MATERIALS.
D. WASTE CONCRETE LEFT IN THE CONCRETE WASHOUT.

B2 STABLE CONSTRUCTION ENTRANCE LOCATIONS AND SPECIFICATIONS:
REFER TO SHEET 11 – EROSION CONTROL AND SEEDING PLAN FOR THE LOCATION AND SIZE OF THE CONSTRUCTION ENTRANCE AND THE TEMPORARY GRAVEL CONSTRUCTION ENTRANCE DETAIL ON SHEET 13 – EROSION CONTROL DETAILS.

B3 SPECIFICATIONS FOR TEMPORARY AND PERMANENT STABILIZATION:
TEMPORARY SURFACE STABILIZATION METHODS APPROPRIATE FOR EACH SEASON:
UN-VEGETATED AREAS THAT ARE LEFT IDLE OR SCHEDULED TO BE LEFT INACTIVE MUST BE TEMPORARILY OR PERMANENTLY STABILIZED WITH MEASURES APPROPRIATE FOR THE SEASON TO MINIMIZE EROSION POTENTIAL. TO MEET THIS REQUIREMENT, THE FOLLOWING APPLY: STABILIZATION MUST BE INITIATED BY THE END OF THE SEVENTH DAY THE AREA IS LEFT IDLE. THE STABILIZATION ACTIVITY MUST BE COMPLETED WITHIN FOURTEEN DAYS AFTER INITIATION. INITIATION OF STABILIZATION INCLUDES, BUT IS NOT LIMITED TO, THE SEEDING AND/OR PLANTING OF THE EXPOSED AREA AND APPLYING MULCH OR OTHER TEMPORARY SURFACE STABILIZATION METHODS WHERE APPROPRIATE. AREAS THAT ARE NO ACCESSIBLE DUE TO AND UNEXPECTED OR DISRUPTIVE EVENT THAT PREVENTS CONSTRUCTION ACTIVITIES ARE NOT CONSIDERED IDLE. AREAS THAT HAVE BEEN COMPACTED MAY BE EXCLUDED FROM THE STABILIZATION REQUIREMENT WHEN THE AREAS ARE INTENDED TO BE IMPERVIOUS SURFACES ASSOCIATED WITH THE FINAL LAND USE, PROVIDED RUN-OFF FROM THE AREA IS DIRECTED TO APPROPRIATE SEDIMENT CONTROL MEASURES. REFER TO THE "SEASONAL SOIL PROTECTION CHART" SHOWN ON SHEET C108. FERTILIZER APPLICATIONS ASSOCIATED WITH THE STABILIZATION PLAN FOR THE PROJECT MUST MEET THE FOLLOWING REQUIREMENTS:
A. APPLY FERTILIZER AT A RATE AND AMOUNT AS DETERMINED BY A SOIL ANALYSIS OR IN ACCORDANCE WITH THE INDIANA STORMWATER QUALITY MANUAL OR SIMILAR GUIDANCE DOCUMENTS.
B. APPLY FERTILIZER AT AN APPROPRIATE TIME OF YEAR FOR THE PROJECT LOCATION, TAKING INTO CONSIDERATION PROXIMITY TO A WATERBODY, AND PREFERABLY TIME TO COINCIDE WITH THE PERIOD OF MAXIMUM VEGETATIVE UPTAKE AND GROWTH.
C. AVOID APPLYING FERTILIZER IMMEDIATELY PRIOR TO PRECIPITATION EVENTS THAT ARE ANTICIPATED TO RESULT IN STORMWATER RUN-OFF FROM THE APPLICATION AREA.

PERMANENT SURFACE STABILIZATION SPECIFICATIONS:
REFER TO SHEET 11 – EROSION CONTROL AND SEEDING PLAN FOR LOCATIONS AND THE DETAILS ON SHEET 13 – EROSION CONTROL DETAILS FOR SPECIFICATIONS. FINAL STABILIZATION OF A PROJECT SITE IS ACHIEVED WHEN: ALL LAND-DISTURBING ACTIVITIES HAVE BEEN COMPLETED AND A UNIFORM (EVENLY DISTRIBUTED, WITHOUT, LARGE BARE AREAS) PERENNIAL VEGETATIVE COVER WITH A DENSITY OF SEVENTY PERCENT HAS BEEN ESTABLISHED ON ALL UNPAVED DISTURBED AREAS, AND AREAS NOT COVERED BY PERMANENT STRUCTURES, OR EQUIVALENT PERMANENT STABILIZATION MEASURES HAVE BEEN EMPLOYED. THIS REQUIREMENT DOES NOT APPLY TO:
A. LANDSCAPING THAT IS PART OF THE FINAL PROJECT PLAN. THIS IS CONSIDERED STABLE WHEN THE PLAN HAS BEEN FULLY IMPLEMENTED AN AREAS NOT BEING VEGETATED ARE STABLE WITH A NON-EROSIVE MATERIAL AND/OR PRODUCT.
B. PROJECTS OR SPECIFIC STORMWATER MEASURES THAT UTILIZE NATIVE VEGETATION AND/OR SPECIAL VEGETATIVE PLANTINGS THAT ARE EITHER REQUIRED BY A WATER QUALITY PERMIT/AUTHORIZATION OR PART OF THE DESIGN AND FUNCTIONALITY OF A STORMWATER MEASURE PROVIDED THE ACTIVITY DOES NOT POSE A THREAT THAT WILL RESULT IN OFF-SITE SEDIMENTATION.
C. PROJECTS ON LAND USED FOR AGRICULTURAL PURPOSES WHEN: 1.STABILIZATION IS COMPLETED IN ACCORDANCE WITH SECTION 3.4(a) AS LAND-DISTURBANCE PROGRESSES. LAND THAT IS RETURNED TO AGRICULTURAL PRODUCTION MUST BE TEMPORARILY OR PERMANENTLY SEEDED UPON COMPLETED LAND-DISTURBING ACTIVITIES. STABILIZATION REQUIREMENTS MAY BE WAIVED BY THE INSPECTING AUTHORITY IF THE PROJECT SITE DOES NOT POSE A THREAT OF DISCHARGING SEDIMENT. 2. DISTURBED AREAS NOT PREVIOUSLY USED FOR AGRICULTURAL PRODUCTION, SUCH AS FILTER STRIPS, MUST BE RETURNED TO THEIR PRE-LAND DISTURBANCE USE.
D. SPECIFIC PROJECTS, DUE TO FUNCTION AND/OR OPERATION MAY NECESSITATE THAT AN AREA REMAIN DISTURBED. ONLY THE MINIMUM OPERATIONAL AREA IS ALLOWED TO REMAIN UNDISTURBED. THIS OPTION PRIMARILY APPLIES TO OFF-ROAD RECREATIONAL COMMERCIAL OPERATIONS BUT MAY APPLY TO OTHER LAND USE TYPES UPON DETERMINATION BY THE REGULATING ENTITY.

B4 SEDIMENT CONTROL MEASURES FOR CONCENTRATED FLOW AREAS:
CONCENTRATED FLOWS OCCUR IN CHANNELS. STABILIZATION WILL OCCUR WITH TEMPORARY CHECK DAMS AND RIPRAP OUTFALLS. REFER TO SHEET 11 – EROSION CONTROL AND SEEDING PLAN FOR THE LOCATION OF CHECK DAMS AND SHEET 13 – EROSION CONTROL DETAILS FOR DETAILS AND SPECIFICATIONS.

B5 SEDIMENT CONTROL MEASURES FOR SHEET FLOW AREAS:
SILT FENCE AND/OR STRAW WATTLES ARE PROPOSED TO CONTROL EROSION FROM SHEET FLOW AREAS. REFER TO SHEET 11 – EROSION CONTROL AND SEEDING PLAN FOR THE LOCATION OF THE SILT FENCE/WATTLES AND SHEET 13 – EROSION CONTROL DETAILS FOR DETAILS AND SPECIFICATIONS.

B6 RUN-OFF CONTROL MEASURES:
THERE ARE NO RUNOFF CONTROL MEASURES ANTICIPATED ON THIS PROJECT. TEMPORARY ROCK CHECK DAMS ARE SHOWN FOR CONCENTRATED FLOW AREAS.

B7 STORMWATER OUTLET PROTECTION LOCATIONS AND SPECIFICATIONS:
ALL PROPOSED PIPE OUTLETS WILL UTILIZE AN END SECTION, ENERGY DISSIPATION STRUCTURE, AND RIP RAP OUTFALL APPROPRIATE TO THE PIPE SIZE AND DISCHARGE. REFER TO SHEET 11 – EROSION CONTROL AND SEEDING PLAN FOR STORM SEWER OUTLET PROTECTION LOCATIONS AND SHEET 13 – EROSION CONTROL DETAILS FOR DETAILS AND SPECIFICATIONS.

B8 GRADE STABILIZATION STRUCTURE LOCATIONS AND SPECIFICATIONS:
THERE ARE NO GRADE STABILIZATION STRUCTURES ANTICIPATED ON THIS PROJECT.

B9 DEWATERING APPLICATIONS AND MANAGEMENT METHODS:
DEWATERING IS NOT ANTICIPATED ON THIS PROJECT.

B10 MEASURES UTILIZED FOR WORK WITHIN WATERBODIES:
WORK WITHIN WATERBODIES IS NOT ANTICIPATED ON THIS PROJECT.

B11 MAINTENANCE GUIDELINES FOR EACH PROPOSED TEMPORARY STORMWATER QUALITY MEASURE:
MONITORING AND MAINTENANCE OF ALL POLLUTION PREVENTION MEASURES SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR. THE CONTRACTOR SHALL INSPECT ALL MEASURES AT LEAST ONCE A WEEK AND AFTER EACH STORM EVENT. THE CONTRACTOR SHALL PREPARE A WRITTEN REPORT FOR EACH INSPECTION NOTING CONDITIONS AND MAINTENANCE PROVIDED. A COPY OF EACH REPORT SHALL BE KEPT ON FILE AT THE PROJECT SITE.

TEMPORARY CONSTRUCTION ROAD MAINTENANCE:
INSPECT DAILY.
RESHAPE PAD AS NEEDED FOR DRAINAGE AND RUNOFF CONTROL.
TOP-DRESS WITH CLEAN AGGREGATE AS NEEDED.
IMMEDIATELY REMOVE MUD AND SEDIMENT TRACKED OR WASHED ONTO PUBLIC ROADS.
FLUSHING SHOULD ONLY BE USED IF THE WATER FROM THE CONSTRUCTION DRIVE CAN BE CONVEYED INTO A SEDIMENT TRAP OR BASIN.

TEMPORARY SEEDING:
INSPECT WITHIN 24 HOURS OF EACH RAIN EVENT AND AT LEAST ONCE EVERY SEVEN CALENDAR DAYS
CHECK FOR EROSION OR MOVEMENT OF MULCH AND REPAIR IMMEDIATELY.
MONITOR FOR EROSION DAMAGE AND ADEQUATE COVER (80 PERCENT DENSITY;
RESEED, FERTILIZE, AND APPLY MULCH WHERE NECESSARY.
IF NITROGEN DEFICIENCY IS APPARENT, TOP-DRESS FALL SEEDED WHEAT OR RYE SEEDING WITH 50 POUNDS PER ACRE OF NITROGEN IN FEBRUARY OR MARCH.

EROSION CONTROL BLANKET:
INSPECT WITHIN 24 HOURS OF EACH RAIN EVENT AND AT LEAST ONCE EVERY SEVEN CALENDAR DAYS CHECK FOR EROSION OR DISPLACEMENT OF THE BLANKET.
IF ANY AREA SHOW EROSION, PULL BACK THAT PORTION OF THE BLANKET COVERING THE ERODED AREA, ADD SOIL AND TAMP, RESEED THE AREA, REPLACE AND STAPLE THE BLANKET.

ROCK CHECK DAM:
INSPECT WITHIN 24 HOURS OF EACH RAIN EVENT AND AT LEAST ONCE EVERY SEVEN CALENDAR DAYS.
IF SIGNIFICANT EROSION OCCURS BETWEEN DAMS, INSTALL AN EROSION-RESISTANT LINER IN THAT PORTION OF THE CHANNEL.
REMOVE ACCUMULATED SEDIMENT WHEN IT REACHES ONE-HALF THE HEIGHT OF THE DAM TO MAINTAIN CHANNEL CAPACITY, ALLOW DRAINAGE THROUGH THE DAM, AND PREVENT LARGE FLOW FROM DISPLACING SEDIMENT.
ADD RIPRAP AND AGGREGATE AS NEEDED TO MAINTAIN DESIGN HEIGHT AND CROSS SECTION OF THE DAMS.
WHEN DAMS ARE NO LONGER NEEDED, REMOVE THE RIPRAP AND AGGREGATE AND STABILIZE THE CHANNEL, USING AN EROSION-RESISTANT LINING IF NECESSARY. (RIPRAP AND AGGREGATE FROM THE DAM MAY BE REMOVED OR UTILIZED TO STABILIZE THE CHANNEL.)

DROP INLET PROTECTION:
INSPECT DAILY.
REMOVE SEDIMENT WHEN POOL AREA IS APPROXIMATELY ONE-HALF FULL OF SEDIMENT.
REMOVE AND REPLACE AGGREGATE IF SEDIMENT HINDERS DRAINAGE.
ONCE CONTRIBUTING DRAINAGE AREA HAS BEEN PERMANENTLY STABILIZED, REMOVE SEDIMENT, SEAL WEEP HOLES, FILL BASIN WITH SOIL, COMPACT AND GRADE TO FINISHED ELEVATION AND STABILIZE.

SILT FENCE:
INSPECT WITHIN 24 HOURS OF A RAIN EVENT AND AT LEAST ONCE EVERY SEVEN CALENDAR DAYS.
IF FENCE FABRIC TEARS, STARTS TO DECOMPOSE, OR IN ANY WAY BECOMES INEFFECTIVE, REPLACE THE AFFECTED PORTION IMMEDIATELY. NOTE: ALL REPAIRS SHOULD MEET SPECIFICATIONS AS OUTLINED WITHIN THIS MEASURE.
REMOVE DEPOSITED SEDIMENT WHEN IT IS CAUSING THE FILTER FABRIC TO BULGE OR WHEN IT REACHES ONE-HALF THE HEIGHT OF THE FENCE AT ITS LOWEST POINT. WHEN CONTRIBUTING DRAINAGE AREA HAS BEEN STABILIZED, REMOVE THE FENCE AND SEDIMENT DEPOSITS, GRADE THE SITE TO BLEND WITH THE SURROUNDING AREA, AND STABILIZE.

STRAW WATTLES:
INSPECT WITHIN 24 HOURS OF A RAIN EVENT AND AT LEAST ONCE EVERY SEVEN CALENDAR DAYS. REPAIR OR REPLACE SPLIT, TORN, UNRAVELING, DISLODGE OR SLUMPING WATTLES. REMOVE DEPOSITED SEDIMENT WHEN IT REACHES ONE-HALF THE HEIGHT OF THE WATTLE AT ITS LOWEST POINT. WHEN CONTRIBUTING DRAINAGE AREA HAS BEEN STABILIZED, REMOVE THE WATTLE, STAKES AND SEDIMENT DEPOSITS, GRADE THE SITE TO BLEND WITH THE SURROUNDING AREA, AND STABILIZE.

CONCRETE WASHOUT:
ALL CONCRETE SHALL BE DISPOSED OF IN THE DESIGNATED AREA. THIS AREA SHALL BE INSPECTED ON A DAILY BASIS AS MINIMUM. WHEN THIS AREA BECOMES HALF FULL, THE POLLUTANTS SHALL BE EXCAVATED, PLACED IN AN ACCEPTABLE CONTAINER AND DISPOSED OF IN A PROPER MANNER.

B12 PLANNED CONSTRUCTION SEQUENCE DESCRIBING THE RELATIONSHIP BETWEEN IMPLEMENTATION OF STORMWATER QUALITY MEASURES IN RELATION TO LAND DISTURBANCE:
A PRE-CONSTRUCTION MEETING WITH THE OWNER, CONTRACTOR, STORMWATER COORDINATOR AND APPOINTED TRAINED INDIVIDUAL SHALL BE REQUIRED BEFORE LAND DISTURBING COMMENCES. GRAVEL CONSTRUCTION ENTRY AND SILT FENCE WILL BE INSTALLED PRIOR TO ANY CONSTRUCTION. TOPSOIL WILL BE STRIPPED AND STOCKPILED WITH SILT FENCE INSTALLED AROUND THE PERIPHERY. ROCK CHECK DAMS, INLET PROTECTION AND RIPRAP OUTFALLS WILL BE INSTALLED AS THE SWALES AND STRUCTURES ARE CONSTRUCTED. TEMPORARY SEEDING SHALL OCCUR AS NECESSARY AS SPELLED OUT IN THE SCHEDULE. WHEN ALL CONSTRUCTION IS COMPLETE; NO ACTIVE EROSION IS EVIDENT ON THE PROJECT, ALL BARE AREAS HAVE BEEN DRESSED AND VEGETATION RE-ESTABLISHED, TEMPORARY MEASURES MAY BE REMOVED, THE ENTIRE SITE HAS BEEN STABILIZED (70% UNIFORM DENSITY OF PERMANENT VEGETATION), NO OTHER EARTH MOVING ACTIVITIES ARE PLANNED FOR THE PROJECT, ALL POST CONSTRUCTION BMP'S HAVE BEEN INSTALLED AND FUNCTIONING TO FULL CAPACITY AND THE REMOVAL OF ALL SEDIMENT IN SWALES, A FINAL RELEASE INSPECTION MUST BE SCHEDULED WITH THE STORMWATER COORDINATOR TO CLOSE OUT THE PERMIT. A BMP MEETING WILL BE REQUIRED WITH THE CONTRACTOR, OWNER AND OR/LESSEE, AND THE CITY STORMWATER COORDINATOR AT THE TIME OF CERTIFICATE OF OCCUPANCY. THE NOTICE OF TERMINATION IDEM FORM SHALL BE SUBMITTED TO THE STORMWATER COORDINATOR AT THIS TIME TO RECEIVE APPROVAL SIGNATURE AND THE SUBMITTED TO IDEM TO CLOSE OUT THE STATE PERMIT.

B13 PROVISIONS FOR EROSION AND SEDIMENT CONTROL ON INDIVIDUAL BUILDING LOTS REGULATED UNDER THE PROPOSED PROJECT:
REFER TO SHEET 13 – EROSION CONTROL DETAILS FOR DETAILS.

B14 MATERIAL HANDLING AND SPILL PREVENTION AND SPILL RESPONSE PLAN MEETING THE REQUIREMENTS IN 327 IAC 2-6.1:
ALL MATERIALS ON-SITE WILL BE HANDLED PER THE REQUIREMENTS OF THE MSDS SHEETS. THE CONTRACTOR SHALL HAVE AN EMERGENCY SPILL CLEAN-UP KIT ON SITE FOR RECOVERY OF PETROLEUM PRODUCT SPILLS AT ALL TIMES. IF A REPORTABLE AMOUNT OF SEDIMENT LADEN WATER OR OTHER POLLUTANT IS ALLOWED TO LEAVE THE SITE, THE CONTRACTOR IS OBLIGATED TO NOTIFY IDEM'S SPILL LINE AT (317) 233-7745 WITHIN 24 HOURS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL FINES AND ANY LIABILITY ASSOCIATED WITH SUCH AN EVENT. SEDIMENT LADEN WATER, WHICH OTHERWISE WOULD FLOW FROM THE PROJECT SITE, SHALL BE TREATED BY EROSION AND SEDIMENT CONTROL MEASURES APPROPRIATE TO MINIMIZE SEDIMENTATION. ALL WATER (INCLUDING STORMWATER, GROUNDWATER, OR ANY OTHER WATER) THAT LEAVES THE CONSTRUCTION SITE MUST HAVE A TOTAL SUSPENDED SOLIDS LEVEL OF LESS THAN 50 PARTS PER MILLION OR HAVE NO VISIBLE SEDIMENT. THIS CAN BE DETERMINED ON SITE BY TAKING A SETTLEABLE SOLIDS SAMPLE WITH AN IMHOFF CONE WITH A RESULT OF LESS THAN 0.5 ML PER LITER. IT SHOULD BE EXPECTED THAT ALL MATERIALS NECESSARY TO CONSTRUCT THE PROPOSED SITE IMPROVEMENTS WILL BE ENCOUNTERED ON SITE AT ONE TIME OR ANOTHER. ALL MATERIALS THAT APPEAR ON SITE WILL BE ACCOMPANIED WITH MSDS SHEETS IN ACCORDANCE WITH OSHA GUIDELINES AND THE CODE OF FEDERAL REGULATION (CFR). MSDS SHEETS PROVIDE AMONG OTHER THINGS, THE PROCEDURES FOR CLEAN-UP OF SPILLS AND LEAKS.

B15 MATERIAL HANDLING AND STORAGE PROCEDURES ASSOCIATED WITH CONSTRUCTION ACTIVITY:
DUMPSTERS WILL BE PROVIDED FOR DISPOSAL OF ALL WASTE AS NEEDED AND A CONCRETE WASH OUT AREA WILL BE FACILITATED AND MAINTAINED THROUGHOUT THE PROJECT. WASTE CONTAINERS MUST BE MANAGED TO REDUCE DISCHARGE OF POLLUTANTS AND BLOWING OF DEBRIS. RECEPTACLES THAT ARE NOT MANAGED WILL REQUIRE A COVER/LID TO MINIMIZE EXPOSURE OF WASTES TO PRECIPITATION AND DISCHARGE OF POLLUTANTS. WASTE NOT DISPOSED OF IN TRASH RECEPTACLES MUST BE PROTECTED FROM EXPOSURE TO WEATHER AND/OR REMOVED FROM THE SITE AT THE END OF THE DAY AND DISPOSED OF PROPERLY. ALL CEMENTITIOUS WASH MATERIAL, (I.E. MORTAR, PLASTER, STUCCO, GROUT, CONCRETE) INCLUDING CLEANING OF TOOLS IS REQUIRED TO BE COLLECTED AND DISPOSED OF APPROPRIATELY.

C1 DESCRIPTION OF POLLUTANTS AND THEIR SOURCES ASSOCIATED WITH THE PROPOSED LAND USE:
THE MAIN POST CONSTRUCTION POLLUTANTS WILL COME FROM VEHICULAR TRAFFIC ON THE PAVED DRIVES AND PARKING AREAS AND LITTER. IN ADDITION TO THE LITTER, THE POLLUTANTS MAY INCLUDE FUEL, OIL, ANTIFREEZE, SUSPENDED SOLIDS, NITROGEN, PHOSPHORUS, COPPER, LEAD, AND ZINC.

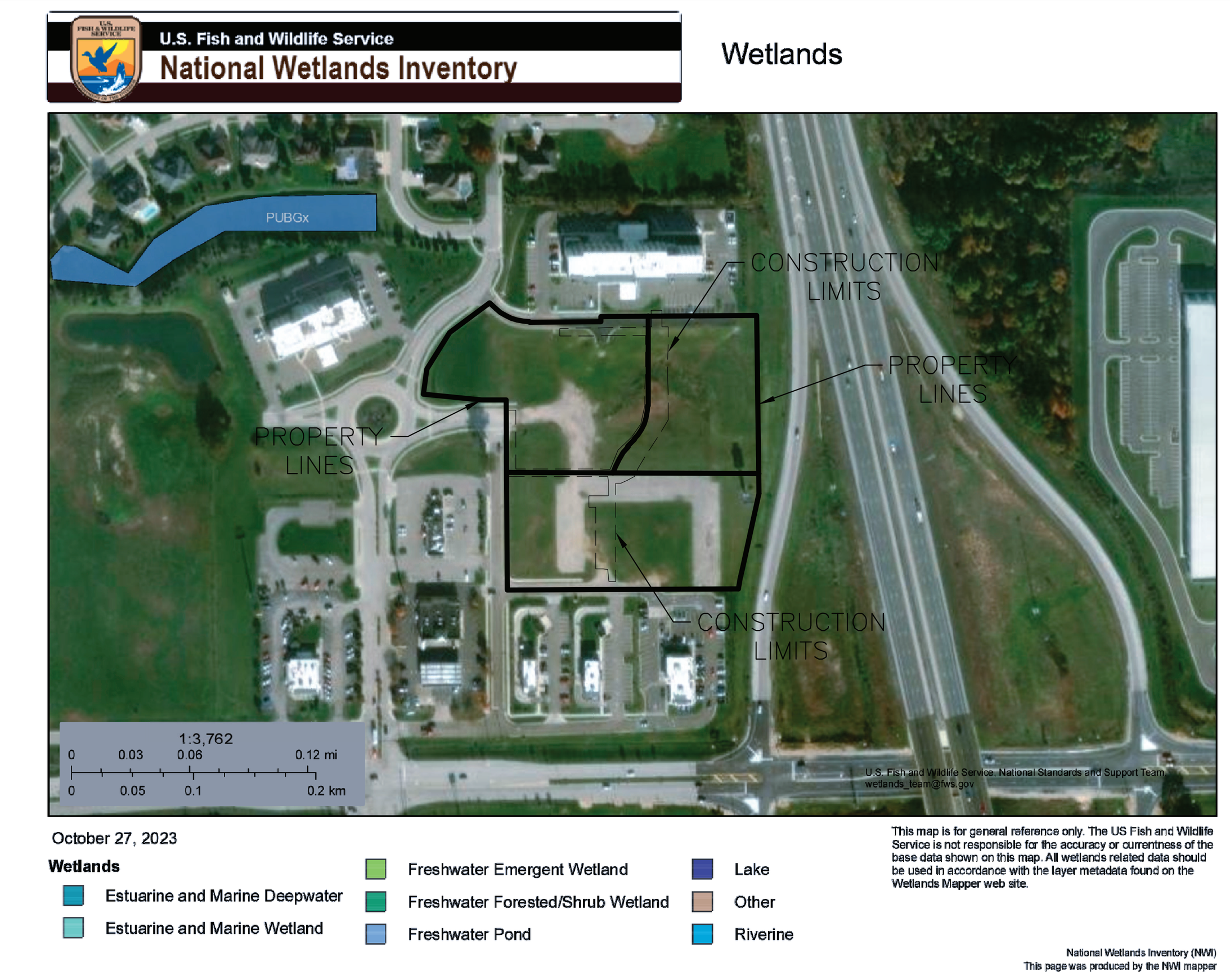
C2 DESCRIPTION OF PROPOSED POST-CONSTRUCTION STORMWATER MEASURES:
THE MAJORITY OF THE SITES STORMWATER WILL BE ROUTED INTO AN EXISTING DETENTION AREA.

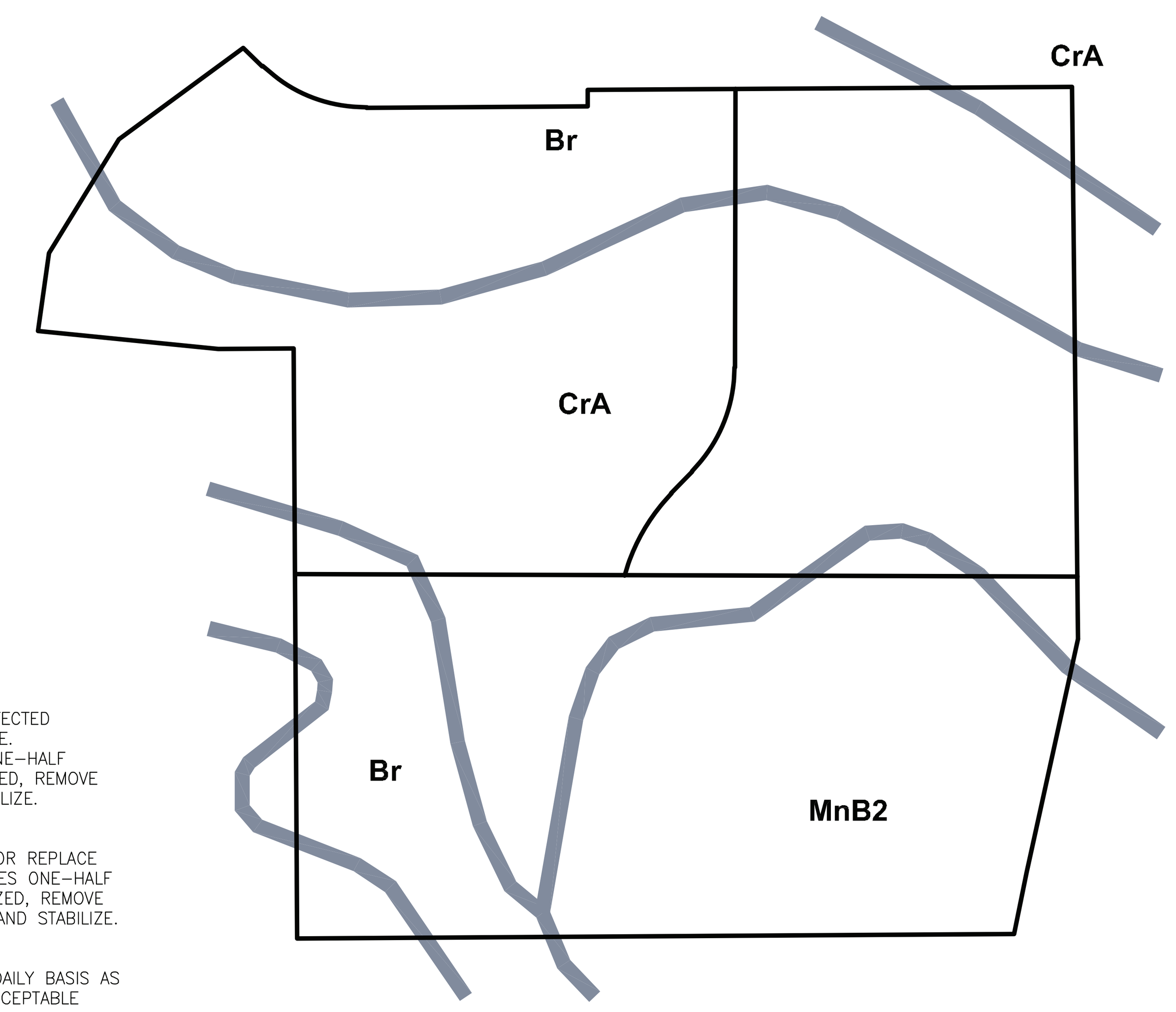
C3 PLAN DETAILS FOR EACH STORMWATER MEASURE:
REFER TO SHEET 4 – SITE PLAN AND DEMOLITION PLAN, SHEET 5 – GRADING PLAN, SHEET 6 – STORM SEWER PLAN AND PROFILE, AND SHEET 8 – STORM SEWER AND SANITARY SEWER DETAILS FOR RELATED DESIGN AND DETAILS.

C4 SEQUENCE DESCRIBING STORMWATER MEASURE IMPLEMENTATION:
FINAL GRADING WILL TAKE PLACE ONCE ALL CONSTRUCTION HAS BEEN COMPLETED. THE FINAL VEGETATION OF THE SITE WILL TAKE PLACE ONCE ALL EARTH MOVING HAS BEEN FINALIZED.

C5 MAINTENANCE GUIDELINES FOR PROPOSED POST-CONSTRUCTION STORMWATER MEASURES:
A. THE PROPOSED VEGETATED WATERWAYS AND DETENTION AREA BANKS ARE TO BE MAINTAINED REGULARLY AND THE VEGETATION IS TO REMAIN HEALTHY. TYPICAL PROPERTY MAINTENANCE AND UPKEEP SHOULD KEEP VEGETATION HEALTHY SUCH AS SEEDING, TRIMMING AND MOWING OF VEGETATION. ANY GRASSED OR VEGETATED AREAS THAT EXPERIENCE EROSION FROM RAINFALL EVENTS SHOULD BE REPAIRED AND RE-VEGETATED AS SOON AS POSSIBLE.
B. EROSION OF THE BANKS OF THE DETENTION AREA AND SLOPES SHOULD BE ADDRESSED AS SOON AS IT BECOMES VISIBLE BY FILLING THE ERODED AREA WITH SUITABLE SOIL AND ESTABLISHING VEGETATION IMMEDIATELY, PREFERABLY BY SODDING. THE SAME MEASURE SHOULD BE USED FOR STEEP BANKS OF ANY BERMS OR SWALES. THE DETENTION AREA SHOULD ALSO BE MONITORED FOR SEDIMENT. IF THE BOTTOM OF THE DETENTION AREA RECEIVE ANY SIGNIFICANT SEDIMENT (MORE THAN 25% OF THE POND OR DITCH VOLUME), THE SEDIMENT SHOULD BE REMOVED AND REPLACED ONSITE.
C. PAVEMENT AREAS SHOULD BE REGULARLY INSPECTED FOR POLLUTANTS, ANY LARGE QUANTITIES OF FLUID SUCH AS OIL, ANTIFREEZE, BRAKE FLUID, ETC. FOUND ON THE PAVEMENT SHOULD BE REPORTED TO THE OWNER. THE OWNER SHOULD CLEAN THE POLLUTANTS AND PREVENT THE SOURCE FROM ENTERING THE SITE IN THE FUTURE. FINALLY, PAVEMENTS SHOULD ALSO BE MONITORED FOR SEDIMENT COMING FROM VEGETATIVE AREAS. IF POST CONSTRUCTION EROSION IS OCCURRING, THE SOURCE SHOULD BE RE-STABILIZED AS SOON AS POSSIBLE BY SEEDING, SODDING OR MULCHING.

C6 ENTITY THAT WILL BE RESPONSIBLE FOR OPERATION AND MAINTENANCE OF THE POST-CONSTRUCTION STORMWATER MEASURES:
THE OWNER WILL BE RESPONSIBLE FOR THE OPERATION AND MAINTENANCE OF THE POST CONSTRUCTION SYSTEM.





SOILS MAP

SOIL DESCRIPTIONS

MnB2 – Miami silt loam, 2 to 6 percent slopes, eroded

Map Unit Setting
National map unit symbol: 2zss9
Elevation: 520 to 1,360 feet
Mean annual precipitation: 35 to 46 inches
Mean annual air temperature: 46 to 55 degrees F
Frost-free period: 140 to 190 days
Farmland classification: All areas are prime farmland

Map Unit Composition
Miami, eroded, and similar soils: 85 percent
Minor components: 15 percent
Estimates are based on observations, descriptions, and transects of the mapunit.

Description of Miami, Eroded
Setting
Landform: Moraines, till plains
Landform position (two-dimensional): Shoulder, backslope
Landform position (three-dimensional): Side slope
Down-slope shape: Linear
Across-slope shape: Linear
Parent material: Loess over loamy till

Typical profile
Ap – 0 to 8 inches: silt loam
Bt1 – 8 to 13 inches: silty clay loam
2Bt2 – 13 to 28 inches: clay loam
2BCt – 28 to 33 inches: loam
2Cd – 33 to 79 inches: loam

Properties and qualities
Slope: 2 to 6 percent
Depth to restrictive feature: 24 to 40 inches to densic material
Drainage class: Moderately well drained
Runoff class: High
Capacity of the most limiting layer to transmit water (Ksat): Low to moderately high (0.01 to 0.20 in/hr)
Depth to water table: About 24 to 36 inches
Frequency of flooding: None
Frequency of ponding: None
Calcium carbonate, maximum content: 45 percent
Maximum salinity: Nonsaline to very slightly saline (0.0 to 2.0 mmhos/cm)
Available water supply, 0 to 60 inches: Low (about 4.9 inches)

Interpretive groups
Land capability classification (irrigated): None specified
Land capability classification (nonirrigated): 2e
Hydrologic Soil Group: C
Ecological site: F111XA009IN – Till Ridge
Hydric soil rating: No

Minor Components
Crosby, eroded
Percent of map unit: 9 percent
Landform: Recessional moraines, ground moraines, water-lain moraines
Landform position (two-dimensional): Summit, backslope, footslope
Landform position (three-dimensional): Interfluve, rise
Down-slope shape: Convex
Across-slope shape: Linear
Ecological site: F111XA008IN – Wet Till Ridge
Hydric soil rating: No

Brookston
Percent of map unit: 4 percent
Landform: Depressions, till plains
Landform position (two-dimensional): Toeslope
Landform position (three-dimensional): Dip
Down-slope shape: Concave, linear
Across-slope shape: Concave
Ecological site: F111XA007IN – Till Depression Flatwood
Hydric soil rating: Yes

Treaty, frequently ponded, drained
Percent of map unit: 2 percent
Landform: Swales, water-lain moraines, depressions
Landform position (three-dimensional): Dip
Down-slope shape: Linear
Across-slope shape: Concave
Ecological site: F111XA007IN – Till Depression Flatwood
Hydric soil rating: Yes

CrA – Crosby silt loam, fine-loamy subsoil, 0 to 2 percent slopes

Map Unit Setting
National map unit symbol: 2thy4
Elevation: 600 to 1,000 feet
Mean annual precipitation: 36 to 44 inches
Mean annual air temperature: 49 to 54 degrees F
Frost-free period: 145 to 180 days
Farmland classification: Prime farmland if drained

Map Unit Composition
Crosby and similar soils: 93 percent
Minor components: 7 percent

Description of Crosby
Setting
Landform: Recessional moraines, ground moraines, water-lain moraines
Landform position (two-dimensional): Summit, backslope, footslope
Landform position (three-dimensional): Interfluve, rise
Down-slope shape: Convex, linear
Across-slope shape: Linear, convex
Parent material: Silty material or loess over loamy till

Typical profile
Ap – 0 to 10 inches: silt loam
Btg – 10 to 17 inches: silty clay loam
2Bt – 17 to 29 inches: clay loam
2BCt – 29 to 36 inches: loam
2Cd – 36 to 79 inches: loam

Properties and qualities
Slope: 0 to 2 percent
Depth to restrictive feature: 24 to 40 inches to densic material
Drainage class: Somewhat poorly drained
Runoff class: Medium
Capacity of the most limiting layer to transmit water (Ksat): Low to moderately high (0.01 to 0.20 in/hr)
Depth to water table: About 6 to 24 inches
Frequency of flooding: None
Frequency of ponding: None
Calcium carbonate, maximum content: 55 percent
Maximum salinity: Nonsaline to very slightly saline (0.0 to 2.0 mmhos/cm)
Available water supply, 0 to 60 inches: Moderate (about 6.5 inches)

Interpretive groups
Land capability classification (irrigated): None specified
Land capability classification (nonirrigated): 2w
Hydrologic Soil Group: C/D
Ecological site: F111XA008IN – Wet Till Ridge
Hydric soil rating: No

Minor Components
Williamstown, eroded
Percent of map unit: 5 percent
Landform: Recessional moraines, ground moraines, water-lain moraines
Landform position (two-dimensional): Summit, shoulder, backslope
Landform position (three-dimensional): Head slope, nose slope, side slope, crest, rise
Down-slope shape: Linear, convex
Across-slope shape: Convex, linear
Ecological site: F111XA009IN – Till Ridge
Hydric soil rating: No

Treaty, drained
Percent of map unit: 2 percent
Landform: Swales, water-lain moraines, depressions
Landform position (two-dimensional): Footslope, toeslope
Landform position (three-dimensional): Base slope, dip
Down-slope shape: Linear
Across-slope shape: Concave
Ecological site: F111XA007IN – Till Depression Flatwood
Hydric soil rating: Yes

Br – Brookston silty clay loam, 0 to 2 percent slopes

Map Unit Setting
National map unit symbol: 2t98n
Elevation: 600 to 1,260 feet
Mean annual precipitation: 37 to 46 inches
Mean annual air temperature: 48 to 55 degrees F
Frost-free period: 145 to 180 days
Farmland classification: Prime farmland if drained

Map Unit Composition
Brookston and similar soils: 95 percent
Minor components: 5 percent

Description of Brookston
Setting
Landform: Depressions, till plains
Landform position (two-dimensional): Toeslope
Landform position (three-dimensional): Dip
Down-slope shape: Concave, linear
Across-slope shape: Concave
Parent material: Loess over loamy till

Typical profile
Ap – 0 to 16 inches: silty clay loam
Btg1 – 16 to 32 inches: silty clay loam
Btg2 – 32 to 44 inches: loam
C – 44 to 60 inches: loam

Properties and qualities
Slope: 0 to 2 percent
Depth to restrictive feature: More than 80 inches
Drainage class: Poorly drained
Runoff class: Negligible
Capacity of the most limiting layer to transmit water (Ksat): Moderately high (0.20 to 0.60 in/hr)
Depth to water table: About 0 to 12 inches
Frequency of flooding: None
Frequency of ponding: Frequent
Calcium carbonate, maximum content: 40 percent
Maximum salinity: Nonsaline to very slightly saline (0.0 to 2.0 mmhos/cm)
Available water supply, 0 to 60 inches: Moderate (about 8.9 inches)

Interpretive groups
Land capability classification (irrigated): None specified
Land capability classification (nonirrigated): 2w
Hydrologic Soil Group: B/D
Ecological site: F111XA007IN – Till Depression Flatwood
Hydric soil rating: Yes

Minor Components
Crosby
Percent of map unit: 5 percent
Landform: Till plains
Landform position (two-dimensional): Summit, footslope
Landform position (three-dimensional): Talf
Down-slope shape: Concave
Across-slope shape: Linear
Ecological site: F111XA008IN – Wet Till Ridge
Hydric soil rating: No

rev. no.	date	description	by
–	–	–	–

PROJECT NAME
CLIENT: SPRAGUE COMPANIES
FRANKLIN GATEWAY DEVELOPMENT
SECTION 4 – PRIMARY PLAT
FRANKLIN, INDIANA 46131

Independent Land Surveying
414 South Main Street
Brownstown, Indiana 47220
Phone: 812-358-2882
Fax: 812-358-2605
3200 Sycamore Ct., Ste 2A
Columbus, Indiana 47203
Phone: 812-372-0996
Fax: 812-602-0484
www.ilsurveying.com

SHEET TITLE: EROSION CONTROL PLAN INDEX

drawn by: BS, SS, CC
scale: 1"=30'
date: 11/2/23
job no. 23338

JAMES C. LEINART REGISTERED NO. 0707550 STATE OF INDIANA PROFESSIONAL ENGINEER

JONATHAN M. ISAACS REGISTERED NO. LS20200015 STATE OF INDIANA LAND SURVEYOR

NOT FOR CONSTRUCTION
FOR PRIMARY PLAT
REVIEW ONLY

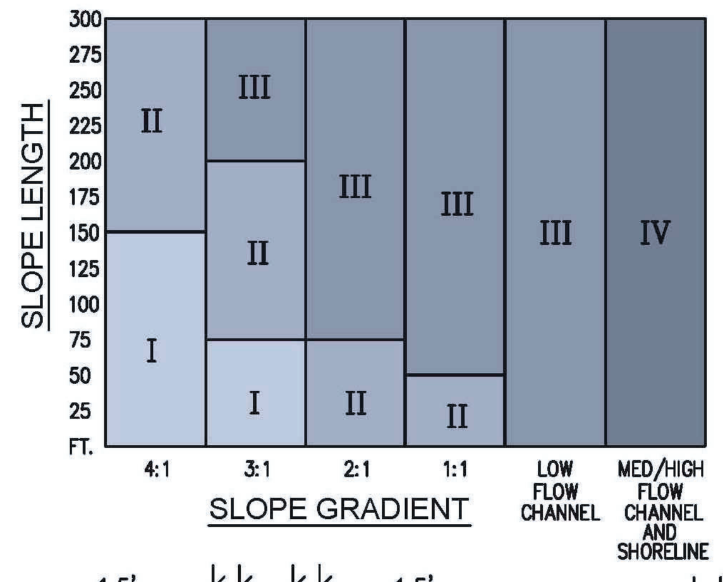
Know what's below. Call before you dig.

SHEET 12/13

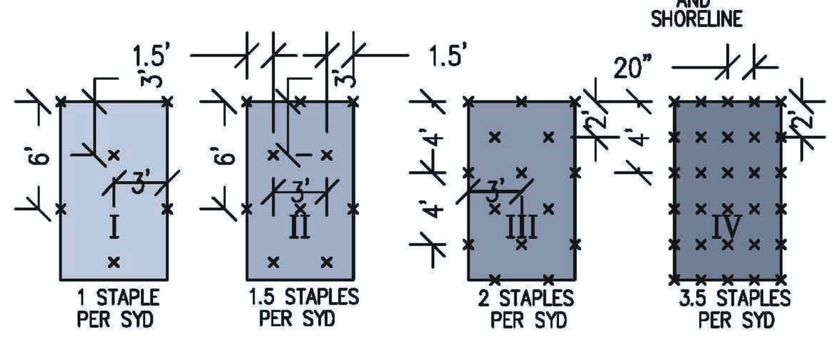
23338 Construction Plans.dwg

EROSION CONTROL MEASURES AND SCHEDULE:

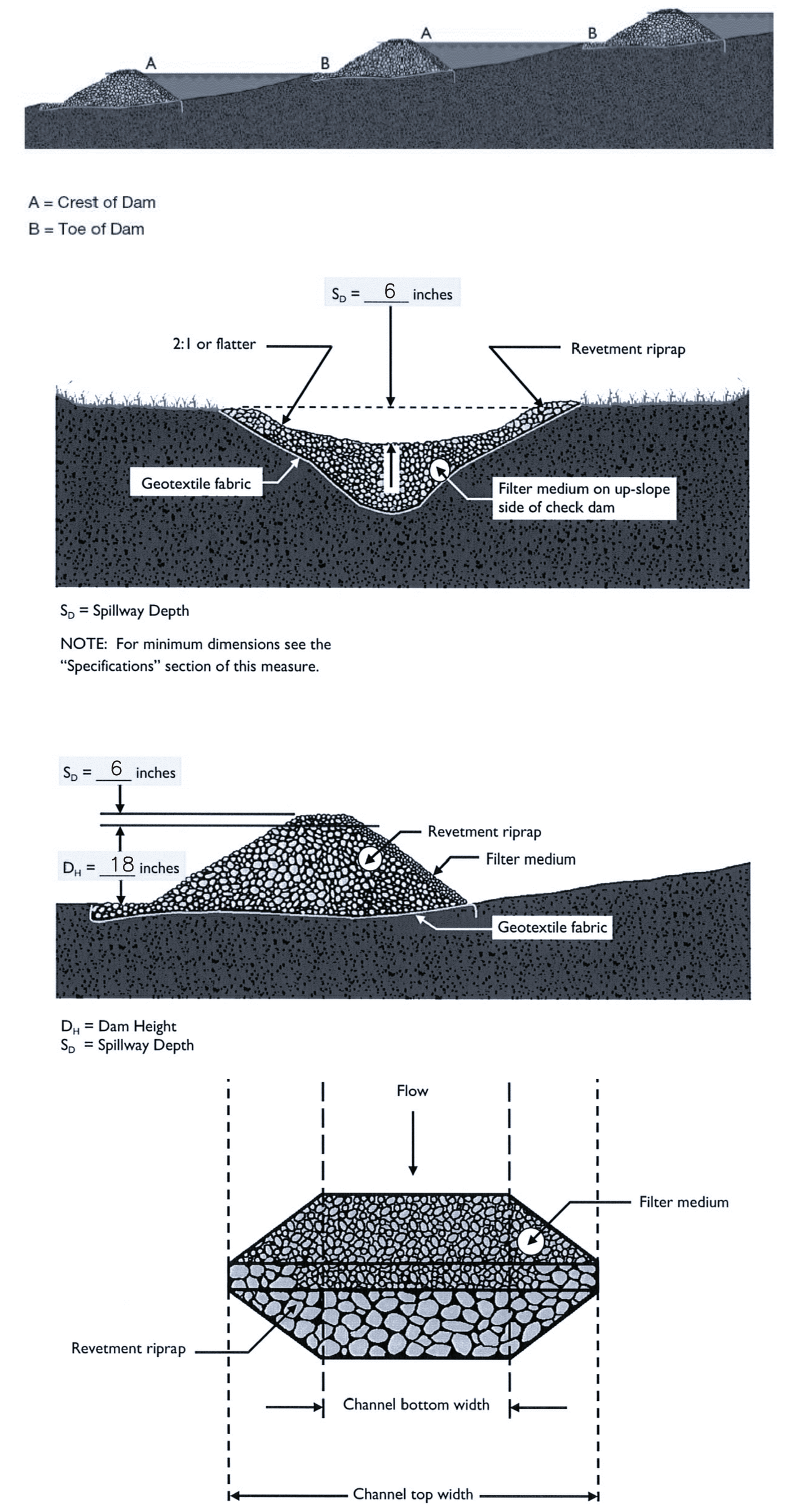
1. CONTRACTOR SHALL INSTALL ALL REQUIRED SILT FENCES SILT TRAPS, TREE PROTECTION AND INLET PROTECTION FOR EXISTING INLETS PRIOR TO THE START OF ANY EARTH MOVING OR STRIPPING.
2. CONTRACTOR SHALL INSTALL A STONE CONSTRUCTION ENTRANCE OR SOME OTHER APPROVED ENTRANCE PRIOR TO THE START OF EARTHWORK AS NECESSARY TO PREVENT SOIL FROM BEING TRACKED OR WASHED ONTO EXISTING ROADWAYS.
3. LAND ALTERATIONS WHICH STRIP THE LAND OF VEGETATION, INCLUDING REGRADING, SHALL BE DONE IN A WAY THAT WILL MINIMIZE EROSION, WHENEVER POSSIBLE, NATURAL VEGETATION SHALL BE RETAINED AND PROTECTED. WHEN GRADING IS COMPLETED, INSTALL SILT TRAPS, SILT FENCES, SLOPE DRAINS, TEMPORARY DIVERSIONS AND OTHER RUNOFF CONTROL MEASURES AT APPROPRIATE LOCATIONS TO KEEP SEDIMENT CONTAINED ON SITE.
4. ALL DISTURBED AREAS SHALL BE SEEDED AND STRAW MULCHED AS SHOWN ON THE PLANS IMMEDIATELY AFTER COMPLETION OF GROUND ACTIVITY. FOR LARGE PROJECTS, THIS SEEDING SHOULD BE COMPLETED IN PHASES AS THE DIFFERENT AREAS OF THE SITE ARE COMPLETED.
5. PERMANENT AND FINAL VEGETATION OR STRUCTURAL EROSION CONTROL DEVICES SHALL BE INSTALLED AS SOON AS PRACTICAL UNDER THE CIRCUMSTANCES.
6. THE DURATION OF TIME WHICH AN AREA REMAINS EXPOSED SHALL BE KEPT TO A PRACTICAL MINIMUM DEPENDING UPON THE WEATHER. STABILIZATION OF UN-VEGETATED AREAS MUST BE INITIATED BY THE END OF THE SEVENTH DAY
7. ALL STORM SEWER INLET PROTECTION DEVICES SHALL BE PUT IN PLACE AT THE TIME EACH INLET IS CONSTRUCTED.
8. CONTRACTOR SHALL MAINTAIN EROSION CONTROL MEASURES AND DEVICES DURING CONSTRUCTION AND UNTIL SILTATION OF THE STREETS AND STORM SEWERS WILL NO LONGER OCCUR.
9. ONCE ONSITE EROSION AND SILTATION OF THE STREETS AND STORM SEWERS WILL NO LONGER OCCUR. THE CONTRACTOR SHALL REMOVE AND DISPOSE OF THE TEMPORARY EROSION CONTROL DEVICES.
10. THESE GENERAL PROCEDURES MAY NOT COVER ALL SITUATIONS. REFER TO EROSION CONTROL PLANS FOR SPECIFIC NOTES AND ADDITIONAL DETAILS.
11. EROSION CONTROL IS TO COMPLY WITH IDEM CONSTRUCTION GENERAL PERMIT, AND INDIANA HANDBOOK FOR EROSION CONTROL IN DEVELOPING AREAS.
12. THE AUTHORITY HAVING JURISDICTION HAS THE AUTHORITY TO REQUEST ADDITIONAL EROSION CONTROL MEASURES OR AMEND EROSION CONTROL PLANS SUBJECT TO ACTUAL SITE CONDITIONS.
13. THERE ARE NO AREAS ON SITE WHERE STORMWATER MAY ENTER GROUNDWATER.

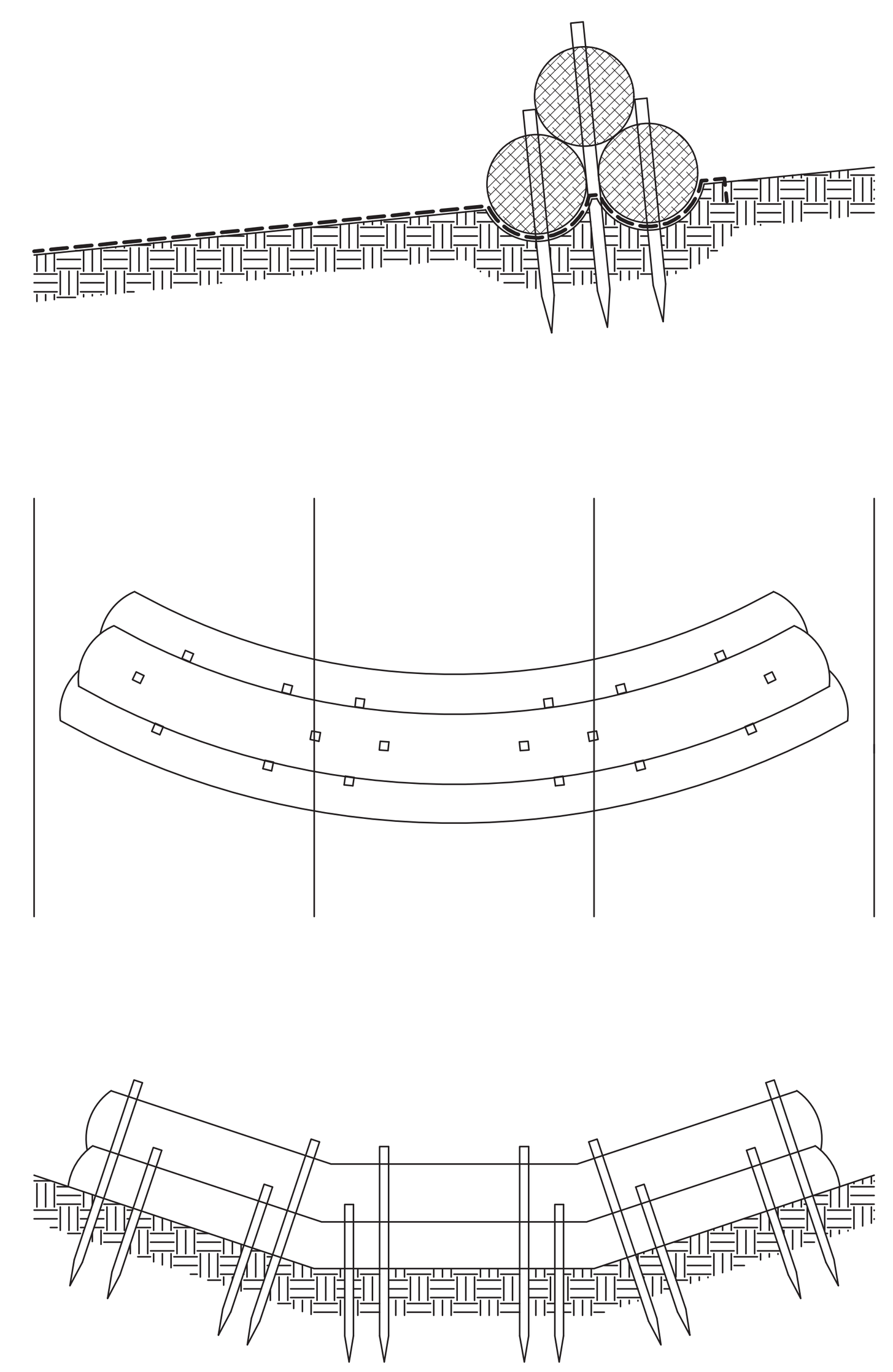


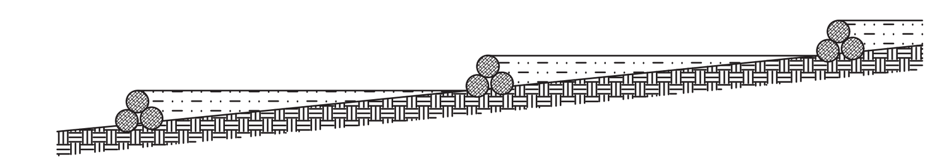
SLOPE GRADIENT



EROSION CONTROL BLANKET STAPLE PATTERN DETAIL





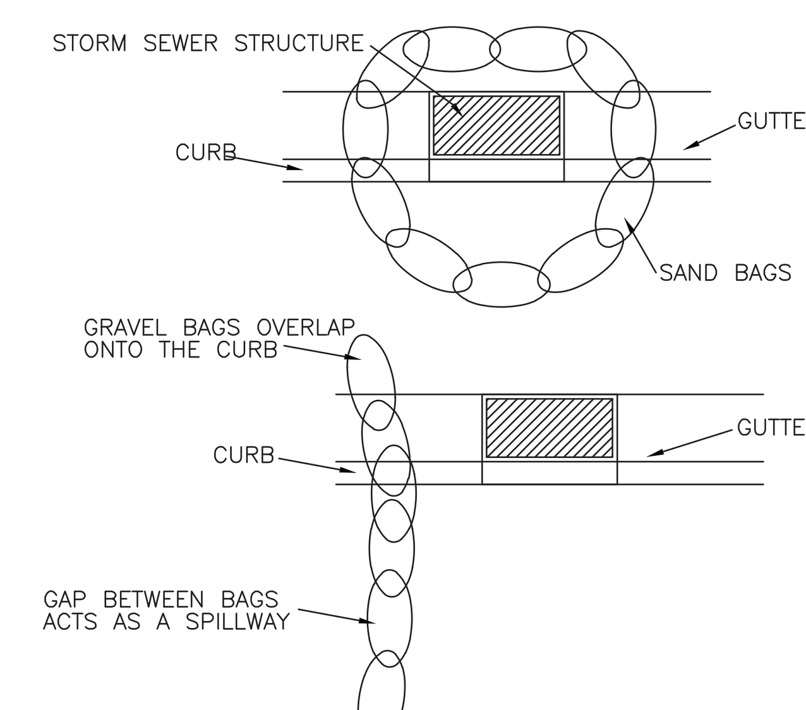


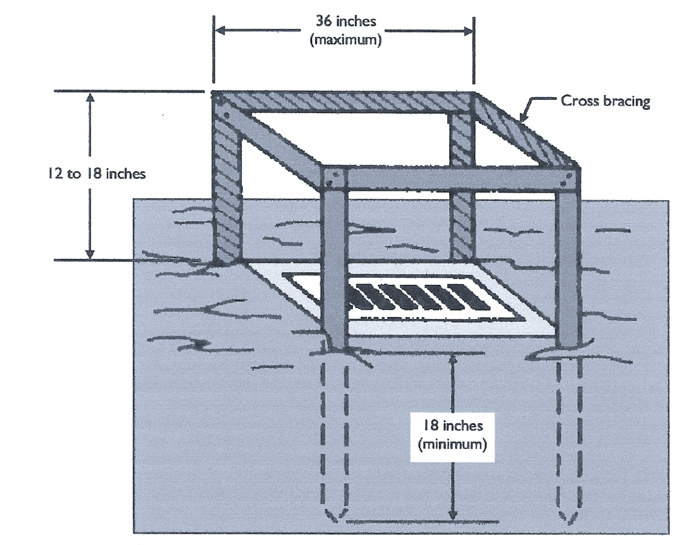
NOTES:

1. BEFORE FIBER CHECK DAM INSTALLATION, A SECTION OF GEOTEXTILE OR OTHER EROSION CONTROL BLANKET MUST BE INSTALL UNDERNEATH THE FIBER CHECK DAM.
2. INSTALL FIBER CHECK DAM PERPENDICULAR TO DIRECTION OF FLOW IN A HORSESHOE SHAPE IN THE DITCH WITH THE "U" FACING UPSTREAM. CONFORM FIBER CHECK DAM TO DITCH CONTOUR WITH NO GAPS FOR ITS ENTIRE LENGTH.
3. PLACE WATTLE IN TRENCH AND ANCHOR WITH STAKES PER MANUFACTURE RECOMMENDATIONS.
4. WHEN JOINING TWO WATTLES, TIGHTLY ABUT BOTH ENDS OR OVERLAP THE WATTLES APPROXIMATELY SIX INCHES. IF WATTLES ARE JOINED TOGETHER BY ABUTTING THE ENDS, TIE THE ENDS TOGETHER USING HEAVY TWINE OR PLASTIC LOCKING TIES.
5. BACKFILL WITH THE EXCAVATED SOIL AGAINST WATTLE ON UP-SLOPE SIDE. COMPACT FILL TO KEEP WATTLE IN PLACE.
6. INSTALL UNTIL SEEDING HAS BEEN ESTABLISHED.
7. REPAIR OR REPLACE SPLIT, TORN, UNRAVELING, DISLODGE OR SLUMPING WATTLES.
8. IF WATER FLOWS AROUND WATTLE AN CREATES EROSION, FILL AND COMPACT CUTS, EXTEND WITH ADDITIONAL WATTLES WITH SLIGHT UPHILL GRADE.
9. REMOVE SEDIMENT THAT ACCUMULATES BEHIND THE FIBER CHECK DAM WHEN IT REACHES HALF THE HEIGHT OF THE DEVICE.

INLET PROTECTION:

1. FILL GEOTEXTILE BAGS APPROXIMATELY HALF FULL WITH 2 TO 3 INCH STONE OR GRAVEL.
2. AT A POSITION DOWNSLOPE OF THE LOT AND UPSLOPE OF THE INLET, LAY BAGS TIGHTLY IN A ROW CURVING UPSLOPE FROM CURB AND AWAY FROM INLET.
3. OVERLAP BAGS ONTO THE CURB AND EXTEND A MINIMUM OF 3 FEET INTO THE STREET.
4. FOR ADDITIONAL LAYERS, OVERLAP BAGS WITH THE ROW BENEATH, AND LEAVE A ONE-BAG GAP IN THE MIDDLE OF THE TOP ROW TO SERVE AS A SPILLWAY.
5. PLACE BAGS IN AN ARC AROUND CURB INLETS THAT ARE IN A SUMP POSITION.
6. SET UP SAFETY / TRAFFIC BARRIERS TO KEEP VEHICLES FROM HITTING BAGS, CAUSING POSSIBLE INJURY.
7. INSPECT AND REPAIR AS NEEDED, AND REMOVE ANY ACCUMULATED SEDIMENTS AFTER EVERY STORM.





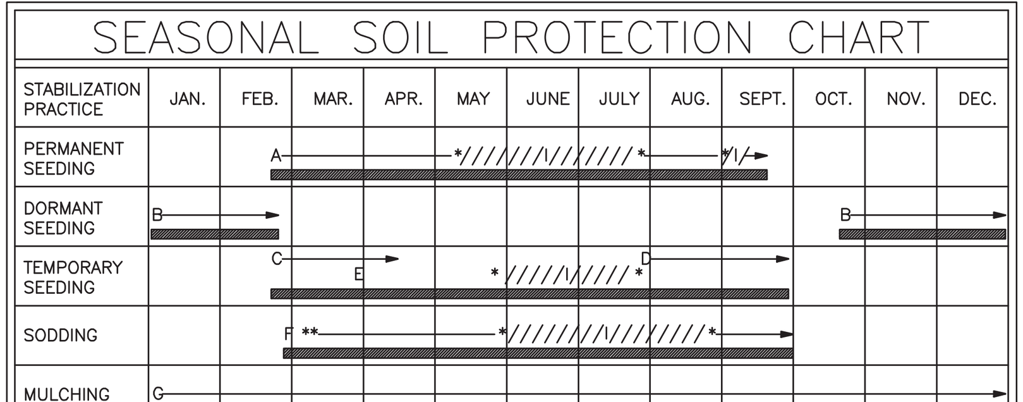
INLET PROTECTION DETAIL
NOT TO SCALE
(REFERENCE PAGE 254 OF THE INDIANA STORM WATER QUALITY MANUAL)

1. DIG AN EIGHT-INCH DEEP, FOUR-INCH WIDE TRENCH AROUND THE PERIMETER OF THE INLET.
2. IF USING PRE-ASSEMBLED GEOTEXTILE FABRIC AND POSTS, DRIVE THE POSTS INTO THE SOIL, TIGHTLY STRETCHING THE GEOTEXTILE FABRIC BETWEEN POSTS AS EACH IS DRIVEN. (POSTS MUST BE PLACED ON THE INLET SIDE OF THE ANCHOR TRENCH WITH THE GEOTEXTILE FABRIC ON THE SIDE OF THE TRENCH FARTHEST FROM THE INLET.) NOTE: IF ASSEMBLING THE GEOTEXTILE FABRIC AND POSTS ON-SITE, DRIVE THE POSTS INTO THE SOIL AND THEN SECURE THE GEOTEXTILE FABRIC TO THE POSTS BY PLACING A PIECE OF LATHE OVER THE FABRIC AND FASTENING IT TO THE POST (STRETCHING THE FABRIC BETWEEN POSTS AS IT IS FASTENED).
3. USE THE WRAP JOINT METHOD WHEN JOINING POSTS (SEE SILT FENCE ON PAGE 215 INDIANA STORM WATER QUALITY MANUAL).
4. PLACE THE BOTTOM 12 INCHES OF GEOTEXTILE FABRIC INTO THE EIGHT-INCH DEEP TRENCH, LAYING THE REMAINING FOUR INCHES IN THE BOTTOM OF THE TRENCH AND EXTENDING AWAY FROM THE INLET.
5. BACKFILL THE TRENCH WITH SOIL MATERIAL AND COMPACT IT IN PLACE.
6. BRACE THE POSTS BY NAILING BRACES INTO EACH CORNER POST OR UTILIZE RIGID PANELS TO SUPPORT FABRIC.

NOTE: FILTER FABRIC MUST BE NON-WOVEN FILTER FABRIC.

(REFERENCE PAGE 156 OF THE INDIANA STORM WATER QUALITY MANUAL)

SEASONAL SOIL PROTECTION CHART



A = KENTUCKY BLUEGRASS 100 LBS/ACRE; CREEPING RED FESCUE 100 LBS/ACRE; PLUS 2 TONS STRAW MULCH/ACRE, OR ADD ANNUAL RYEGRASS 20 LBS/ACRE FERTILIZE AS RECOMMENDED BY SOIL TEST. IF TESTING IS NOT DONE, APPLY 400-600 LBS./ACRE OF 12-12-12 ANALYSIS, OR EQUIVALENT, FERTILIZER.

B = KENTUCKY BLUEGRASS 120 LBS/ACRE; CREEPING RED FESCUE 120 LBS/ACRE; PLUS 2 TONS STRAW MULCH/ACRE, OR ADD ANNUAL RYEGRASS 30 LBS/ACRE FERTILIZE AS RECOMMENDED BY SOIL TEST. IF TESTING IS NOT DONE, APPLY 400-600 LBS./ACRE OF 12-12-12 ANALYSIS, OR EQUIVALENT, FERTILIZER.

C = SPRING OATS 3 BUSHELS/ACRE FERTILIZE AS RECOMMENDED BY SOIL TEST. IF TESTING IS NOT DONE, APPLY 400-600 LBS./ACRE OF 12-12-12 ANALYSIS, OR EQUIVALENT, FERTILIZER.

D = WHEAT OR RYE 2 BUSHELS/ACRE FERTILIZE AS RECOMMENDED BY SOIL TEST. IF TESTING IS NOT DONE, APPLY 400-600 LBS./ACRE OF 12-12-12 ANALYSIS, OR EQUIVALENT, FERTILIZER.
E = ANNUAL RYEGRASS 40 LBS/ACRE (1 LB/1000 SQ. FT.) FERTILIZE AS RECOMMENDED BY SOIL TEST. IF TESTING IS NOT DONE, APPLY 400-600 LBS./ACRE OF 12-12-12 ANALYSIS, OR EQUIVALENT, FERTILIZER.

F = SOD

G = STRAW MULCH 2 TONS/ACRE

* /I/ * = IRRIGATION NEEDED DURING JUNE, JULY, AUGUST AND/OR SEPTEMBER

** = IRRIGATION NEEDED FOR 2 WEEKS AFTER SUPPLYING SOD

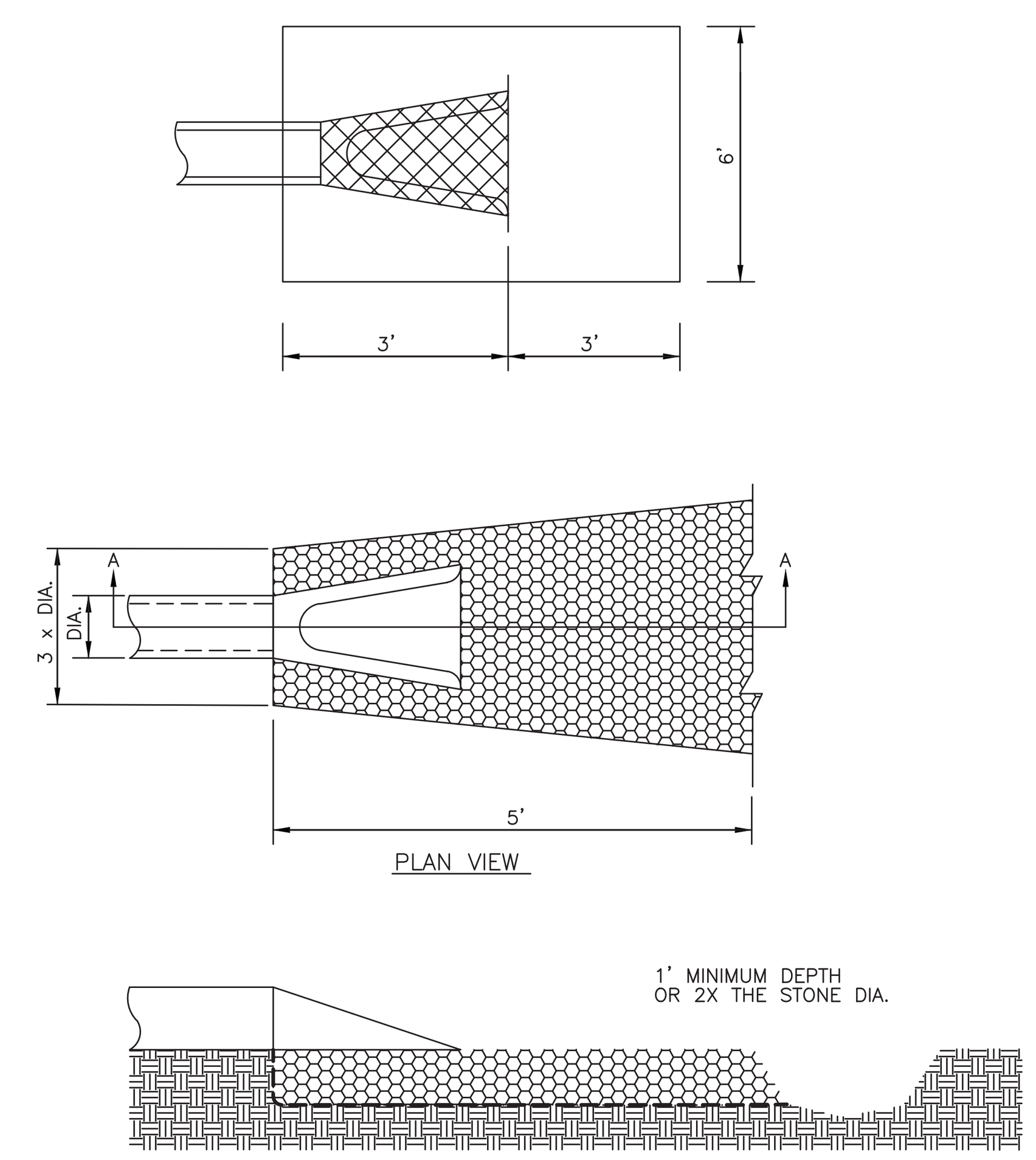
SEEDBED PREPARATION:

1. TEST SOIL TO DETERMINE PH AND NUTRIENT LEVELS. (CONTACT YOUR COUNTY SWCD OR COOPERATIVE EXTENSION OFFICE FOR ASSISTANCE AND SOILS INFORMATION, INCLUDING AVAILABLE TESTING SERVICES.)
2. IF SOIL PH IS UNSUITABLE FOR THE SPECIES TO BE SEEDED, APPLY LIME ACCORDING TO TEST RECOMMENDATIONS.
3. FERTILIZE AS RECOMMENDED BY THE SOIL TEST. IF TESTING IS NOT DONE, CONSIDER APPLYING 400-600 LBS./ ACRE OF 12-12-12 ANALYSIS, OR EQUIVALENT, FERTILIZER.
4. TILL THE SOIL TO OBTAIN A UNIFORM SEEDBED, WORKING THE FERTILIZER AND LIME INTO THE SOIL 2-4 IN. DEEP WITH A DISK OR RAKE OPERATED ACROSS THE SLOPE.
5. DO NOT USE PHOSPHOROUS CONTAINING FERTILIZER (12-12-12) UNLESS SOIL TESTS DETERMINE THAT THERE IS A PHOSPHOROUS DEFICIENCY. USE PHOSPHOROUS FREE FERTILIZERS (12-0-12).

IDEM CONSTRUCTION GENERAL PERMIT REQUIRES STABILIZATION OF UN-VEGETATED AREAS MUST BE INITIATED BY THE END OF THE SEVENTH DAY.

STORMWATER POLLUTION PREVENTION SCHEDULE

EROSION CONTROL MEASURE	MAINTENANCE	INSTALLATION SEQUENCE
STONE ENTRANCE	AS NEEDED	PRIOR TO CLEARING AND GRADING
SILT FENCE	WEEKLY, AFTER STORM EVENTS AND AS NEEDED	PRIOR TO CLEARING AND GRADING
EXISTING INLET PROTECTION	WEEKLY, AFTER STORM EVENTS AND AS NEEDED	PRIOR TO CLEARING AND GRADING
TREE PROTECTION	WEEKLY, AFTER STORM EVENTS AND AS NEEDED	PRIOR TO CLEARING AND GRADING
TEMPORARY DIVERSIONS	WEEKLY, AFTER STORM EVENTS AND AS NEEDED	ALONG WITH ROUGH GRADING
TEMPORARY SEEDING	WATER AS NEEDED	AFTER ROUGH GRADING
PERMANENT SEEDING	WATER AS NEEDED	AFTER FINISH GRADING
EROSION CONTROL MATTING	WEEKLY, AFTER STORM EVENTS AND AS NEEDED	AFTER FINISH GRADING
STRAW BALES	WEEKLY, AFTER STORM EVENTS AND AS NEEDED	AFTER FINISH GRADING
INLET PROTECTION	WEEKLY, AFTER STORM EVENTS AND AS NEEDED	AFTER EACH INLET IS PLACED
STRAW WATTLES	WEEKLY, AFTER STORM EVENTS AND AS NEEDED	AFTER FINISH GRADING
SEED, SOD & LANDSCAPE AROUND	WATER AS NEEDED	AFTER FINISHED GRADING AROUND FINISHED UNITS
UNITS FINISHED		
REMOVAL OF STRAW BALES	N/A	AFTER ALL AREAS DRAINING TO THESE AREAS ARE STABILIZED
REMOVAL OF INLET PROTECTION	N/A	AFTER ALL AREAS DRAINING TO THESE AREAS ARE STABILIZED
REMOVAL OF SILT FENCE	N/A	AFTER ALL AREAS DRAINING TO THESE AREAS ARE STABILIZED

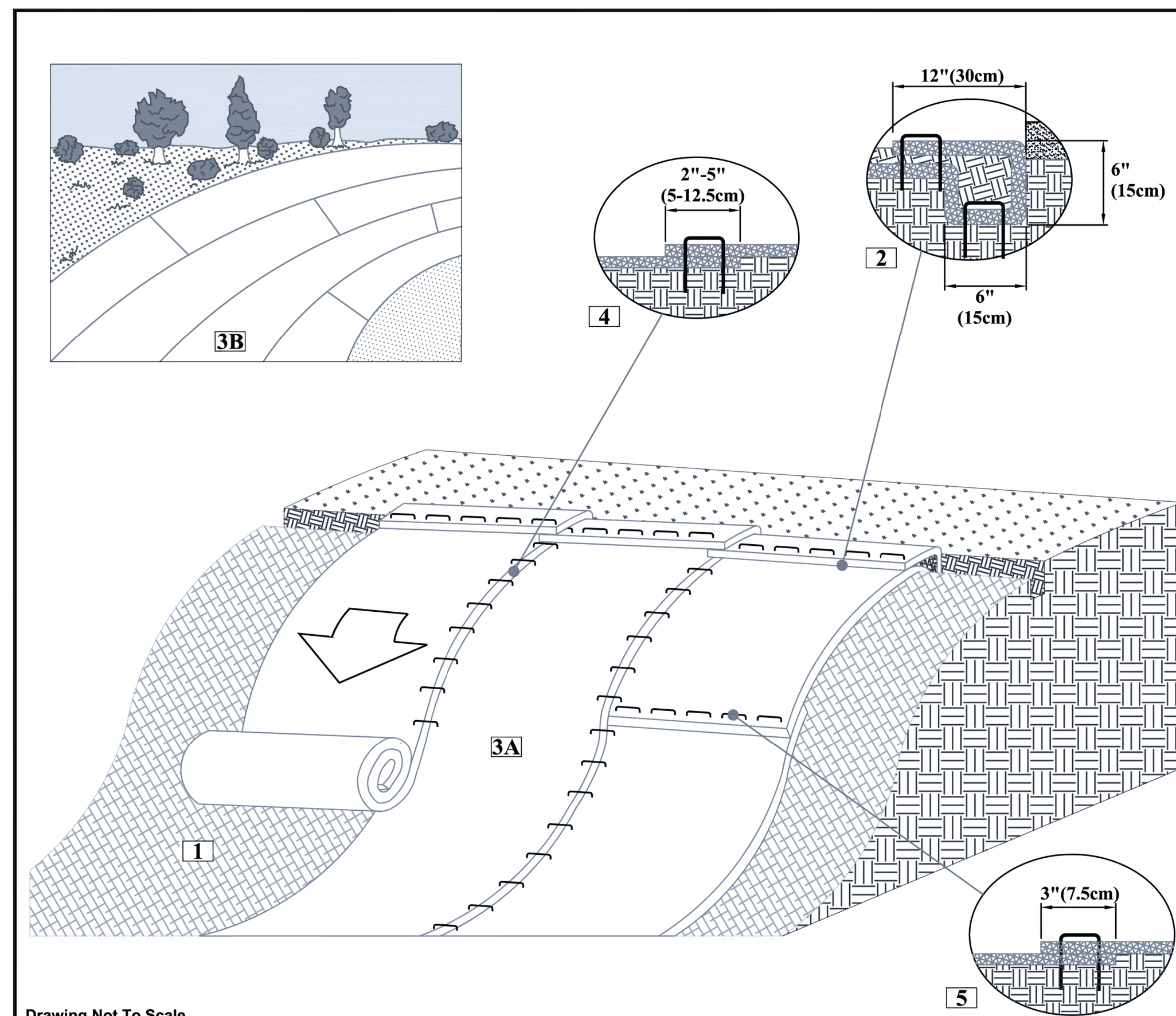


SECTION A-A

EROSION CONTROL @ ENDSECTION - OUTLET

NOTES:

1. EXCAVATE THE APRON AREA SUBGRADE BELOW DESIGN ELEVATION TO ALLOW FOR THICKNESS OF THE FILTER FABRIC AND RIPRAP.
2. COMPACT ANY FILL USED IN THE SUBGRADE TO THE DENSITY OF THE SURROUNDING UNDISTURBED MATERIAL, AND SMOOTH ENOUGH TO PROTECT FABRIC FROM TEARING.
3. PLACE THE FABRIC ON THE COMPACTED AND SMOOTHED FOUNDATION. IF MORE THAN ONE PIECE OF FABRIC IS NEEDED, THE UPSTREAM PIECE SHOULD OVERLAP THE DOWNSTREAM PIECE BY AT LEAST ONE FOOT.
4. INSTALL THE RIP RAP TO THE LINES AND ELEVATIONS SHOWN IN THE DESIGN. IF THE CHANNEL IS POORLY DEFINED, THE FINAL CROSS-SECTION SHOULD BE LEVEL OR SLIGHTLY DEPRESSED IN THE MIDDLE; IF WELL DEFINED, THE FILTER AND RIP RAP SHOULD EXTEND TO THE TOP OF THE BANK.
5. MAKE SURE THE TOP OF THE RIP RAP APRON IS LEVEL WITH OR SLIGHTLY BELOW THE RECEIVING STREAM.
6. BLEND THE RIP RAP SMOOTHLY TO THE SURROUNDING GRADE.
7. STABILIZE ALL DISTURBED AREAS IMMEDIATELY FOLLOWING INSTALLATION.



SLOPE INSTALLATION DETAIL

1. Prepare soil before installing rolled erosion control products (RECPs), including any necessary application of lime, fertilizer, and seed.
2. Begin at the top of the slope by anchoring the RECPs in a 6"(15cm) deep X 6"(15cm) wide trench with approximately 12"(30cm) of RECPs extended beyond the up-slope portion of the trench. Anchor the RECPs with a row of staples/stakes approximately 12"(30cm) apart in the bottom of the trench. Backfill and compact the trench after stapling. Apply seed to the compacted soil and fold the remaining 12"(30cm) portion of RECPs back over the seed and compacted soil. Secure RECPs over compacted soil with a row of staples/stakes spaced approximately 12"(30cm) apart across the width of the RECPs.
3. Roll the RECPs (A) down or (B) horizontally across the slope. RECPs will unroll with appropriate side against the soil surface. All RECPs must be securely fastened to soil surface by placing staples/stakes in appropriate locations as shown in the staple pattern guide.
4. The edges of parallel RECPs must be stapled with approximately 2" - 5" (5-12.5cm) overlap depending on the RECPs type.
5. Consecutive RECPs spliced down the slope must be end over end (Shingle style) with an approximate 3"(7.5cm) overlap. Staple through overlapped area, approximately 12"(30cm) apart across entire RECPs width.

*NOTE:
In loose soil conditions, the use of staple or stake lengths greater than 6"(15cm) may be necessary to properly secure the RECP's.

NORTH AMERICAN GREEN
5401 St. Wendel - Cynthiana Rd. Poseyville, IN 47633
PH: 800-772-2040
www.nagreen.com

Disclaimer:
The information presented herein is general design information only. For specific applications, consult an independent professional for further design guidance.

Drawn on: 5-4-17

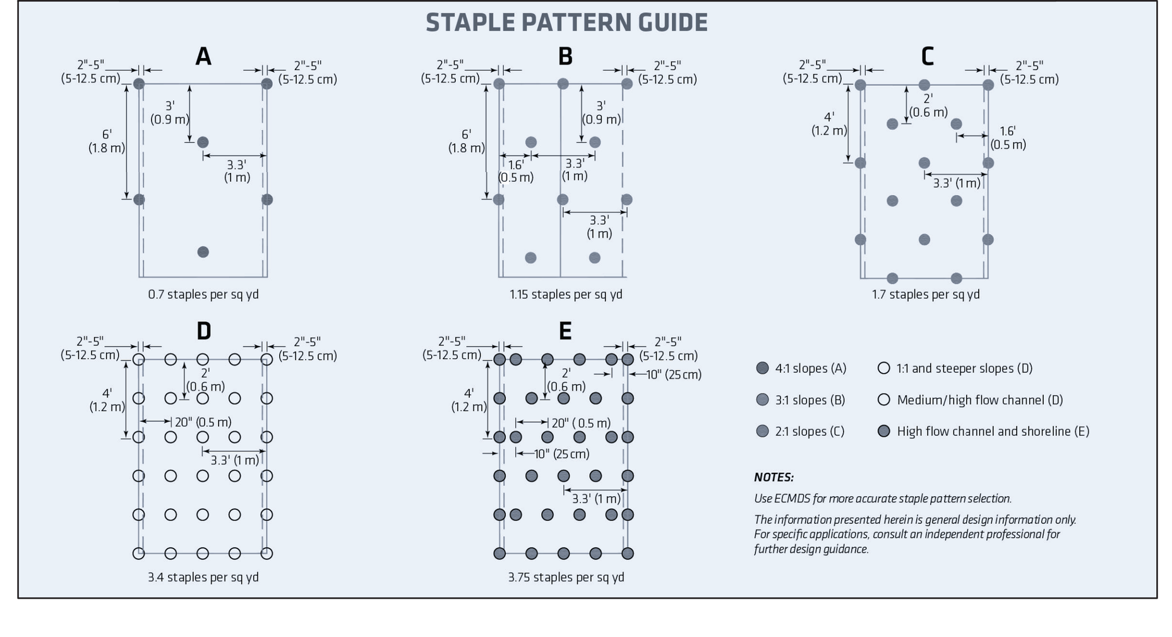
EROSION CONTROL BLANKET

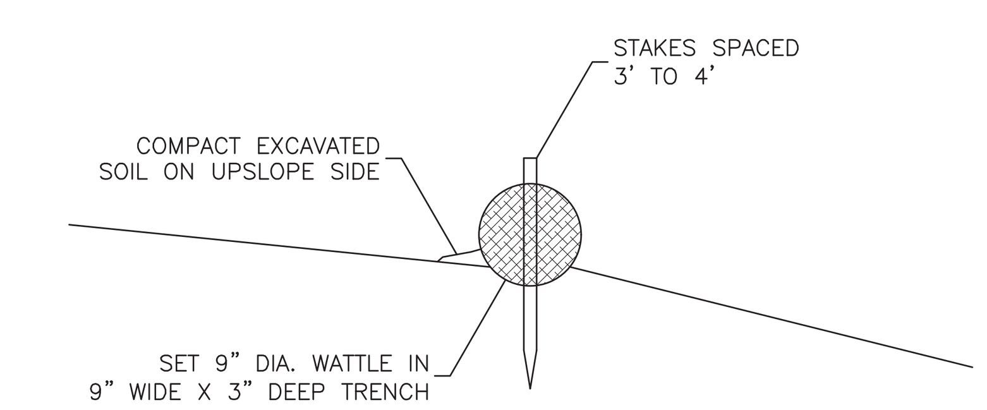
N.T.S.

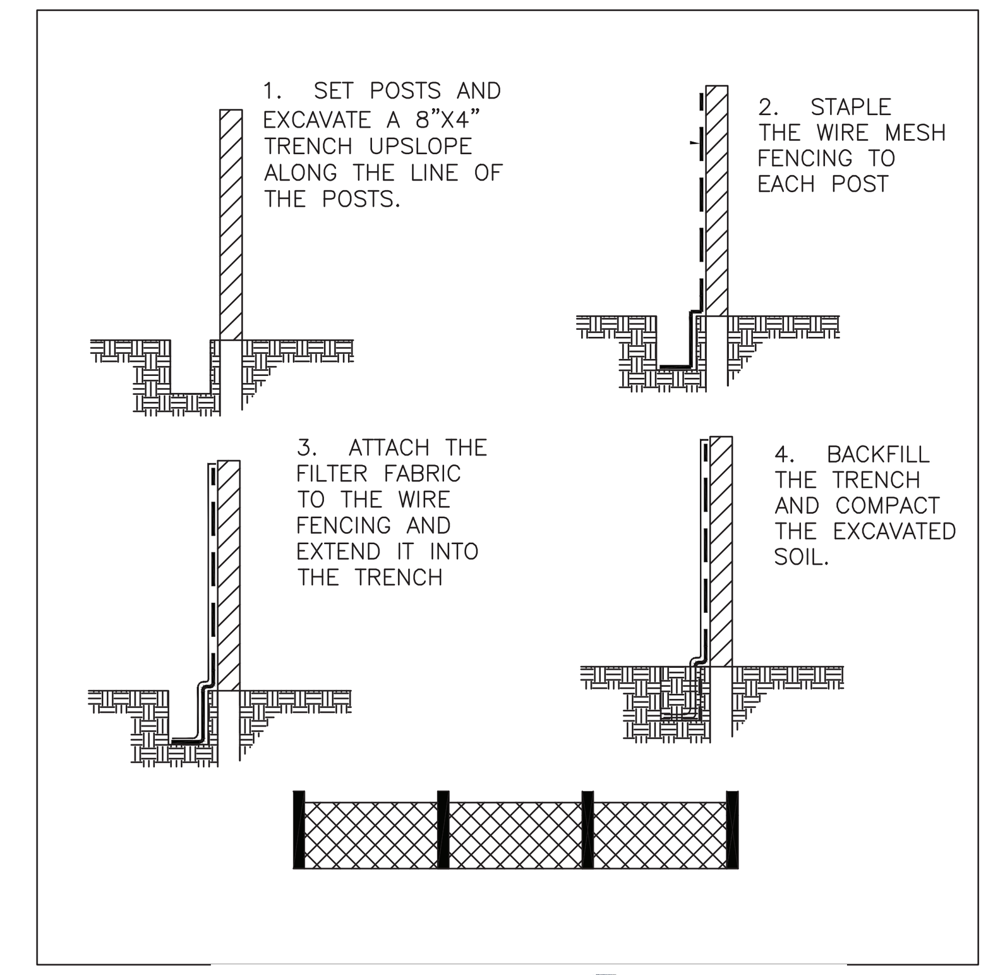
INSTALLATION
1. SELECT THE TYPE AND WEIGHT OF EROSION CONTROL BLANKET TO FIT THE SITE CONDITIONS (E.G., SLOPE, CHANNEL, FLOW VELOCITY) PER THE MANUFACTURER'S SPECIFICATIONS.
2. PREPARE THE SEEDBED, ADD SOIL AMENDMENTS, AND PERMANENTLY SEED THE AREA IMMEDIATELY FOLLOWING SEEDBED PREPARATION.
3. LAY EROSION CONTROL BLANKETS ON THE SEEDED AREA SO THAT THEY ARE IN CONTINUOUS CONTACT WITH THE SOIL WITH EACH UP-SLOPE OR UP-STREAM BLANKET OVERLAPPING THE DOWN-SLOPE OR SOWN-STREAM BLANKET BY AT LEAST 8", OR FOLLOW MANUFACTURER'S RECOMMENDATIONS.
4. TUCK THE UPPERMOST EDGE OF THE UPPER BLANKETS INTO A CHECK SLOT (SLIT TRENCH), BACKFILL WITH SOIL AND TAMP DOWN. IN CERTAIN APPLICATIONS, THE MANUFACTURER MAY REQUIRE ADDITIONAL CHECK SLOTS AT SPECIFIC LOCATIONS DOWN SLOPE FROM THE UPPERMOST EDGE OF THE UPPER BLANKET.
5. ANCHOR THE BLANKETS IN PLACE BY DRIVING STAPLES, PINS, OR SPIKES THROUGH THE BLANKET AND INTO THE UNDERLYING SOIL. FOLLOW AN ANCHORING PATTERN APPROPRIATE FOR THE SITE CONDITIONS AND AS RECOMMENDED BY THE MANUFACTURER

MAINTENANCE
- INSPECT WITHIN 24 HOURS OF EACH RAIN EVENT AND AT LEAST ONCE EVERY SEVEN CALENDAR DAYS.
- CHECK FOR EROSION OR DISPLACEMENT OF THE BLANKET.
- IF ANY AREA SHOWS EROSION, PULL BACK THAT PORTION OF THE BLANKET COVERING THE ERODED AREA, ADD SOIL AND TAMP, RESEED THE AREA, REPLACE AND STAPLE THE BLANKET.

STAPLE PATTERN GUIDE

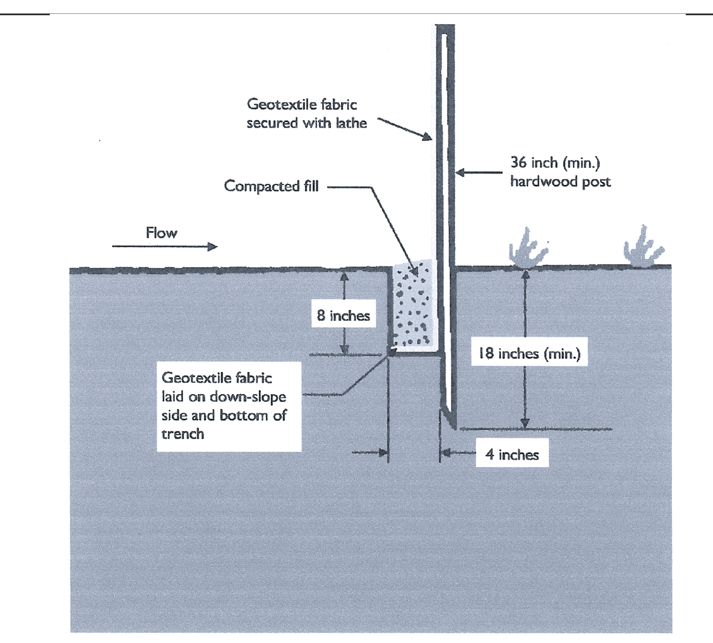




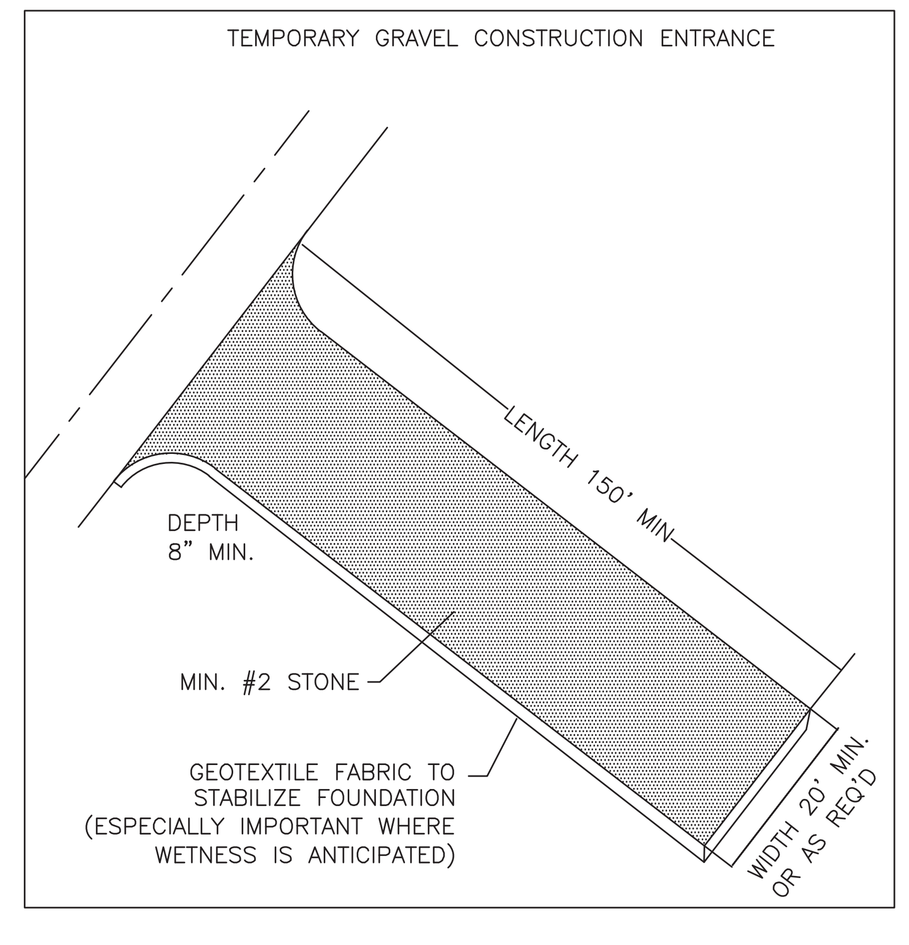


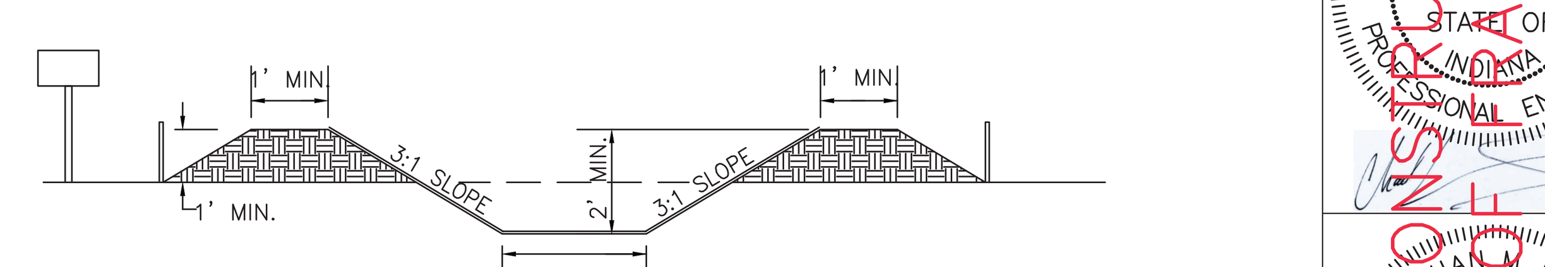
NOTES:

1. PLACE ALONG A LEVEL CONTOUR 5 TO 10 FEET FROM TOE OF SLOPE AND TURN ENDS OF WATTLE UPSLOPE SO THAT BASE OF WATTLE ENDS TERMINATE AT A HIGHER ELEVATION THAN TOP OF WATTLE AT ITS LOWEST POINT.
2. PLACE WATTLE IN TRENCH AND ANCHOR WITH STAKES PER MANUFACTURE RECOMMENDATIONS.
3. WHEN JOINING TWO WATTLES, TIGHTLY ABUT BOTH ENDS OR OVERLAP THE WATTLES APPROXIMATELY SIX INCHES. IF WATTLES ARE JOINED TOGETHER BY ABUTTING THE ENDS, TIE THE ENDS TOGETHER USING HEAVY TWINE OR PLASTIC LOCKING TIES.
4. BACKFILL WITH THE EXCAVATED SOIL AGAINST WATTLE ON UP-SLOPE SIDE. COMPACT FILL TO KEEP WATTLE IN PLACE.
5. INSTALL UNTIL SEEDING HAS BEEN ESTABLISHED.
6. REPAIR OR REPLACE SPLIT, TORN, UNRAVELING, DISLODGE OR SLUMPING WATTLES.
7. IF WATER FLOWS AROUND WATTLE AN CREATES EROSION, FILL AND COMPACT CUTS, EXTEND WITH ADDITIONAL WATTLES WITH SLIGHT UPHILL GRADE.



TEMPORARY GRAVEL CONSTRUCTION ENTRANCE





OR AS REQUIRED TO CONTAIN WASTE CONCRETE

CONCRETE WASHOUT AREA DETAIL
NOT TO SCALE

NOTES:

1. CONC WASHOUT AREA SHALL BE INSTALLED PRIOR TO ANY CONC PLACEMENT ON SITE.
2. SIGNS SHALL BE PLACED AT THE CONSTRUCTION ENTRANCE, AT THE WASHOUT AREA, AND ELSEWHERE AS NECESSARY TO CLEARLY INDICATE THE LOCATION OF THE CONC WASHOUT AREA TO OPERATORS OF CONC TRUCKS AND PUMP RIGS.
3. THE CONC WASHOUT AREA SHALL BE REPAIRED AND ENLARGED AS NECESSARY TO MAINTAIN CAPACITY FOR WASTED CONC.
4. THE CONC WASHOUT SHALL BE CLEANED ONCE HALF FULL.
5. ALL CEMENTITIOUS WASTE SHALL BE COLLECTED AND DISPOSED APPROPRIATELY.
6. AT THE END OF CONSTRUCTION, ALL CONC IN WASHOUT SHALL BE REMOVED AND DISPOSED OF AT AN APPROVED WASTE SITE.
7. WHEN THE CONC WASHOUT AREA IS REMOVED, THE DISTURBED AREA SHALL BE SEEDED AND MULCHED OR OTHERWISE STABILIZED IN A MANNER APPROVED BY THE INSPECTOR.

rev. no.	date	description	by
-	-	-	-

PROJECT NAME
CLIENT: SPRAGUE COMPANIES
FRANKLIN GATEWAY DEVELOPMENT
SECTION 4 – PRIMARY PLAT
FRANKLIN, INDIANA 46131

Independent Land Surveying
414 South Main Street
Brownstown, Indiana 47220
Phone: 812-358-2682
Fax: 812-358-2605
3200 Sycamore Ct. Ste 2A
Columbus, Indiana 47203
Phone: 812-372-0956
Fax: 812-602-0484
www.ilsurveying.com

SHEET TITLE:
EROSION CONTROL DETAILS

drawn by: BS, SS, CC
scale: 1"=30'
date: 11/2/23
job no. 23338

NOT FOR CONSTRUCTION
JAMES C. LEINART
REGISTERED
STATE OF INDIANA
PROFESSIONAL ENGINEER
JONATHAN
REGISTERED
No. LS20200015
STATE OF INDIANA
LAND SURVEYOR

23338 Construction Plans.dwg