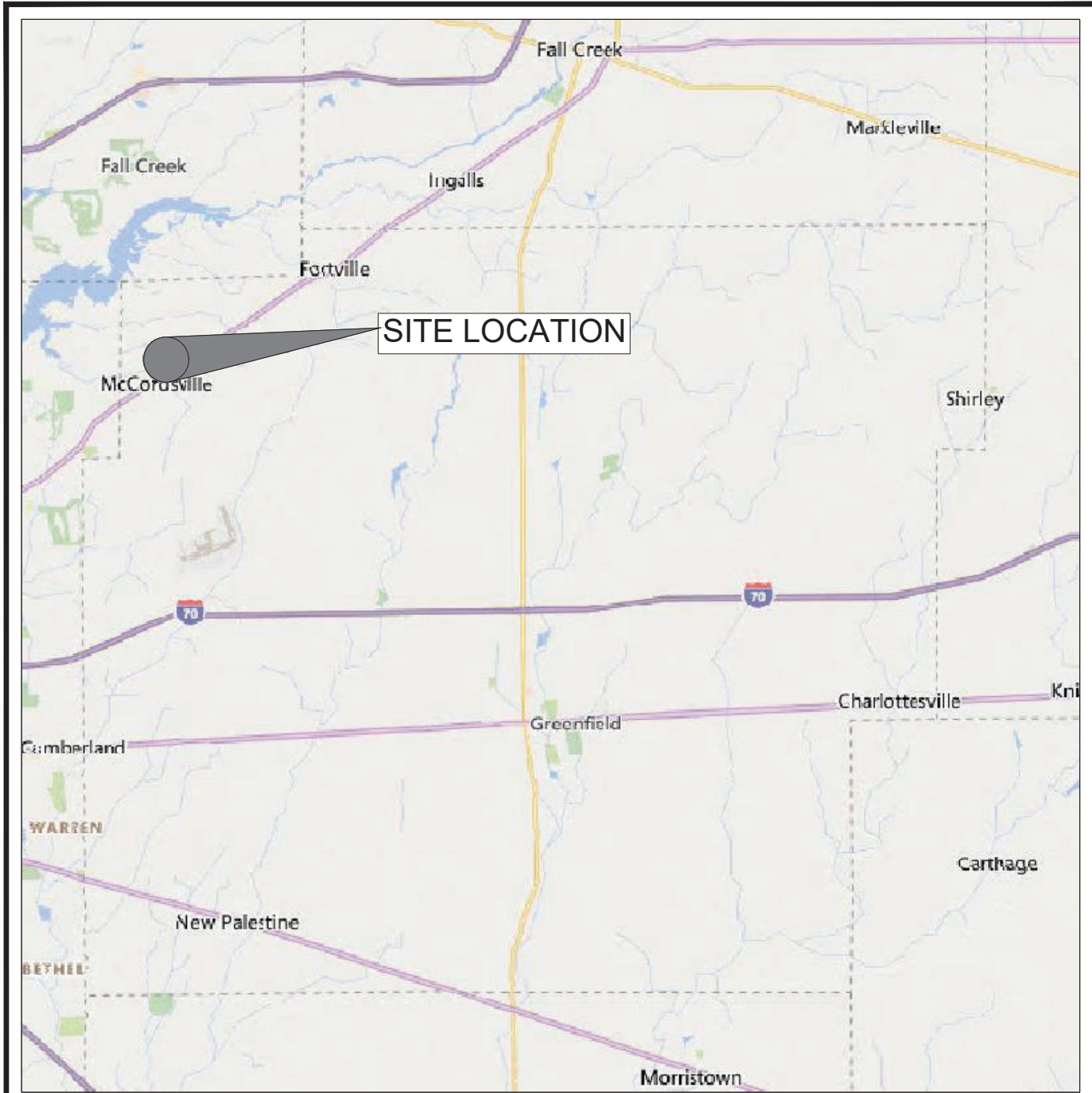


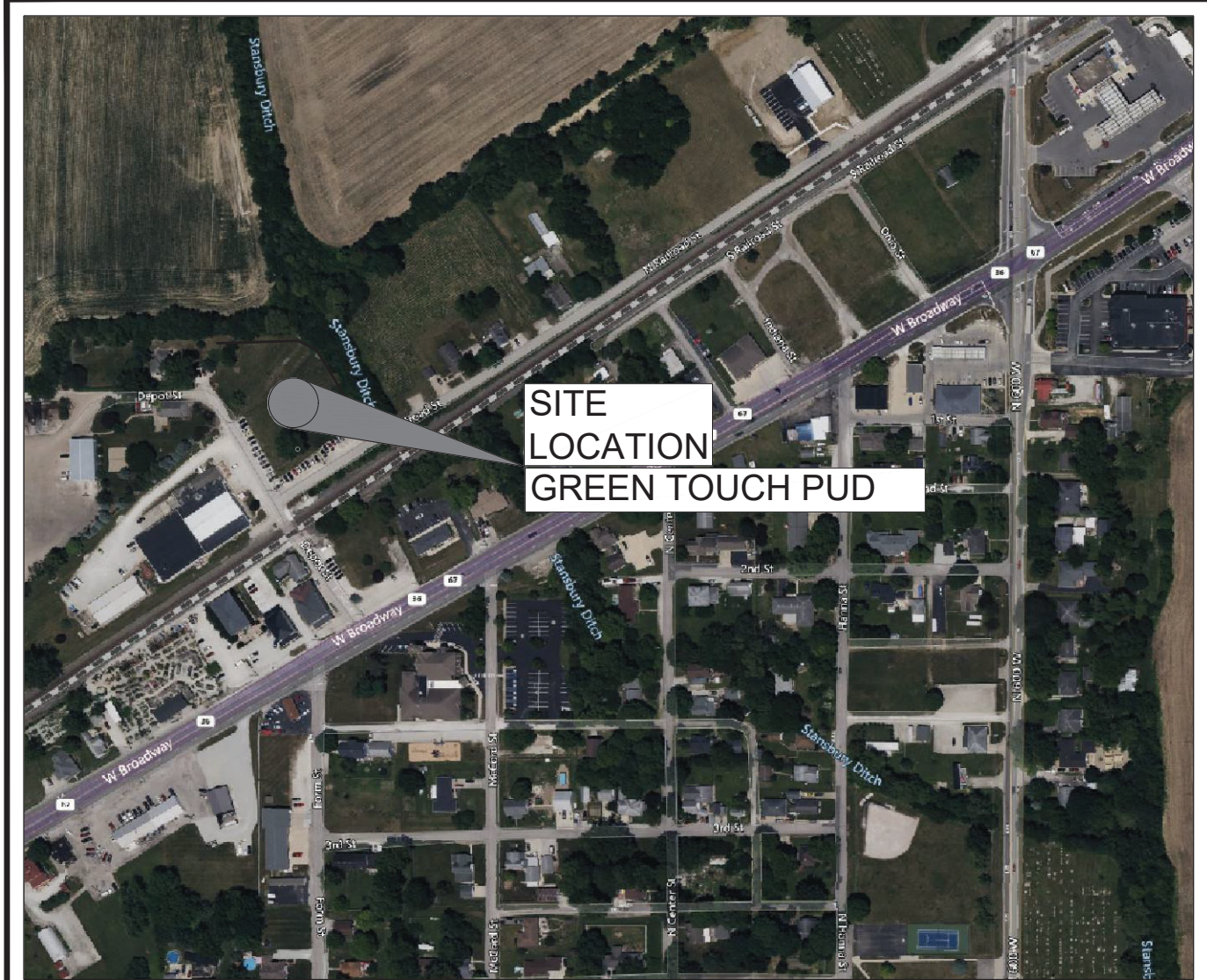
CONSTRUCTION PLANS FOR:  
**GREEN TOUCH**  
**MCCORDSVILLE**

6312 RAILROAD ST  
TOWN OF MCCORDSVILLE, HANCOCK COUNTY, INDIANA  
NE 1/4, SECTION 26, TOWNSHIP 17N, RANGE 5E



COUNTY LOCATION MAP

NOT TO SCALE



SITE VICINITY & ZONING MAP

NOT TO SCALE

PLANS PREPARED FOR:

MACDOUGALL PIERCE CONSTRUCTION  
12720 FORD DRIVE  
FISHERS, IN 46038

Contact Person: ROB WOODCOCK  
317-596-6371  
RWOODCOCK@MACDOUGALLPIERCE.COM

OPERATING AUTHORITIES:

**Town of McCordsville Engineering**  
6280 W 800 N  
McCordsville, IN 46055  
(317) 335-3604

**Town of McCordsville Planning**  
6280 W 800 N  
McCordsville, IN 46055  
(317) 335-3604

**Town of McCordsville Stormwater**  
6280 W 800 N  
McCordsville, IN 46055  
(317) 335-3493

**Town of McCordsville Streets**  
6280 W 800 N  
McCordsville, IN 46055  
(317) 335-3493

**Town of McCordsville Wastewater**  
6280 W 800 N  
McCordsville, IN 46055  
(317) 335-1044

**Hancock County Surveyor**  
111 American Legion Place,  
Suite 171  
Hancock County Annex  
Greenfield, IN 46140  
317-477-1150

**Hancock County Soil and Water Conservation District**  
1101 W Main St N. Greenfield,  
IN 46140  
317-462-2283

**Vectren Energy - Gas**  
16000 Allisonville Road  
Noblesville, IN 46061  
317-776-5560

**Ninestar Connect - Electric and Fiber Optic**  
2243 E Main St.  
Greenfield, IN 46140  
317-326-3131

**Citizens Energy Group - Water**  
Citizens Energy Group/CWA Authority, Inc.  
2150 Dr Martin  
Luther King Jr St  
Indianapolis, IN 46202  
Brad Hostetler (317) 927-4351

GENERAL NOTES:

- THE CONSTRUCTION PLANS SHALL GOVERN OVER ANY OTHER FORM OF MEDIA, WHICH INCLUDES DIGITAL FILES OF THIS PROJECT.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING OR VERIFYING THAT ALL PERMITS AND APPROVALS ARE OBTAINED FROM THE RESPECTIVE CITY, COUNTY, STATE & FEDERAL AGENCIES PRIOR TO STARTING CONSTRUCTION.
- IT SHALL BE THE CONTRACTORS RESPONSIBILITY TO DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES IN THE VICINITY OF THE CONSTRUCTION AREA PRIOR TO STARTING CONSTRUCTION. ONCE ALL UTILITIES HAVE BEEN LOCATED, IT WILL BE THE CONTRACTOR'S RESPONSIBILITY TO MAINTAIN IN SERVICE ALL EXISTING UTILITIES ENCOUNTERED DURING CONSTRUCTION UNLESS OTHERWISE INDICATED IN THE CONSTRUCTION DRAWINGS.
- BEFORE WORKING WITH OR AROUND EXISTING UTILITIES, THE APPLICABLE UTILITY COMPANY SHALL BE CONTACTED BY THE CONTRACTOR. IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY AND COORDINATE CONSTRUCTION WITH ALL RESPECTIVE UTILITIES.
- ALL CONSTRUCTION METHODS AND MATERIALS MUST CONFORM TO CURRENT STANDARDS AND SPECIFICATIONS FOR THE GOVERNING MUNICIPALITY REQUIREMENTS.
- MAINTENANCE OF TRAFFIC NEEDED FOR THIS PROJECT SHALL BE INSTALLED AND MAINTAINED PER INDOT SPECIFICATIONS / STANDARD DRAWINGS, INDOT DESIGN MANUAL, AND THE INDIANA MUTCD MANUAL, ALONG WITH GOVERNING MUNICIPALITY REQUIREMENTS. COORDINATE WITH THE ENGINEER.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL FIELD DIMENSIONS AND SHALL VERIFY ALL DIMENSIONS ON THE SITE PRIOR TO START OF CONSTRUCTION. IF ANY DISCREPANCIES ARE FOUND IN THESE PLANS FROM ACTUAL FIELD CONDITIONS, THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY.
- IT SHALL BE THE RESPONSIBILITY OF THE DEVELOPER AND CONTRACTOR TO MAINTAIN QUALITY CONTROL THROUGHOUT THIS PROJECT.
- ALL GRADES AT THE BOUNDARY SHALL MEET EXISTING GRADES.
- NO WORK SHALL BE CONSTRUCTED OFFSITE UNLESS SHOWN OR DENOTED OTHERWISE WITHIN THESE PLANS.
- NO CONSTRUCTION WORK SHALL BE PERFORMED WITHIN THE ADJACENT OR ONSITE WATER TRIBUTARIES / WATERCOURSES UNLESS SHOWN AND DENOTED AS SUCH OTHERWISE WITHIN THESE PLANS.
- CONTRACTOR SHALL MINIMIZE DAMAGE TO ANY EXISTING TREES UNLESS NOTED OTHERWISE.
- ALL CONSTRUCTION ACTIVITY ON THIS SITE IS TO BE PERFORMED IN COMPLIANCE WITH ALL APPLICABLE O.S.H.A. STANDARDS FOR WORKERS SAFETY.
- BEARINGS, DIMENSIONS, AND EASEMENTS ARE SHOWN FOR REFERENCE ONLY. SEE RECORD SURVEYS AND PLATS FOR EXACT INFORMATION.

SITE DATA:

TOTAL SITE ACREAGE - 2.4 AC.  
TOTAL ACREAGE OF DISTURBANCE - 1.5 AC.  
GROSS SQUARE FOOTAGE OF BUILDING - 7,200 S.F.

PROPOSED CONSTRUCTION START - JUNE 1, 2024  
PROPOSED CONSTRUCTION END - NOVEMBER 30, 2024  
WORK IS SCHEDULED TO BE COMPLETED IN ONE CONTINUOUS CONSTRUCTION PHASE.

SURVEY CONTROL AND VERTICAL DATUM (BENCHMARK) INFORMATION:

- SURVEY CONTROL BY OTHERS: FRITZ ENGINEERING SERVICES, LLC (SEE ATTACHED SURVEYS FOR ADDITIONAL INFORMATION)
- HORIZONTAL DATUM: NAD83
- COORDINATE SYSTEM / BASIS OF BEARING: INDIANA STATE PLANE EAST
- VERTICAL DATUM: NAVD88
- PUBLISHED / CHECK-IN BENCHMARK: SEE SURVEY
- ORTHOMETRIC HEIGHT (ELEVATION) = SEE SURVEY

SPECIFICATIONS:

- ALL WORK SHALL BE IN ACCORDANCE WITH ALL APPLICABLE MCCORDSVILLE STANDARDS, DETAILS, AND SPECIFICATIONS (STANDARDS), LATEST EDITIONS, UNLESS SPECIFICALLY NOTED OTHERWISE.
- INDIANA STATE DEPARTMENT OF TRANSPORTATION (INDOT) STANDARD DRAWINGS AND SPECIFICATIONS, LATEST EDITIONS, SHALL BE INCORPORATED INTO AND UTILIZED WITH THESE PLANS (SUPPLEMENTAL SPECIFICATIONS AND DETAILS).
- CITIZENS WATER STANDARDS, DETAILS, AND SPECIFICATIONS, LATEST EDITIONS, SHALL BE INCORPORATED INTO AND UTILIZED WITH THESE PLANS AS IT PERTAINS TO WATER LINE CONSTRUCTION.
- CITIZENS AND MT VERNON TWP. FIRE DEPARTMENT STANDARDS, DETAILS AND SPECIFICATIONS SHALL BE UTILIZED FOR ALL FIRE PROTECTION WATER LINES AND APPURTENANCE CONSTRUCTION AS IT RELATES TO THIS PROJECT.
- MCCORDSVILLE SANITARY SEWER STANDARDS, DETAILS, AND SPECIFICATIONS, LATEST EDITIONS, SHALL BE INCORPORATED INTO AND UTILIZED WITH THESE PLANS AS IT PERTAINS TO SANITARY MAINS AND LATERAL CONSTRUCTION.
- THE INDIANA MUTCD MANUAL, LATEST EDITION, SHALL BE INCORPORATED INTO AND UTILIZED WITH THESE PLANS.

MAINTENANCE OF TRAFFIC (MOT) NOTES:

ALL MAINTENANCE OF TRAFFIC SHALL BE DESIGNED TO, FOLLOW, AND BE INSTALLED PER THE INDIANA MUTCD MANUAL, INDIANA DEPARTMENT OF TRANSPORTATION (INDOT) SPECIFICATIONS AND STANDARD DRAWINGS, AND INDOT DESIGN MANUAL.

SIGNS & PAVEMENT MARKING NOTES:

ALL SIGNS AND PAVEMENT MARKINGS AND STRIPING SHALL MEET THE CURRENT EDITION OF THE INDIANA MUTCD MANUAL, TRAFFIC CONTROL FOR BICYCLE FACILITIES, AND INDOT STANDARD DRAWINGS AND SPECIFICATIONS AND SHALL BE INSTALLED PER THE INDIANA MUTCD MANUAL, INDIANA DEPARTMENT OF TRANSPORTATION (INDOT) SPECIFICATIONS AND STANDARD DRAWINGS, AND INDOT DESIGN MANUAL.

SHEET LIST TABLE

SHEET NUMBER	SHEET TITLE
C100	COVER SHEET
C101	GENERAL INFORMATION PLAN
V1	SURVEY
V2	SURVEY
C102	EXISTING CONDITIONS & DEMOLITION PLAN
C103	SURVEY INFO
C201	SITE PLAN
C301	GRADING PLAN
C401	UTILITY & DRAINAGE PLAN
C402	STORM PLAN & PROFILES
C403	STORM PLAN & PROFILES, STORM DATA TABLES
C501	INITIAL EROSION CONTROL SWPPP
C502	MASS GRADING & CONSTRUCTION SWPPP
C503	POST CONSTRUCTION SWPPP
C504	SWPPP SEQUENCING & SOILS INFORMATION
C505	CSGP REPORT & SPILL PREVENTION
C506	EROSION CONTROL DETAILS
C601	CURB RAMP & ADA DIAGRAMS
C602	INDOT CURB RAMP DETAILS
C801	SITE DETAILS
C802	SITE DETAILS
C803	UTILITY DETAILS
C804	DRAINAGE DETAILS
C901	GENERAL SPECIFICATIONS
L101	LANDSCAPE PLAN
1-12	MCCORDSVILLE STANDARD DETAILS

STORMWATER INFRASTRUCTURE SUMMARY TABLE (PRIVATE)

DESCRIPTION	QUANTITY	UNITS
12" HDPE	308	LF
30"X30" BOX INLET	2	EACH
OUTLET CONTROL STRUCTURE	1	EACH
FLARED END SECTION	3	EACH
NEW STORMWATER QUALITY MEASURE	NORTHING COORDINATE	EASTING COORDINATE
DETENTION BASIN	1,692,624.9	255,925.8

QUANTITIES NOTE:

ANY AND ALL QUANTITY TABLES, NOTES OR VALUES AS SHOWN ON THESE PLANS ARE FOR REFERENCE ONLY. THE PLANS, DETAILS, AND SPECIFICATIONS GOVERN. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO REVIEW THE ENTIRE CONSTRUCTION SET AND DETERMINE ALL THE FINAL QUANTITIES FOR ALL NECESSARY ITEMS REQUIRED TO COMPLETE THIS PROJECT. THE OWNER OR THE ENGINEER WILL NOT BE HELD LIABLE OR RESPONSIBLE FOR ESTIMATES NOT CONFIRMED BY THE CONTRACTORS. THE CONTRACTOR SHALL VERIFY ALL QUANTITIES PRIOR TO BIDDING AND CONSTRUCTION. IF DISCREPANCIES ARE FOUND, CONTACT THE ENGINEER IMMEDIATELY.



PRELIMINARY  
NOT FOR  
CONSTRUCTION

1. REV PER TAG COMMENTS	4/1/2024	AF
REVISIONS AND ISSUES	DATE	BY

GENERAL NOTES / LEGEND:



PROJECT LOCATION:  
6312 RAILROAD ST  
MCCORDSVILLE, INDIANA 46055  
HANCOCK COUNTY  
SECTION, TOWNSHIP, RANGE:  
NE 1/4, S26, T17N, R5E

CLIENT:  
**MacDOUGALL PIERCE CONSTRUCTION**  
12720 FORD DRIVE  
FISHERS, IN 46038

PLAN DATE:  
3/8/2024

DESIGN: AF CHECK: AF DRAWN: KG  
PROJECT NO:  
2308005

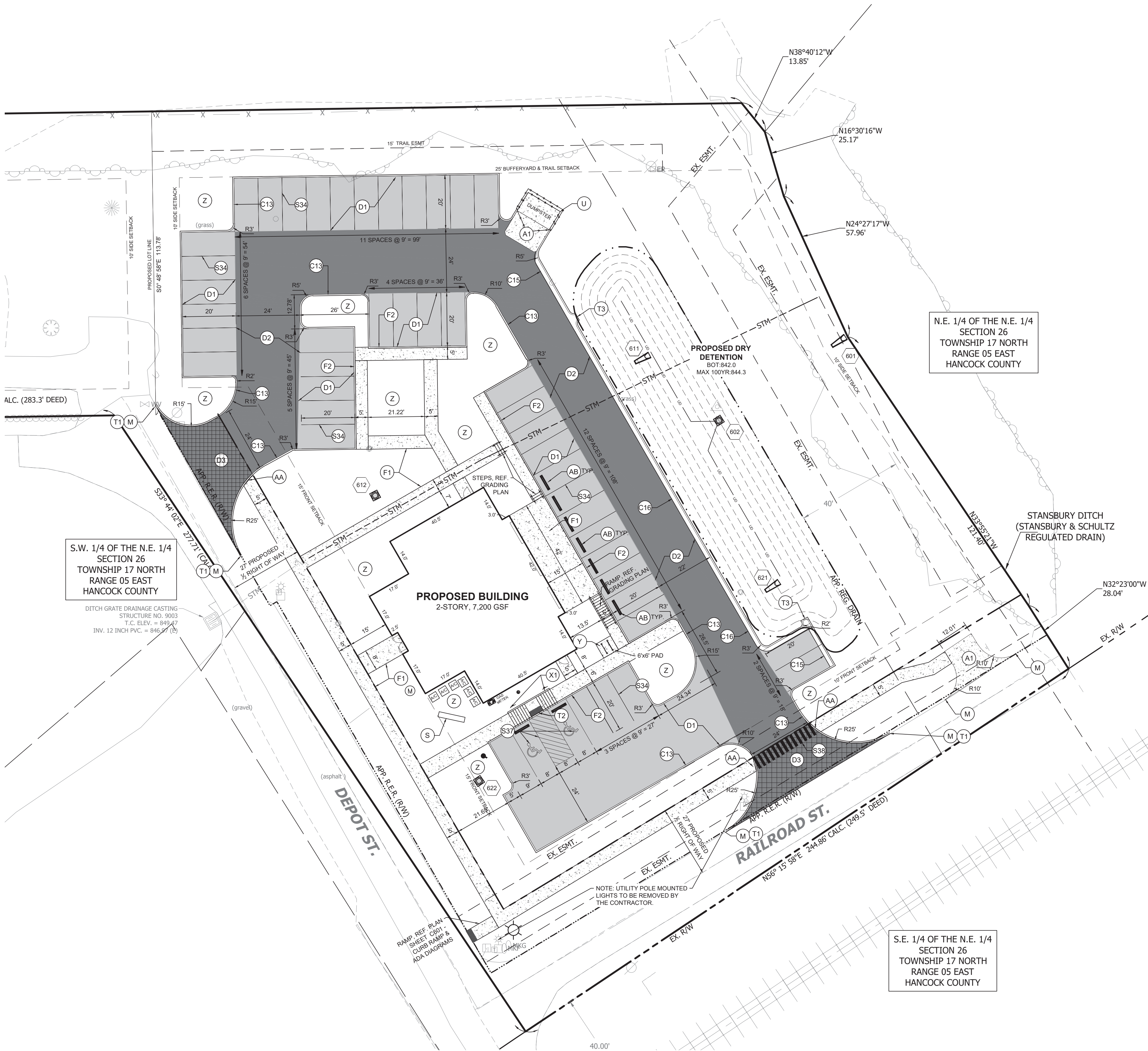
SHEET NAME:

COVER SHEET

SHEET NO.

C100





0 20' 40'  
SCALE: 1" = 20'

KEY NOTES:

- A1 CONCRETE PAVEMENT
- C13 CONCRETE 6 INCH "STRAIGHT" CURB
- C15 CONCRETE CHAIRBACK CURB AND GUTTER
- C16 CURB AT TOP OF SLOPE
- D1 LIGHT DUTY ASPHALT PAVEMENT
- D2 HEAVY DUTY ASPHALT PAVEMENT
- D3 PUBLIC RIGHT-OF-WAY GOVERNING MUNICIPALITY ASPHALT PAVEMENT
- E EXISTING CURB / PAVEMENT / SIDEWALK TO REMAIN
- F1 CONCRETE SIDEWALK
- F2 CONCRETE INTEGRAL / MONOLITHIC CURB AND WALK
- I INLET / CASTING CONCRETE COLLAR APRON
- K ROADWAY PAVEMENT REPAIR CUTS (FULL DEPTH AS REQUIRED) FOR UTILITY TRENCH CONSTRUCTION. PAVEMENT TYPE, LIMITS, AND SUB-GRADE SHALL MATCH THE GOVERNING MUNICIPALITY REPAIR CUT RIGHT-OF-WAY DETAILS. THE BACKFILL REQUIREMENTS FOR THE TRENCH SHALL MEET THE CORRESPONDING UTILITY REQUIREMENTS FOR THAT TYPE OF PIPE INSTALLATION. THE PAVEMENT SHALL MATCH EXISTING GRADES.
- L EXTERIOR LIGHTS. VERIFY FINAL LOCATION WITH PHOTOMETRIC PLAN.
- M MATCH INTO EXISTING
- S MONUMENT SIGN
- S34 4 INCH SOLID WHITE PAVEMENT STRIPING (TYP.)
- S37 ADA BLUE PAVEMENT STRIPING AND MARKINGS
- S38 WHITE PAVEMENT CROSSWALK MARKING, "CONTINENTAL" STYLE
- T1 CURB TAPER
- T2 FLUSH CURB FOR RAMP TRANSITION
- T3 CURB TURNOUT / CHUTE
- U DUMPSTER ENCLOSURE (SEE ARCHITECTURAL PLANS)
- X1 HANDICAP PARKING SIGN
- Y BICYCLE PARKING
- Z LANDSCAPE AREA
- AA SIDEWALK TRANSITION AT COMMERCIAL DRIVE (REF. INDOT DETAILS)
- AB CONCRETE PARKING BARRIER

**FRITZ**  
ENGINEERING SERVICES

14020 MISSISSINNEWA DRIVE  
CARMEL, INDIANA 46033  
P: 317.324.8695 F: 317.324.8717  
www.Fritz-Eng.com

PRELIMINARY  
NOT FOR  
CONSTRUCTION

REVISIONS AND ISSUES	DATE	BY
1 REV PER TAC COMMENTS	4/1/2024	AF

GENERAL NOTES / LEGEND:

"IT'S THE  
LAW"  
**811**

Know what's below.  
Call before you dig.  
2 WORKING DAYS BEFORE YOU DIG.

PROJECT:

**GREEN TOUCH**  
SERVICES  
MCCORDSVILLE

PROJECT LOCATION:  
6312 RAILROAD ST  
MCCORDSVILLE, INDIANA 46055  
HANCOCK COUNTY

SECTION, TOWNSHIP, RANGE:  
NE 1/4, S26, T17N, R5E

CLIENT:

**MacDOUGALL PIERCE  
CONSTRUCTION**

12720 FORD DRIVE  
FISHERS, IN 46038

PLAN DATE:  
3/8/2024

DESIGN: AF CHECK: AF DRAWN: KG

PROJECT NO:  
2308005

SHEET NAME:  
SITE PLAN

SHEET NO.:  
C201

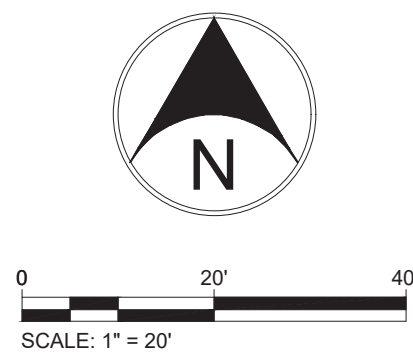
DESIGNED BY: J. FRITZ  
DATE: 3/8/2024  
BY: J. FRITZ  
CHECKED BY: K. GILBERT  
DRAWN BY: K. GILBERT  
PROJECT NO: 2308005  
SHEET NO: C201  
SHEET TITLE: SITE PLAN

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## XX

1. UTILITY CROSSINGS UNDER EXISTING PAVEMENT SHALL BE DIRECTIONAL BORED OR JACK & BORED. OPEN CUTS SHALL BE AVOIDED.
2. ALL NEW STORM STRUCTURES WITH OPEN GRATES WITHIN PAVED AREAS SHALL HAVE CONCRETE COLLARS. REFERENCE DETAILS.
3. ALL PROPOSED END SECTIONS SHALL HAVE TOE ANCHORS AND ANIMAL GUARDS INSTALLED.
4. CONTRACTOR TO VERIFY ROOF DRAIN / DOWNSPOUT LOCATIONS PER ARCH. / M.E.P. PLANS AND ADJUST ROOF DRAIN CONNECTIONS AND HEAD / COLLECTOR PIPES ACCORDINGLY. ALL ROOF DRAINS TO BE CAPTURED AND DRAIN INTO THE PROPOSED STORM SEWER SYSTEM AND ROUTED THROUGH WATER QUALITY UNIT / DETENTION FACILITY.
5. SANITARY LATERALS SHALL MAINTAIN 4 FEET OF COVER.
6. WHERE SANITARY SEWER / LATERAL RUNS UNDER OR WITHIN 5 FEET OF HARDCAPES (PAVEMENT SURFACES), SEWER PIPING MUST BE BACKFILLED WITH GRANULAR MATERIAL. SEE CORRESPONDING SANITARY COMPANY STANDARDS, SPECIFICATIONS AND DETAILS.
7. TEN (10) GAUGE TRACER WIRE PLACED ON TOP OF SEWER PIPING OR LATERALS FROM THE BUILDING GLEANOUT TO THE DOWNSTREAM CONNECTION POINT REQUIRED FOR ENTIRE LENGTH OF SEWER PIPING / LATERALS. SEE DETAILS.
8. SEE SANITARY, STORM AND UTILITY NOTES FOR ADDITIONAL INFORMATION.
9. SEE STORM AND SANITARY SEWER STRUCTURE AND PIPE TABLES FOR SEWER STRUCTURE INFORMATION, INVERTS, RIM / CASTING ELEVATIONS, AND PIPE MATERIALS, SIZES AND LENGTHS.
10. ALL WATERLINES SHALL MAINTAIN A MINIMUM OF 54 INCHES OF COVER.
11. CONTRACTOR TO COORDINATE ALL WATERLINE CONNECTIONS, PIPE TYPE AND DIAMETERS, APPURTENANCES, ETC. WITH M.E.P. / ARCHITECTURAL PLANS, GOVERNING WATER UTILITY COMPANY, AND LOCAL FIRE DEPARTMENT (REGARDING FIRE WATERLINES AND APPURTENANCES).
12. SANITARY SEWERS AND / OR LATERALS, ALL WATERLINES, AND STORM SEWERS (INCLUDING UNDERDRAINS) SHALL MAINTAIN 10 FEET MINIMUM HORIZONTAL SEPARATION AND 18 INCHES MINIMUM VERTICAL SEPARATION BETWEEN EACH OTHER AS MEASURED FROM EXTERIOR PIPE WALLS.



1 REV PER TAC COMMENTS	4/1/2024	AF
REVISIONS AND ISSUES	DATE	BY

"IT'S THE  
LAW"  
**811**

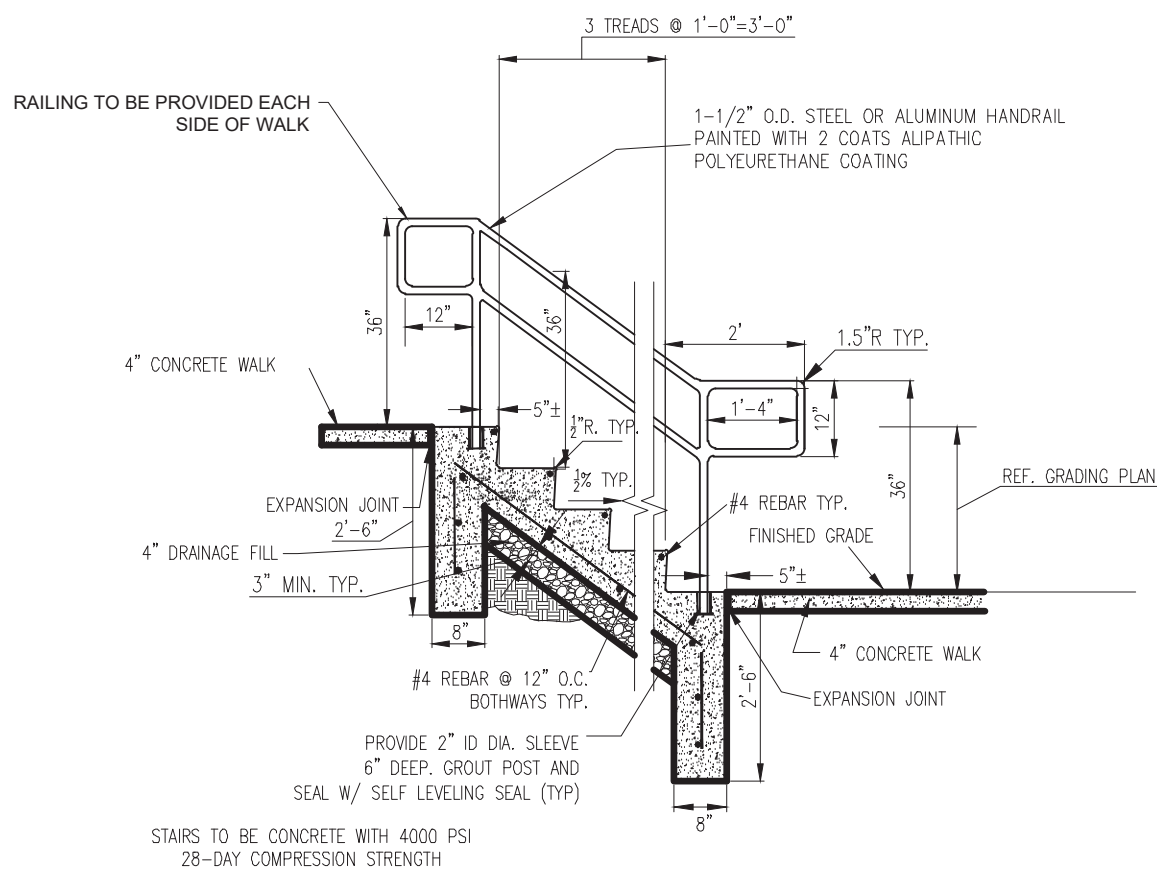
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WORKING DAYS BEFORE YOU DIG



PLAN DATE:			3/8/2024		
DESIGN: AF		CHECK: AF		DRAWN: KG	
PROJECT NO.			2308005		
SHEET NAME					
<b>UTILITY &amp; DRAINAGE PLAN</b>					
SHEET NO.			C401		

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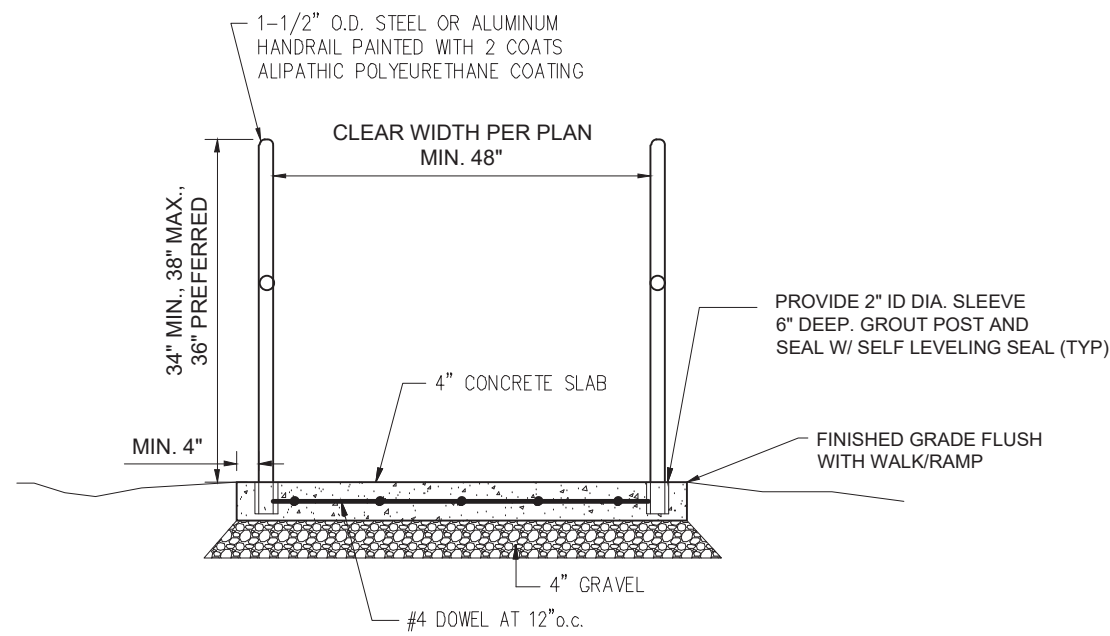




## CONCRETE STAIRS DETAIL

NOT TO SCALE

- NOTE:
- HANDRAILS SHALL BE PROVIDED ALONG BOTH SIDES OF STAIR SEGMENTS. THE INSIDE HANDRAIL ON SWITCHBACK OR DOGLEG RAMPS SHALL ALWAYS BE CONTINUOUS.
  - IF HANDRAILS ARE NOT CONTINUOUS, THEY SHALL EXTEND AT LEAST 12 IN (305 MM) BEYOND THE TOP AND BOTTOM OF THE STEP SEGMENT AND SHALL BE PARALLEL WITH THE FLOOR OR GROUND SURFACE.
  - THE CLEAR SPACE BETWEEN THE HANDRAIL AND THE WALL SHALL BE 1 - 1/2 IN (38 MM).
  - GRIPPING SURFACES SHALL BE CONTINUOUS.
  - TOP OF HANDRAIL GRIPPING SURFACES SHALL BE MOUNTED BETWEEN 34 IN AND 38 IN (865 MM AND 965 MM) ABOVE STAIR SURFACES.
  - ENDS OF HANDRAILS SHALL BE EITHER ROUNDED OR RETURNED SMOOTHLY TO FLOOR, WALL, OR POST.
  - HANDRAILS SHALL NOT ROTATE WITHIN THEIR FITTINGS.



## TOP/BOTTOM OF STEPS SECTION DETAIL

NOT TO SCALE

### GENERAL FOUNDATION NOTES

- SOIL BEARING CAPACITY AS PER CBC 2016:  
TYPE OF FOOTING --- SHALLOW, SPREAD FOOTING SYSTEM.  
MINIMUM EMBEDMENT : 24" BELOW LOWEST ADJACENT NATURAL GROUND OR COMPACTED FILL.

DESIGN SOIL PRESSURE:  
CONTINUOUS FTG. : 1500 PSF  
ISOLATED FTG. : 1500 PSF

- FOR ALL DIMENSIONS, CURBS, SLAB DEPRESSIONS, STOP-FLOOR DRAINS, SINKS, TRENCHES, UNDERFLOOR DUCTS AND CONDUITS. SEE ARCHITECTURAL, MECHANICAL, REFRIGERATION, AIR CONDITIONING, PLUMBING & ELECTRICAL DRAWINGS, TRENCH BACKFILL AS PER SOIL REPORT REQUIREMENTS.
- BOTTOM OF A COLUMN FOOTING WITHIN A DISTANCE EQUAL TO TRENCH FROM THE TRENCH MUST BE AT THE SAME ELEVATION AS BOTTOM OF TRENCH. PROVIDE 16" X 16" CONCRETE PEDESTAL, POUR WITH FOOTING 4-#6 VERTICAL BARS WITH #3 TIES AT 12" O.C. 3 - #3 TIES AT 3" O.C. AT TOP.
- BRIDGE CONTINUOUS FOOTING OVER TRENCH WITH 4 - #6 X 18'-0" LONG BARS AT BOTTOM. CENTER BARS ON TRENCH. VERIFY ALL CONDITIONS IN FIELD.
- ALL PLANTERS IN CLOSE PROXIMITY TO THE STRUCTURE SHALL HAVE ADEQUATE DRAINAGE OF SURFACE WATER TO PREVENT SATURATION OF SOIL UNDER FOUNDATION.
- USE STEPPED FOOTING DETAIL AS REQUIRED, SEE PLAN.

### REINFORCING STEEL

- REINFORCING STEEL SHALL BE DEFORMED BARS OF INTERMEDIATE GRADE CONFORMING TO ASTM SPECIFICATION: A615 GRADE 40 FOR BARS #4 AND SMALLER; A615 GRADE 60 FOR BARS #5 AND LARGER. MESH REINFORCING SHALL BE 6X6 - W1.4 X W1.4 UNLESS SHOWN OTHERWISE, CONFORMING TO ASTM SPECIFICATION A185.
- REINFORCEMENT MARKED CONTINUOUS MAY BE SPLICED BY LAPPING 64 BAR DIAMETERS IN MASONRY WITH A 24 INCH MINIMUM LAP EACH CASE.
- MIN LAP OF WELDED WIRE FABRIC SHALL BE 6" OR ONE FULL MESH, WHICHEVER IS GREATER.
- DOWELS FROM FOOTINGS SHALL BE OF THE SAME SIZE AND SPACING AS VERTICAL WALLS AND COLUMNS REINFORCEMENT, UNLESS NOTED OTHERWISE ON PLANS.
- PROVIDE SPACER BARS, SPREADERS, CHAIRS, BLOCKS, ETC., AS REQUIRED TO SECURELY HOLD STEEL IN PLACE.
- REINFORCING BARS CONFORMING TO ASTM A706 SHALL BE USED FOR REBARS REQUIRING WELDING AND ALL GRADE BEAM REINFORCING.

### CONCRETE

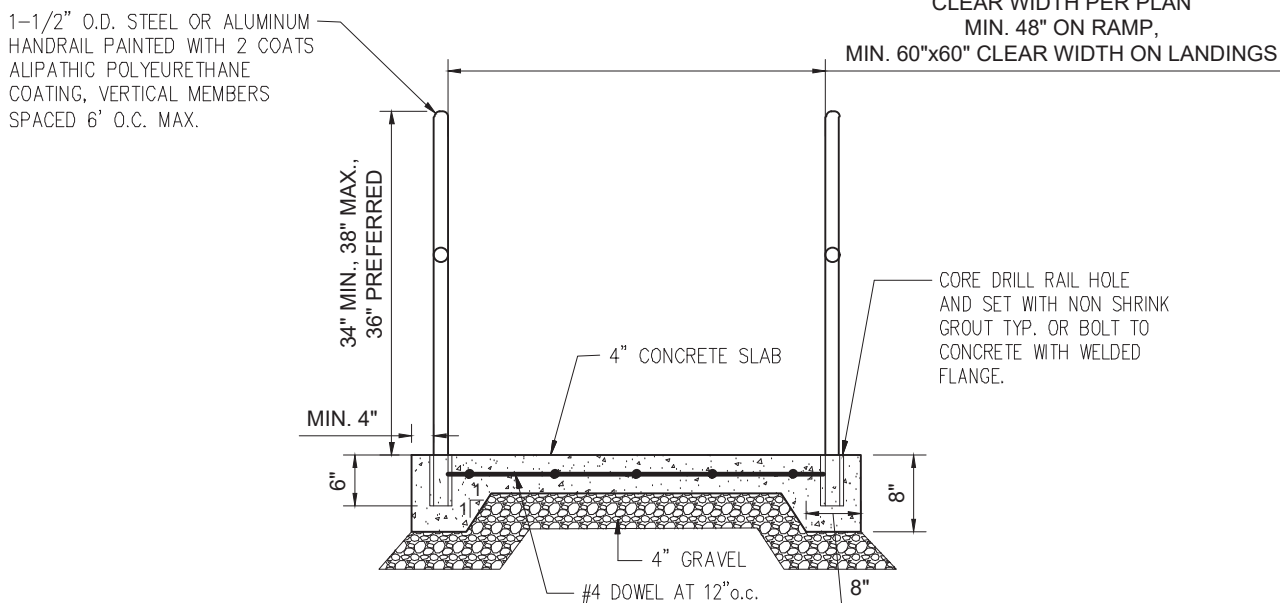
- PORTLAND CEMENT SHALL BE TYPE I OR II CONFORMING TO ASTM SPECIFICATION C150. AGGREGATES SHALL BE NORMAL WEIGHT CONFORMING TO ASTM SPECIFICATION C33, WITH PROVEN SHRINKAGE CHARACTERISTICS OF LESS THAN 0.04%. USE SPECIAL TYPE OF CEMENT WHERE REQUIRED BY SOIL CONDITIONS --- SEE SOIL REPORT.
- ALL CONCRETE SHALL BE DESIGNED BY APPROVED LABORATORY, AND DESIGN MIX SHALL SUBMIT TO ARCHITECT/ENGINEER FOR REVIEW AND OBTAIN APPROVAL PRIOR TO USE. MAXIMUM SLUMP SHALL BE 4" U.N.O. USE MINIMUM OF FIVE SACKS OF CEMENT PER CUBIC YARD. CONC. FOOTING (WALL CONT. FTG.) : 3000 PSI @ 28 DAY CONC. FOOTING (COLUMN PAD)\* : 3000 PSI @ 28 DAY GRADE BEAM : 3000 PSI @ 28 DAY SLAB ON GRADE\* : 3000 PSI @ 28 DAY
- CONCRETE SHALL HAVE A MINIMUM CEMENT CONTENT PER CUBIC YARD AS FOLLOWS U.N.O.:  
3000 PSI - 470#  
4000 PSI - 564#  
5000 PSI - 611#

COMPRESSIVE STRENGTH	NON AIR ENTRAINMENT	AIR ENTRAINMENT
3000 PSI	0.55	0.50
4000 PSI	0.50	0.45
5000 PSI	0.45	0.40

- PROVIDE 6" (±1%) AIR ENTRAINMENT IN ALL CONCRETE EXPOSED TO WEATHER.
- FOR SLAB ON GRADE, THE MINIMUM CEMENT CONTENT SHALL BE BASED ON THE MAXIMUM SIZE OF AGGREGATE AS FOLLOWS:

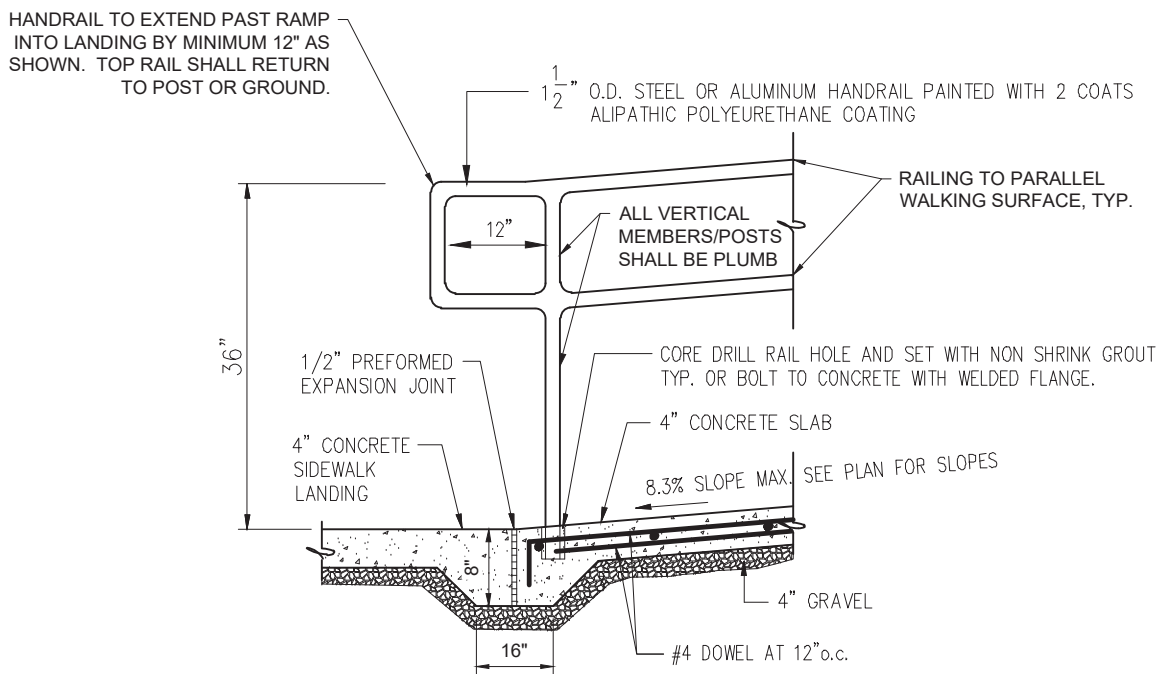
MAX. SIZE OF AGGREGATE IN INCHES	CEMENT LB. PER CUBIC YARD
1 1/2	470#
1	520#
3/4	540#
1/2	590#

- NO PIPES OR DUCTS SHALL BE PLACED IN STRUCTURAL CONCRETE UNLESS SPECIFICALLY DETAILED. SEE ARCHITECTURAL AND MECHANICAL DRAWINGS FOR LOCATION OF SLEEVES, MOULDS, FLOOR HINGES, ETC., TO BE CAST INTO THE CONCRETE.
- VIBRATION OF CONCRETE SHALL BE PERFORMED IN ACCORDANCE WITH THE PORTLAND CEMENT ASSOCIATION SPECIFICATION.
- CONCRETE SHALL BE MAINTAINED IN A MOIST CONDITION FOR A MINIMUM OF SEVEN DAYS AFTER ITS PLACEMENT: APPROVED CURING COMPOUNDS MAY BE USED IN LIEU OF MOIST CURING.



## RAMP SECTION DETAIL

NOT TO SCALE



## RAMP TERMINATION DETAIL

NOT TO SCALE

### NOTE:

- HANDRAILS SHALL BE PROVIDED ALONG BOTH SIDES OF RAMP SEGMENTS. THE INSIDE HANDRAIL ON SWITCHBACK OR DOGLEG RAMPS SHALL ALWAYS BE CONTINUOUS.
- IF HANDRAILS ARE NOT CONTINUOUS, THEY SHALL EXTEND AT LEAST 12 IN (305 MM) BEYOND THE TOP AND BOTTOM OF THE RAMP SEGMENT AND SHALL BE PARALLEL WITH THE FLOOR OR GROUND SURFACE.
- THE CLEAR SPACE BETWEEN THE HANDRAIL AND THE WALL SHALL BE 1 - 1/2 IN (38 MM).
- GRIPPING SURFACES SHALL BE CONTINUOUS.
- TOP OF HANDRAIL GRIPPING SURFACES SHALL BE MOUNTED BETWEEN 34 IN AND 38 IN (865 MM AND 965 MM) ABOVE RAMP SURFACES.
- ENDS OF HANDRAILS SHALL BE EITHER ROUNDED OR RETURNED SMOOTHLY TO FLOOR, WALL, OR POST.
- HANDRAILS SHALL NOT ROTATE WITHIN THEIR FITTINGS.

### NOTE:

CONTRACTOR SHALL ENSURE ALL RAMPS ARE FULLY ADA COMPLIANT INCLUDING, BUT NOT LIMITED TO, RAMP SURFACE MATERIAL/TEXTURE, LANDINGS, SLOPES, RAILINGS, ETC. CONTRACTOR SHALL NOTIFY THE ENGINEER OF ANY DISCREPANCIES BETWEEN THE PROVIDED PLANS AND DETAILS AND THE ADA REQUIREMENTS.

## SOLID STATE AREA LIGHTING SIGMA SERIES-PLED

### FEATURES

**Luminaire**  
Heavy cast low copper aluminum assembly (A356 alloy, <0.2% copper). Minimum wall thickness is .188". Traditional styling of the housing provided with cast aluminum housing top hinges for easy access.

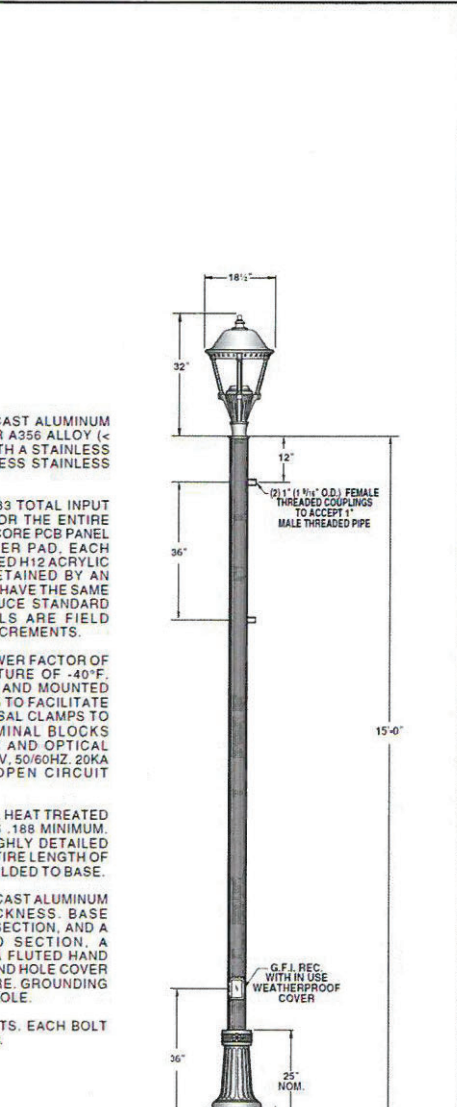
**PLED® Optics**  
Emitters (LED's) are arrayed on a metal core PCB panel with each emitter located on a copper thermal transfer pad and enclosed by an LED refractor. LED optics completely seal each individual emitter to meet an IP66 rating. In asymmetric distributions, a micro-reflector inside the refractor re-directs the house side emitter output towards the street side and functions as a house side shielding element. Refractors are injection molded H12 acrylic. Each LED refractor is sealed to the PCB over an emitter and all refractors are retained by an aluminum frame. Any one Panel, or group of Panels in a luminaire, have the same optical pattern. LED refractors produce standard site/area distributions. Panels are field replaceable and field rotatable in 90° increments.

**LED Emitters**  
High output LED's are utilized with drive currents ranging from 350mA to 875mA 70CRI Minimum. LED's are available in standard Neutral White (4000K), or optional Cool White (5000K) or Warm White (3000K). Consult Factory for other LED options.

**LED Driver**  
Constant current electronic with a power factor of > .90 and a minimum operating temperature of -40°F/-40°C. Driver(s) is/are UL and cUL recognized. In-line terminal blocks facilitate wiring between the driver and optical arrays. Drivers accept an input of 120-277V, 50/60Hz or 347V-480V, 50/60Hz (0 - 10V dimmable driver is standard. Driver has a minimum of 30V internal surge protection. Luminaire supplied with 20KV surge protector for field installation.)

**Amber LED's**  
PCA (Phosphor Converted Amber) LED's utilize phosphors to create color output similar to UPS lamps and have a slight output in the blue spectral bandwidth. True (True Amber) LED's utilize material that emits light in the amber spectral bandwidth only without the use of phosphors.

**Finish**  
Polyester powder coat incorporates four step iron phosphate process to pretreat metal surface for maximum adhesion. Top coat is baked at 400°F for maximum hardness and exterior durability.



SUN VALLEY LIGHTING		PART NO.	REV.
DATE	REVISION	DATE	BY
10/13/2022	CS-7945		

6280 W 800 N, MCCORDSVILLE, IN 46055 | (317) 335-5113 | WWW.MCCORDSVILLE.ORG

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GENERAL NOTES / LEGEND:



Know what's below.  
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2 WORKING DAYS BEFORE YOU DIG.

PROJECT:  
**GREEN TOUCH SERVICES**  
**MCCORDSVILLE**

PROJECT LOCATION:  
6312 RAILROAD ST  
MCCORDSVILLE, INDIANA 46055  
HANCOCK COUNTY

SECTION, TOWNSHIP, RANGE:  
NE 1/4, S26, T17N, R5E

CLIENT:  
**MacDOUGALL PIERCE CONSTRUCTION**  
12720 FORD DRIVE  
FISHERS, IN 46038

PLAN DATE:  
3/8/2024

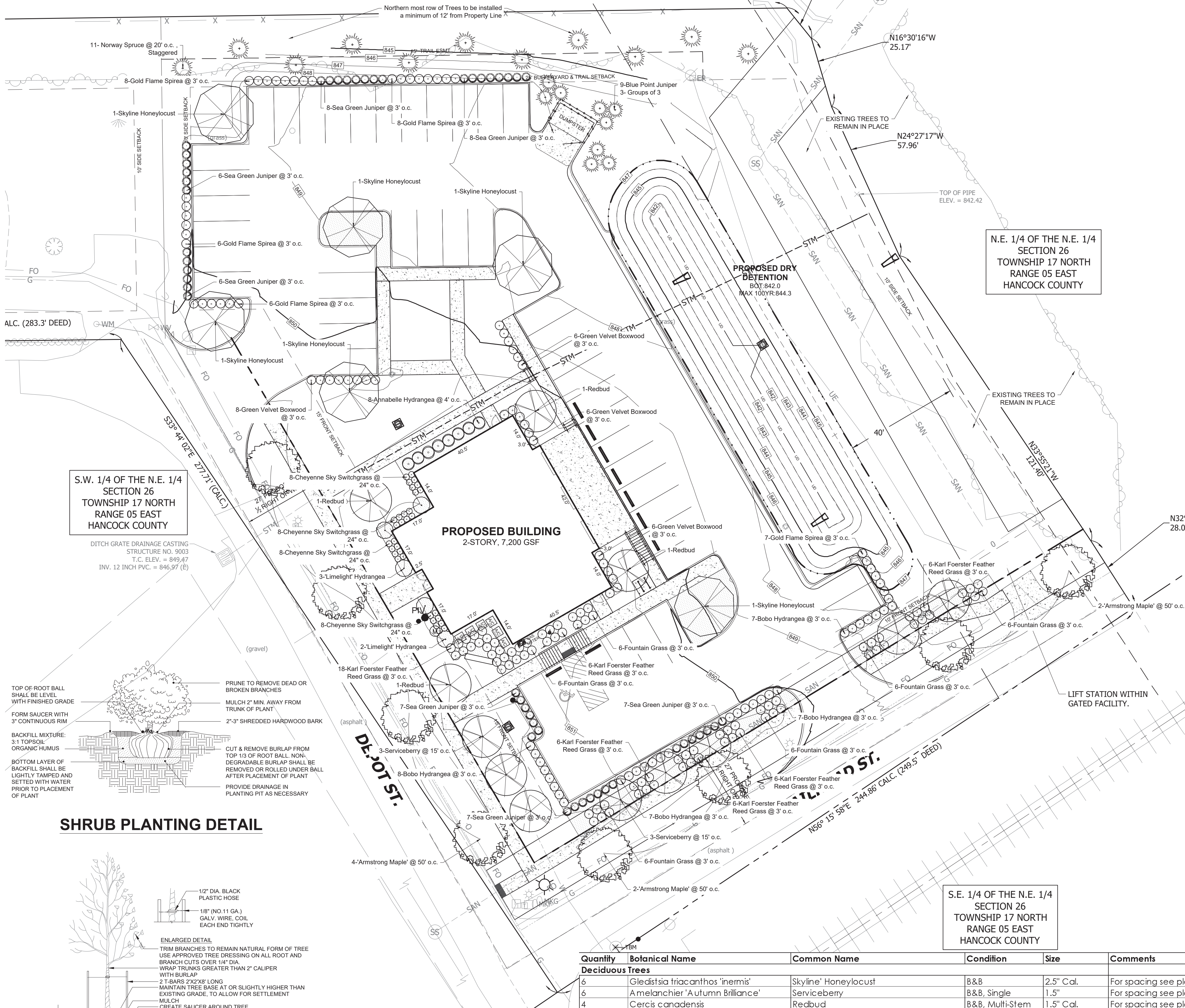
DESIGN: AF CHECK: AF DRAWN: KG

PROJECT NO.  
2308005

SHEET NAME  
SITE DETAILS

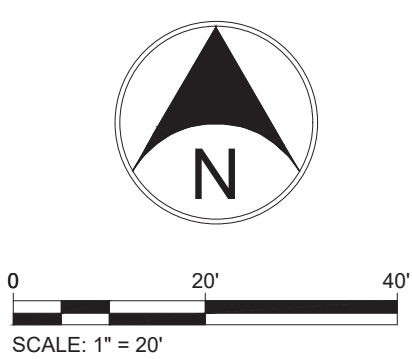
SHEET NO.  
C802





**SYMBOL LEGEND**

- PROPOSED CANOPY TREE
- PROPOSED ORNAMENTAL TREE
- PROPOSED EVERGREEN TREE
- PROPOSED SHRUB
- MULCH REQUIRED



**GENERAL NOTES**

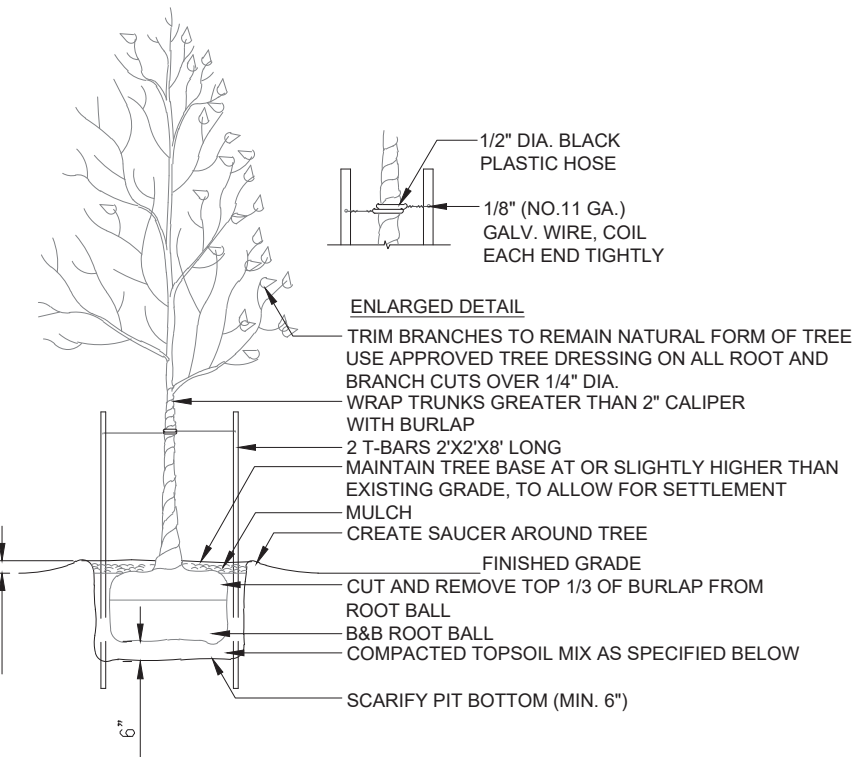
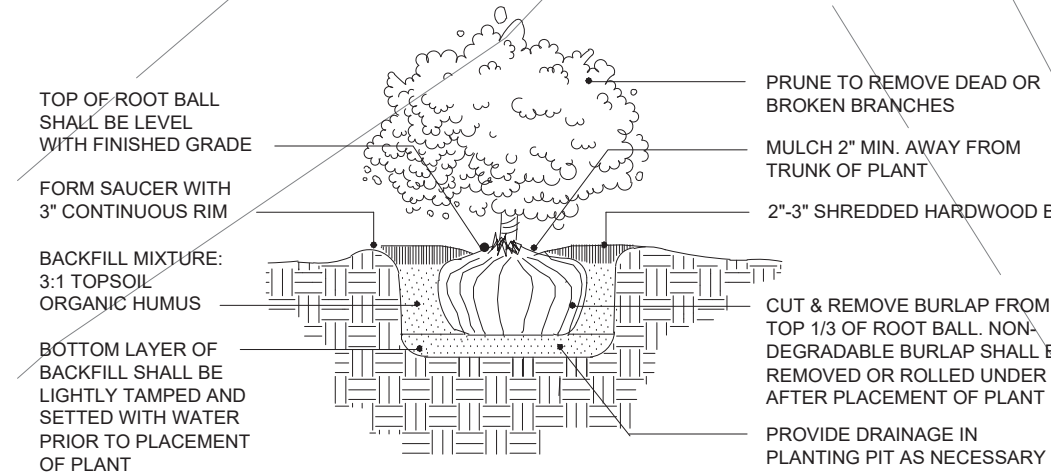
- PLANT MATERIAL SHALL BE SELECTED AND INSTALLED TO COMPLY WITH THE FOLLOWING REQUIREMENTS:
- LANDSCAPE MATERIALS SELECTED SHALL BE APPROPRIATE TO LOCAL GROWING AND CLIMATE CONDITIONS AND FOLLOW THE GUIDELINES SET BY THE AMERICAN STANDARD FOR NURSERY STOCK, ANSI Z60.1 (CURRENT EDITION) AMERICAN ASSOCIATION OF NURSERYMEN, INC.
  - ALL PLANTS SHALL BE OF SPECIMEN QUALITY, SUPERIOR FORM, HEALTHY, VIGOROUS, WELL BRANCHED, DENSELY FOLIATED WHEN IN LEAF, FREE OF DISEASE AND INSECTS EGGS OR LARVAE AND SHALL HAVE WELL-DEVELOPED ROOT SYSTEMS. PLANTS SHALL BE FREE FROM DAMAGE OR CONDITIONS THAT WOULD PREVENT NORMAL GROWTH.
  - ALL PLANTING MATERIAL SHALL BE IN ACCORDANCE WITH THE MOST CURRENT PUBLICATION OF THE AMERICAN STANDARD FOR NURSERY STOCK AS PRODUCED BY THE AMERICAN NATIONAL STANDARDS INSTITUTE, INC.
    - STREET TREES AND SHADE TREES: ALL STREET TREES AND SHADE TREES AT THE TIME OF PLANTING SHALL HAVE A MINIMUM CALIPER OF TWO AND ONE-HALF (2.5) INCHES WHEN MEASURED FROM SIX (6) INCHES ABOVE GROUND LEVEL.
    - ORNAMENTAL TREES: ALL ORNAMENTAL TREES AT THE TIME OF PLANTING SHALL HAVE A MINIMUM CALIPER OF ONE AND ONE-HALF (1.5) INCHES WHEN MEASURED FROM SIX (6) INCHES ABOVE GROUND LEVEL.
    - EVERGREEN TREES: ALL EVERGREEN TREES AT THE TIME OF PLANTING SHALL HAVE A MINIMUM HEIGHT OF SIX (6) FEET.
    - SHRUBBERY: ALL DECIDUOUS AND EVERGREEN SHRUBS AT THE TIME OF PLANTING SHALL HAVE A MINIMUM HEIGHT OF EIGHTEEN (18) INCHES.
    - GROUND COVER/ORNAMENTAL GRASS: ALL GROUND COVER/ORNAMENTAL GRASS AT THE TIME OF PLANTING SHALL HAVE A MINIMUM SIZE OF ONE (1) GALLON, UNLESS OTHERWISE NOTED ON THE LANDSCAPE PLAN.
  - IRRIGATION SYSTEMS SHALL NOT BE INSTALLED IN THE CITY OWNED RIGHT-OF-WAY WITHOUT APPROVAL BY THE BOARD OF PUBLIC WORKS. THE CITY DOES NOT ASSUME RESPONSIBILITY FOR ANY DAMAGE INCURRED TO AN UNPERMITTED IRRIGATION SYSTEM THAT IS CAUSED BY WORK BEING PERFORMED IN THESE AREAS.
  - IT SHALL BE THE RESPONSIBILITY OF THE OWNERS AND THEIR AGENTS TO INSURE PROPER MAINTENANCE OF ALL TREES, SHRUBBERY AND OTHER LANDSCAPING APPROVED AS PART OF THE DEVELOPMENT PLAN/ADLS PLANS. THIS SHOULD CONSIST OF WATERING, FERTILIZING, PROPER MULCHING, CLEARING OF DEBRIS AND WEEDS, MONITORING FOR PESTS AND DISEASE, MOWING, PRUNING, THE REMOVAL AND TIMELY REPLACEMENT OF DEAD, HAZARDOUS OR DYING PLANTS, TREATING FOR DISEASE OR INJURY, OR ANY OTHER SIMILAR ACT(S) WHICH PROMOTES GROWTH, HEALTH, BEAUTY AND THE LIFE OF TREES, SHRUBS, TURF AND OTHER PLANTS.

**PLANT MATERIAL CALCULATIONS TABLE**

ZONING CLASSIFICATION, GREEN TOUCH PUD	PLANT MATERIAL REQUIREMENTS ARE SET FORTH BY THE TOWN OF MCCORDSVILLE UNIFIED DEVELOPMENT ORDINANCE AND GREENTOUCH PUD	
	REQUIRED	PROVIDED
PERIMETER STREET	15' WIDE GREENSPACE AND 1 CANOPY TREE SPACED AT 50' O.C.	8 TREES
PERIMETER YARDS	NORTH - STAGGERED EVERGREEN TREES @ 20' O.C. EAST - CANOPY TREES SPACED @ 50' O.C.	NORTH - 21 EVERGREEN TREES EAST - EXISTING TREES
BUILDING FOUNDATION	5' WIDE, SHRUBS, ORNAMENTAL GRASS, GROUNDCOVER ON ALL SIDES	5' WIDE, SHRUBS, ORNAMENTAL GRASS, GROUNDCOVER ON ALL SIDES
PARKING LOT INTERIOR	1 CANOPY TREE PER ISLAND	6
PARKING LOT PERIMETER	36" HIGH SHRUB ROW (HALF EVERGREEN) SPACED @ 36" O.C. CANOPY TREES SPACED @ 50' O.C.  NO PLANT MATERIAL REQUIRED ALONG THE EAST PARKING LOT EDGE.  NO TREES REQUIRED ALONG DEPOT AND RAILROAD ST.	107 SHRUBS
DUMPSTER SCREENING	6' HIGH OPAQUE SCREEN	VEGETATIVE AND ARCHITECTURAL SCREEN

Quantity	Botanical Name	Common Name	Condition	Size	Comments
<b>Deciduous Trees</b>					
6	Gleditsia triacanthos 'inermis'	Skyline' Honeylocust	B&B	2.5" Cal.	For spacing see plan
6	Amelanchier 'Autumn Brilliance'	Serviceberry	B&B, Single	1.5"	For spacing see plan
4	Cercis canadensis	Redbud	B&B, Multi-Stem	1.5" Cal.	For spacing see plan
5	Hydrangea paniculata 'Limelight'	Limelight Hydrangea	Cont., Tree form	5'	For spacing see plan
8	Acer rubrum 'Armstrong'	Armstrong Maple	B&B	2.5" Cal.	For spacing see plan
<b>Evergreen Trees</b>					
21	Picea abies	Norway Spruce	B&B	6'	For spacing see plan
9	Juniperus chinensis 'Blue point'	Blue Point Juniper	Cont.	6'	For spacing see plan
<b>Shrubs</b>					
35	Spiraea x bumalda	Gold Flame Spirea	Cont.	24"	For spacing see plan
7	Hydrangea arborescens 'Annabelle'	Annabelle Hydrangea	Cont.	24"	For spacing see plan
49	Juniperus chinensis	Sea Green Juniper	Cont.	24"	For spacing see plan
26	Buxus Green Velvet	Green Velvet Boxwood	Cont.	24"	For spacing see plan
29	Hydrangea paniculata	Bobo' Hydrangea	Cont.	24"	For spacing see plan
<b>Ornamental Grass</b>					
32	Panicum virgatum 'Cheyenne Sky'	Cheyenne Sky Switch Grass	Cont.	#1	For spacing see plan
36	Pennisetum alopecuroides	Fountain Grass	Cont.	#2	For spacing see plan
48	Calamagrostis x acutiflora 'Karl Foerster'	Karl Foerster Feather Reed Grass	Cont.	#2	For spacing see plan

**SHRUB PLANTING DETAIL**



- SPECIFICATIONS:**
- TOPSOIL MIX. TOP 6 INCHES OF SOIL TO BE A 50/50 MIX OF NATIVE SOIL AND GENERAL PLANTING MIX.
  - DO NOT DAMAGE MAIN ROOTS OR DESTROY ROOT BALL WHEN INSTALLING TREE STAKE.
  - WATER THOROUGHLY AFTER INSTALLATION.
  - REMOVE TREE RINGS AND STAKES TWO YEARS AFTER INSTALLATION.
  - PROVIDE DRAINAGE FOR PLANTING PIT IN IMPERMEABLE SOIL.
  - ALL TREES MUST BE TAGGED AND APPROVED BY CONSULTANT WITHIN 14 DAYS AFTER TENDER CLOSING.

**DECIDUOUS TREE PLANTING DETAIL**

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"IT'S THE  
LAW"  
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SHEET NAME:  
**LANDSCAPE PLAN**

SHEET NO.  
**L101**