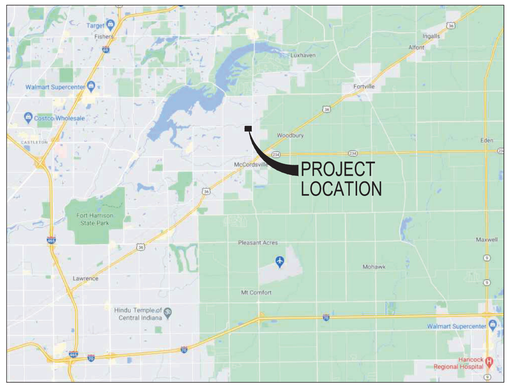
FINAL CONSTRUCTION PLANS

LEO'S MARKET & EATERY-STORE 004
LOT 1 OF THE VILLAGES AT BROOKSIDE SECTION 14
McCORDSVILLE, INDIANA



VICINITY MAP
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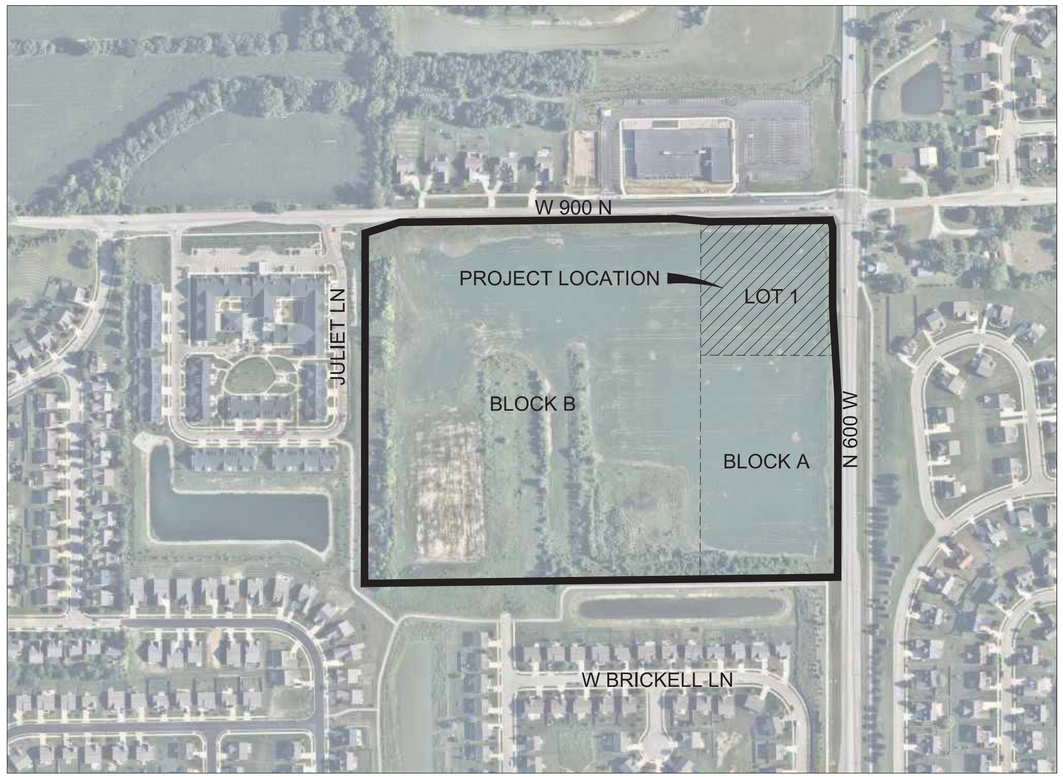

LOCATION MAP
NO SCALE

PLAN INDEX	
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300	SITE DIMENSION PLAN
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EMAIL: gilko@crossroadengineers.com

DIRECTORY PATH : R:\Active\Pride Convenience Stores\900 N & Mt. Comfort\Design\CAD\Plans
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CIVIL ENGINEERING
DEVELOPMENT CONSULTANTS
BEECH GROVE, IN 46107
317-780-1555
CROSSROADENGINEERS.COM

SHEET 100

TITLE SHEET

PRIDE CONVENIENCE STORE

JOB No.	.	DRAWN	KLF	CHECKED	GJI
DATE	FEBRUARY 19, 2021	DESIGNED	CDM	APPR.	GJI

GREGORY J. ILKO REGISTERED NO. 10300059 STATE OF INDIANA PROFESSIONAL ENGINEER

NO.	DATE	REVISIONS	BY	APPR.
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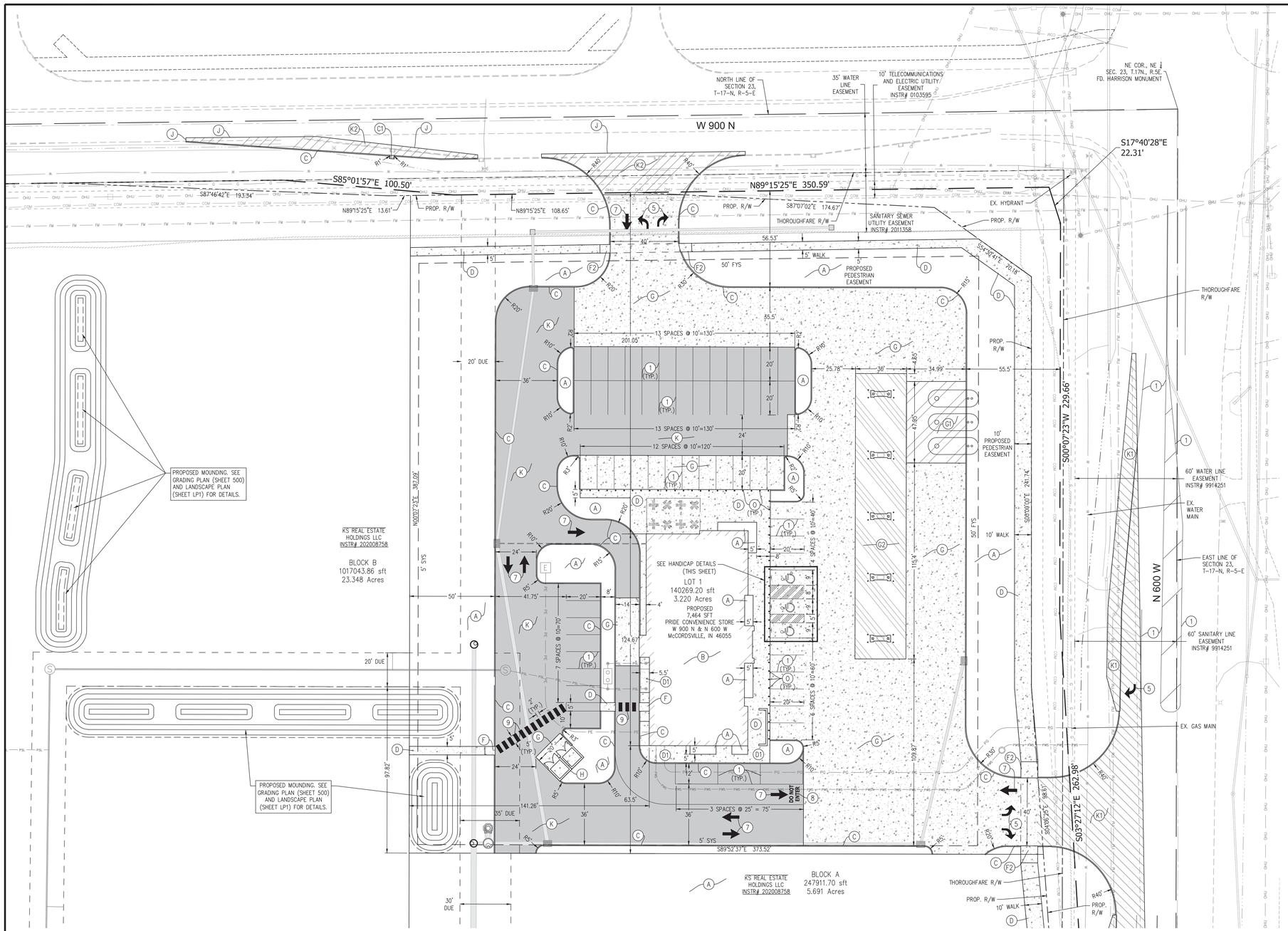
SHEET 100



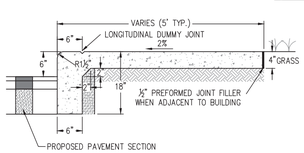
SCALE: 1" = 30'

SITE DIMENSION LEGEND

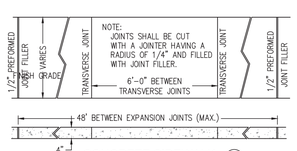
- (A) MULCH SEEDING/LANDSCAPE AREAS
- (B) STRUCTURE FOUNDATION – PER BUILDING PLANS
- (C) STRAIGHT CONCRETE CURB (SEE DETAIL–THIS SHEET)
- (C1) COMBINED CURB AND GUTTER TURNOUT (SEE DETAIL–SHEET 900)
- (D) 4" CONCRETE SIDEWALK (SEE DETAIL–THIS SHEET)
- (D1) MONOLITHIC CONCRETE CURB AND SIDEWALK (SEE DETAIL–THIS SHEET)
- (F) HANDICAP RAMP (SEE DETAIL–SHEET 900)
- (F2) SIDEWALK DRIVEWAY CROSSING (SEE DETAIL–SHEET 900)
- (G) TYPICAL CONCRETE SECTION
  6" CONCRETE SLAB ON
  6" COMPACTED AGGREGATE #53 TYPE 'O' ON
  COMPACTED SUBGRADE (SEE DETAIL–SHEET 900)
- (G1) TYPICAL HEAVY DUTY CONCRETE SECTION
  8" CLASS "A" CONCRETE SLAB WITH FIBER REINFORCEMENT, ON
  6" COMPACTED AGGREGATE #53, ON
  COMPACTED SUBGRADE (SEE DETAIL–SHEET 900)
- (G2) CANOPY CONCRETE SECTION
  6" CLASS "A" CONCRETE SLAB WITH FIBER REINFORCEMENT, ON
  6" COMPACTED AGGREGATE #53, ON
  COMPACTED SUBGRADE (SEE DETAIL–SHEET 900)
- (H) TRASH ENCLOSURE (SEE ARCHITECTURAL PLANS)
- (J) SAWCUT
- (K) TYPICAL ASPHALT SECTION
  1.5" HMA SURFACE 9.5mm, ON
  2.5" HMA INTERMEDIATE 19.0mm, ON
  8" COMPACTED AGGREGATE #53, ON
  COMPACTED SUBGRADE (SEE DETAIL–SHEET 900)
- (K1) CR 600 W ASPHALT SECTION
  1.5" HMA SURFACE 9.5mm, ON
  2.5" HMA INTERMEDIATE 12.5mm, ON
  4" HMA BASE 19.0mm, ON
  6" HMA BASE 19.0mm, ON
  4" COMPACTED AGGREGATE #53, ON
  4" COMPACTED AGGREGATE #2, ON
  LIME STABILIZED SUBGRADE (SEE McCORDSVILLE SPECIFICATIONS)
- (K2) CR 900 N ASPHALT SECTION
  1" HMA SURFACE 9.5mm, ON
  3" HMA INTERMEDIATE 19.0mm, ON
  6" HMA BASE 25.0mm, ON
  4" COMPACTED AGGREGATE #53, ON
  4" COMPACTED AGGREGATE #2, ON
  LIME STABILIZED SUBGRADE (SEE McCORDSVILLE SPECIFICATIONS)
- (O) BOLLARD (SEE DETAIL–SHEET 900)
- (1) LINE, PAINTED, SOLID WHITE, 4"
- (2) LINE, PAINTED, SOLID BLUE, 4"
- (3) HANDICAP SYMBOL, PAINTED, SOLID BLUE, 4"
- (4) SIGNAGE (SEE DETAIL–THIS SHEET)
- (5) TURN ARROW, PAINTED, SOLID WHITE
- (6) STOP BAR, PAINTED, SOLID WHITE, 24"
- (7) STRAIGHT ARROW, PAINTED, SOLID WHITE
- (8) WORD "DO NOT ENTER", PAINTED, SOLID WHITE
- (9) LINE, THERMOPLASTIC, SOLID WHITE, CROSSWALK, 24 INCHES

SITE DIMENSION NOTES

1. STREET SIGNAGE AND LIGHTING SHALL CONFORM TO TOWN OF McCORDSVILLE STANDARDS. CONTRACTOR SHALL COORDINATE WITH OWNER AND/OR TOWN OF McCORDSVILLE FOR LIGHT STYLES AND LAYOUT. SEE PHOTOMETRIC PLAN FOR DETAILS.
2. CONTRACTOR SHALL COORDINATE WITH CITIZENS WATER COMPANY FOR PERMITTING, CONNECTION AND TESTING PROCEDURES AND REQUIREMENTS.
3. CONTRACTOR SHALL NOTIFY ENGINEER, IF PROOF ROLL OF SUBGRADE FAILS, TO DETERMINE IF LIME STABILIZATION OF SUBGRADE IS NECESSARY.
4. ALL RADII DIMENSIONS ARE TO THE FACE OF PROPOSED CURB.
5. SIGNAGE SHALL INCLUDE ALL NECESSARY HARDWARE AND FITTINGS, INCLUDING 10 FT. OF 11 GAUGE FLANGED CHANNEL SIGN POST.
6. REFER TO ARCHITECTURAL PLANS FOR ADDITIONAL SIGNAGE. VERIFY CONFLICTS WITH OWNER.
7. CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING TRAFFIC AND PROVIDING ALL NECESSARY FLAGMAN, BARRELS, SIGNAGE, ETC. DURING CONSTRUCTION. ALL APPLICABLE M.U.T.C.D. STANDARDS SHALL GOVERN THIS WORK.
8. CONTRACTOR SHALL COORDINATE WITH APPLICABLE UTILITY COMPANY'S AND BUILDING PLANS FOR WATER, CABLE, ELECTRIC, GAS, AND TELEPHONE CONNECTION SERVICE POINTS.
9. EXISTING UTILITY SIZE AND MATERIAL INFORMATION SHOWN ON THESE PLANS ARE PER THE BEST GRAPHICAL AND VISIBLE INFORMATION AVAILABLE. CONFLICTS MAY EXIST AND IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO FIELD VERIFY ALL SIZING AND MATERIAL INFORMATION PROVIDED. IF ACTUAL CONDITIONS DIFFER FROM THAT INFORMATION SHOWN ON THE PLANS, THE CONTRACTOR SHALL, PRIOR TO THE INSTALLATION OF ANY PROPOSED INFRASTRUCTURE, NOTIFY THE DESIGN ENGINEER IMMEDIATELY.



MONOLITHIC CURB AND SIDEWALK (D1)
NOT TO SCALE



CONCRETE SIDEWALK (D)
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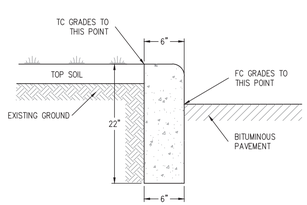
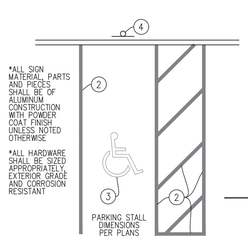
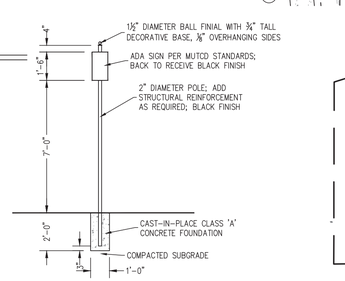


STRAIGHT CONCRETE CURB (C)
NOT TO SCALE

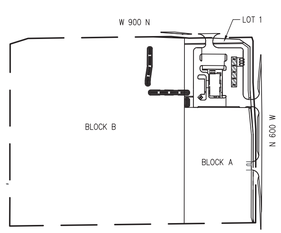


TYPICAL ADA PARKING PLAN



ADA PARKING SIGNAGE

HANDICAP PARKING DETAILS (4)
NOT TO SCALE



KEY MAP
NOT TO SCALE

ABBREVIATIONS

FYS	FRONT YARD SETBACK
SYS	SIDE YARD SETBACK
DUE	DRAINAGE & UTILITY EASEMENT
R/W	RIGHT-OF-WAY
EX.	EXISTING
PROP.	PROPOSED

NOTE:
NO EARTHWORK DISTURBING ACTIVITY MAY COMMENCE UNTIL A STORM WATER MANAGEMENT PERMIT IS OBTAINED.

PARKING ANALYSIS

RETAIL MEDIUM		
GROSS FLOOR AREA	=	7460 SFT.
REQUIRED RATIO	=	1 SPCS/300 SFT.
MAX # OF EMPLOYEES	=	7 EMPLOYEES
REQUIRED RATIO	=	1 SPC./1 EMPLOYEE
TOTAL REQUIRED SPACES	=	32 SPACES
STANDARD PARKING SPACES	=	56 SPACES
HANDICAP ACCESSIBLE SPACES	=	3 SPACES
TOTAL PROPOSED PARKING SPACES	=	59 SPACES

INDIANA Dig Safely. Know what's below. Call before you dig. 811

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8577 Zionsville Rd.
Indianapolis, IN 46268
(317) 329-0936
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SHEET 300

SITE DIMENSION PLAN

PRIDE CONVENIENCE STORE

JOB No.	.	DRAWN	KLF	CHECKED	GJI
DATE	FEBRUARY 19, 2021	DESIGNED	CDM	APPR.	GJI

GREGORY J. ILKO REGISTERED NO. 10300059 STATE OF INDIANA PROFESSIONAL ENGINEER

NO.	DATE	REVISIONS	BY	APPR.
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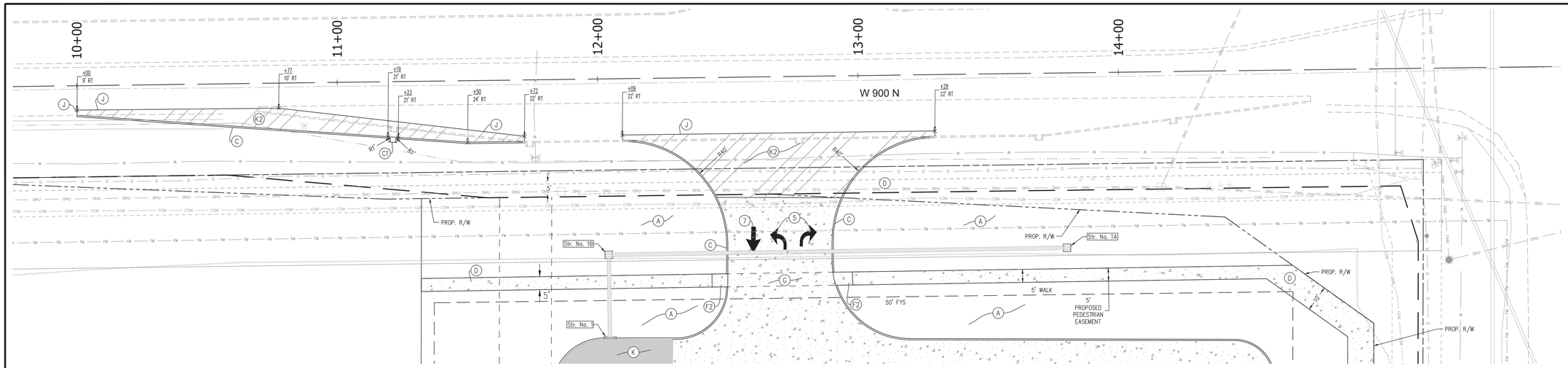
SHEET 300



W 900 W ENTRANCE PLAN

ENTRANCE PLAN NOTES

1. CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING TRAFFIC AND PROVIDING ALL NECESSARY FLAGMAN, BARRELS, SIGNAGE, ETC. DURING CONSTRUCTION. ALL APPLICABLE M.U.T.C.D. STANDARDS SHALL COVERN THIS WORK.
2. ALL STRIPING/PAVEMENT MARKINGS WITHIN R/W SHALL BE THERMOPLASTIC AND SHALL BE INSTALLED AFTER A 30-DAY ASPHALT CURE PERIOD. TEMPORARY SOLID DOUBLE YELLOW AND DASHED WHITE MARKINGS SHALL BE PLACED AND MAINTAINED UNTIL FINAL MARKINGS ARE INSTALLED.

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

NOTE:
NO EARTHWORK DISTURBING ACTIVITY MAY COMMENCE UNTIL A STORM WATER MANAGEMENT PERMIT IS OBTAINED.

NORTH

20 0 20 40
SCALE: 1" = 20'

ENTRANCE LEGEND

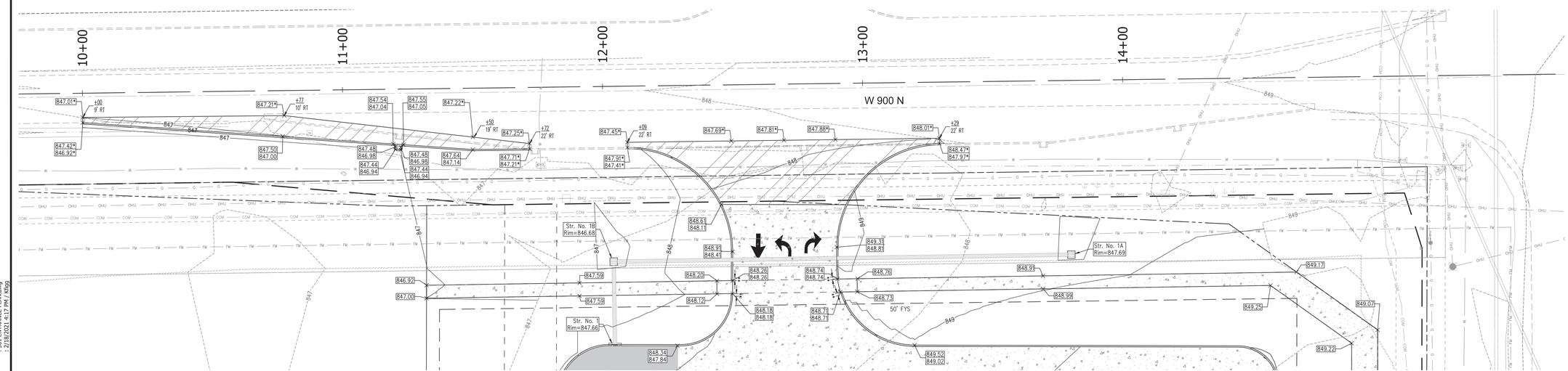
- (A) MULCH SEEDING/LANDSCAPE AREAS
- (C) STRAIGHT CONCRETE CURB (SEE DETAIL-THIS SHEET)
- (C1) COMBINED CURB AND GUTTER TURNOUT (SEE DETAIL-SHEET 900)
- (D) 4" CONCRETE SIDEWALK (SEE DETAIL-SHEET 300)
- (G) TYPICAL CONCRETE SECTION
  6" CONCRETE SLAB ON
  6" COMPACTED AGGREGATE #53 TYPE 'O' ON
  COMPACTED SUBGRADE (SEE DETAIL-SHEET 900)
- (J) SAWCUT
- (K2) CR 900 N ASPHALT SECTION
  1" HMA SURFACE 9.5mm, ON
  3" HMA INTERMEDIATE 19.0mm, ON
  6" HMA BASE 25.0mm, ON
  4" COMPACTED AGGREGATE #53, ON
  4" COMPACTED AGGREGATE #2, ON
  LIME STABILIZED SUBGRADE (SEE McCORDSVILLE SPECIFICATIONS)
- (1) LINE, PAINTED, SOLID WHITE, 4"
- (5) TURN ARROW, PAINTED, SOLID WHITE
- (6) STOP BAR, PAINTED, SOLID WHITE, 24"
- (7) STRAIGHT ARROW, PAINTED, SOLID WHITE

GRADING LEGEND

860.00 TOP OF CURB 859.50 EDGE OF PAVEMENT	PROPOSED ELEVATIONS
860.00 FINISH GRADE	
860.00 * 859.50 *	EXISTING ELEVATIONS (TO BE FIELD VERIFIED)
860.00 *	
F.F. ELEV. = 810.70	PROPOSED FINISH FLOOR ELEVATION
	PROPOSED DRAINAGE SWALE
800	EXISTING CONTOURS
800	PROPOSED CONTOURS
GRADE BREAK	GRADE BREAK
	CURB HEIGHT TO TAPER FROM 0.5' TO 0.0' IN 1 LFT.

ABBREVIATIONS

FYS	FRONT YARD SETBACK
SYS	SIDE YARD SETBACK
DUE	DRAINAGE & UTILITY EASEMENT
R/W	RIGHT-OF-WAY
EX.	EXISTING
PROP.	PROPOSED



W 900 W ENTRANCE PLAN

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8511 ZIONSVILLE ROAD
INDIANAPOLIS, IN 46268
(317) 290-9999
CROSSROADENGINEERS.COM

SHEET 301

W 900 N ENTRANCE PLAN

PRIDE CONVENIENCE STORE

JOB No.	.	DRAWN	KLF	CHECKED	GJI
DATE	FEBRUARY 19, 2021	DESIGNED	CDM	APPR.	GJI

GREGORY J. ILKO REGISTERED NO. 10300059 STATE OF INDIANA PROFESSIONAL ENGINEER

NO.	DATE	REVISIONS	BY	APPR.
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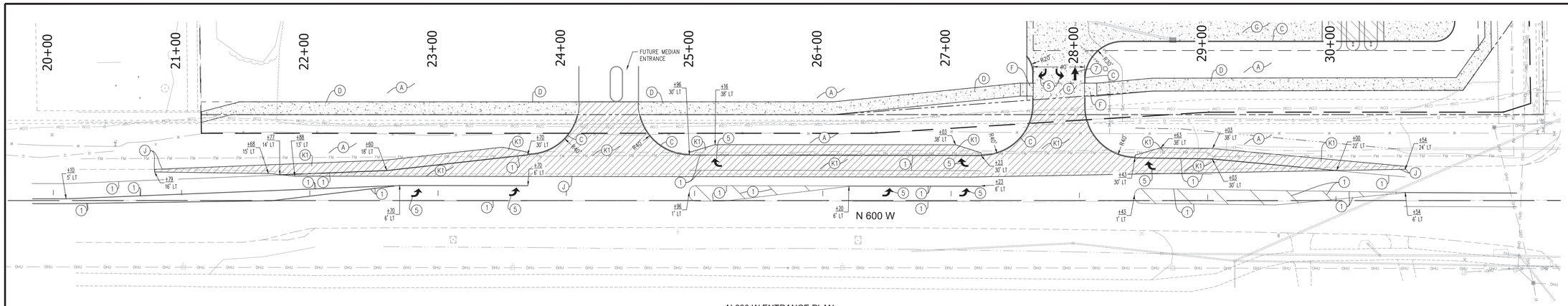


N 600 W ENTRANCE PLAN

SCALE: 1" = 40'

NOTE:
NO EARTHWORK DISTURBING ACTIVITY MAY COMMENCE UNTIL A STORM WATER MANAGEMENT PERMIT IS OBTAINED.

ENTRANCE PLAN NOTES

1. CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING TRAFFIC AND PROVIDING ALL NECESSARY FLAGMAN, BARRELS, SIGNAGE, ETC. DURING CONSTRUCTION. ALL APPLICABLE M.U.T.C.D. STANDARDS SHALL GOVERN THIS WORK.
2. ALL STRIPING/PAVEMENT MARKINGS WITHIN R/W SHALL BE THERMOPLASTIC AND SHALL BE INSTALLED AFTER A 30-DAY ASPHALT CURE PERIOD. TEMPORARY SOLID DOUBLE YELLOW AND DASHED WHITE MARKINGS SHALL BE PLACED AND MAINTAINED UNTIL FINAL MARKINGS ARE INSTALLED.

ABBREVIATIONS

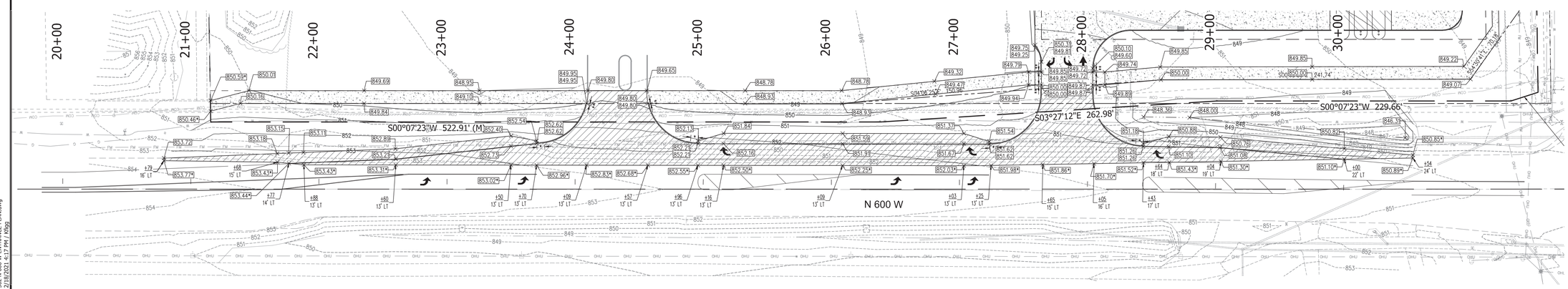
FYS	FRONT YARD SETBACK
SYS	SIDE YARD SETBACK
DUE	DRAINAGE & UTILITY EASEMENT
R/W	RIGHT-OF-WAY
EX.	EXISTING
PROP.	PROPOSED

ENTRANCE LEGEND

A	MULCH SEEDING/LANDSCAPE AREAS
C	STRAIGHT CONCRETE CURB (SEE DETAIL-THIS SHEET)
C1	COMBINED CURB AND GUTTER TURNOUT (SEE DETAIL-SHEET 900)
D	4" CONCRETE SIDEWALK (SEE DETAIL-SHEET 300)
G	TYPICAL CONCRETE SECTION 6" CONCRETE SLAB ON 6" COMPACTED AGGREGATE #53 TYPE 'O' ON COMPACTED SUBGRADE (SEE DETAIL-SHEET 900)
J	SAWCUT
K1	CR 600 W ASPHALT SECTION 1.5" HMA SURFACE 9.5mm, ON 2.5" HMA INTERMEDIATE 12.5mm, ON 4" HMA BASE 19.0mm, ON 6" HMA BASE 19.0mm, ON 4" COMPACTED AGGREGATE #53, ON 4" COMPACTED AGGREGATE #2, ON LIME STABILIZED SUBGRADE (SEE McCORDSVILLE SPECIFICATIONS)
1	LINE, PAINTED, SOLID WHITE, 4"
5	TURN ARROW, PAINTED, SOLID WHITE
6	STOP BAR, PAINTED, SOLID WHITE, 24"
7	STRAIGHT ARROW, PAINTED, SOLID WHITE

GRADING LEGEND

860.00 TOP OF CURB 859.50 EDGE OF PAVEMENT 860.00 FINISH GRADE	PROPOSED ELEVATIONS
860.00 * 859.50 * 860.00 *	EXISTING ELEVATIONS (TO BE FIELD VERIFIED)
F.F. ELEV. = 810.70	PROPOSED FINISH FLOOR ELEVATION
	PROPOSED DRAINAGE SWALE
800	EXISTING CONTOURS
800	PROPOSED CONTOURS
GRADE BREAK	GRADE BREAK
*	CURB HEIGHT TO TAPER FROM 0.5' TO 0.0' IN 6 LFT.
**	CURB HEIGHT TO TAPER FROM 0.5' TO 0.0' IN 1 LFT.



N 600 W ENTRANCE PLAN

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SHEET 302

N 600 W ENTRANCE PLAN

PRIDE CONVENIENCE STORE

JOB No.	.	CHECKED	GJI
DRAWN	KLF	APPR.	GJI
DATE	FEBRUARY 19, 2021	DESIGNED	CDM

GREGORY J. ILKO REGISTERED NO. 10300059 STATE OF INDIANA PROFESSIONAL ENGINEER

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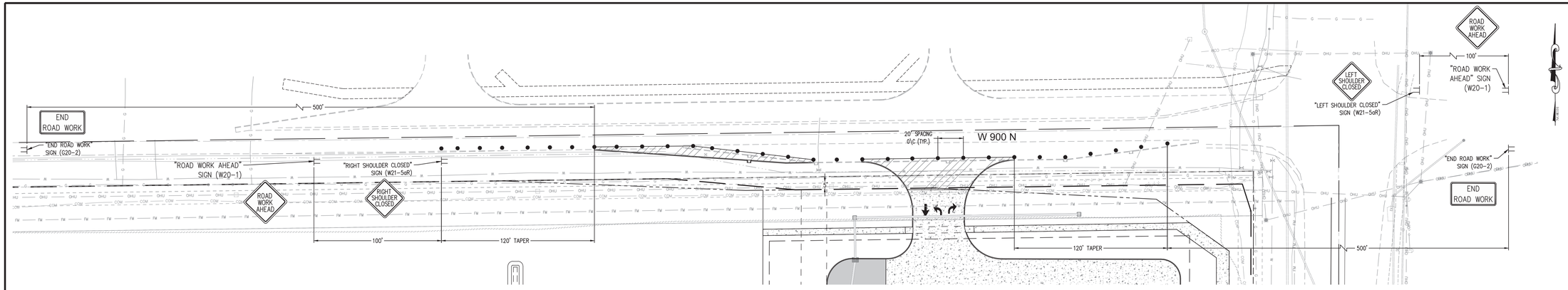
SHEET 302



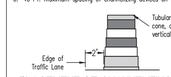
W 900 N MAINTENANCE OF TRAFFIC PLAN

40 0 40 80

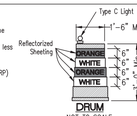
SCALE: 1" = 40'

ACCEPTABLE CHANNELING DEVICES

1. Stripes on the barricade shall have a downward slope of 45 degrees toward the direction traffic is to pass.
2. Barricade rail slope widths shall be 6 inches except where the rail lengths are less than 36 inches, then 4 inch wide strips may be used.
3. The sides of the barricades facing traffic shall have reflective rail faces.
4. All channelizing devices should meet National Highway Research Program (NCHRP) Report 350 Crash Test Requirements.
5. 20 FT. maximum spacing of channelizing devices on 2 lane roads.
6. 40 FT. maximum spacing of channelizing devices on 4+ lane roads.



PLACEMENT OF CHANNELIZING DEVICES
NOT TO SCALE



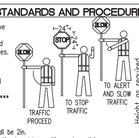
DRUM
NOT TO SCALE

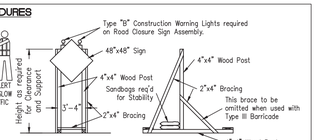
NOTES:
1. The maximum distance between the edges of adjacent reflective strips shall be 2in.
2. It is not necessary to delineate a drop-off of 3 in. or less adjacent to active travel lanes. Where channelizing devices are used to delineate drop-offs of 3 in. or less adjacent to active travel lanes, at least 33 in. of the device shall be above the adjoining pavement surface. Where channelizing devices are used to delineate a drop-off greater than 3 in. adjacent to active travel lanes, at least 27 in. of the device shall be above the adjoining pavement surface and a Type C Warning Light shall be attached to the top of the device (on the pavement side). In no case shall more than 9 in. of the device be below the adjoining pavement surface.

FLAGMEN STANDARDS AND PROCEDURES

If flaggers are to be used they must be properly trained and equipped at all times.

Only stop/slow paddles are allowed while flagging on state right-of-way





FRONT VIEW SIDE VIEW

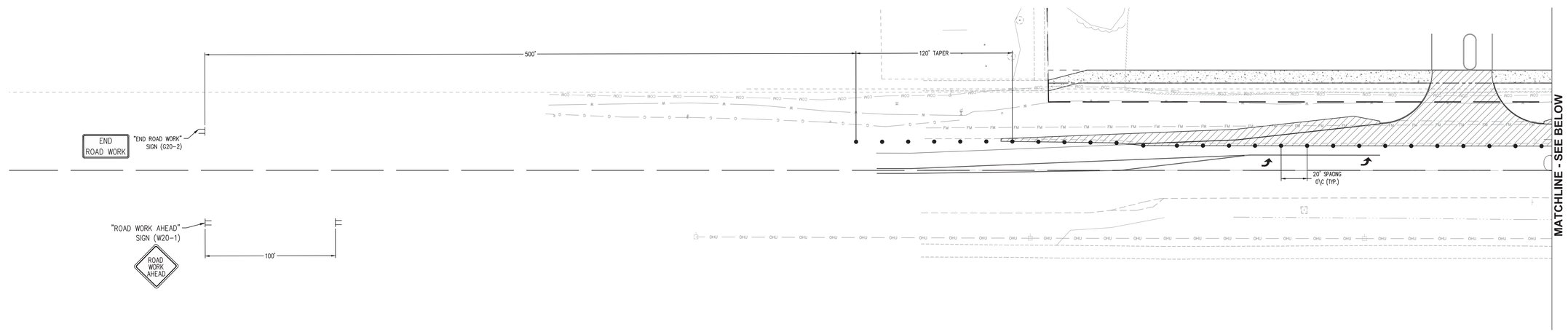
TYPICAL SIGN STANDARD AND ROAD CLOSURE SIGN ASSEMBLY
NOT TO SCALE

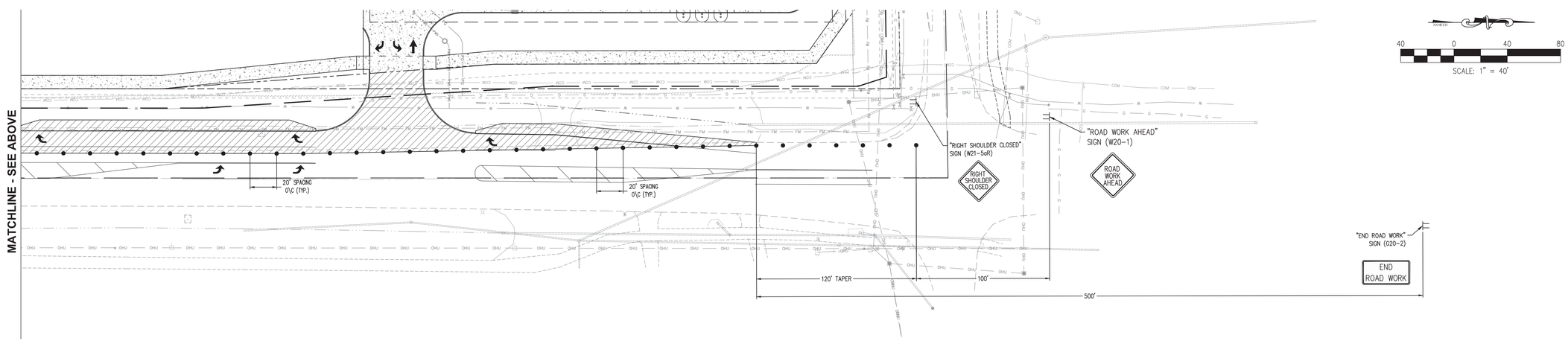
MAINTENANCE OF TRAFFIC NOTES:

1. CONTRACTOR SHALL CONDUCT ALL ROAD CONSTRUCTION AND SURFACING OPERATIONS WHILE MAINTAINING TRAFFIC. CONTRACTOR SHALL UTILIZE FLAGGERS AS NECESSARY DURING CONSTRUCTION OPERATIONS. CONSTRUCTION SHALL BE SEQUENCED SO THAT TWO-WAY TRAFFIC CAN BE RESUMED BY THE END OF CONSTRUCTION EACH WORK DAY.
2. ALL CONSTRUCTION TRAFFIC CONTROL MEASURES SHALL BE EXECUTED IN ACCORDANCE WITH THE LATEST EDITION OF THE "MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES."

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

NOTE:
NO EARTHWORK DISTURBING ACTIVITY MAY COMMENCE UNTIL A STORM WATER MANAGEMENT PERMIT IS OBTAINED.





40 0 40 80

SCALE: 1" = 40'

N 600 W MAINTENANCE OF TRAFFIC PLAN

CROSSROAD ENGINEERS, PC
TRANSPORTATION & DEVELOPMENT CONSULTANTS
8833 ROSSLYN AVENUE
INDIANAPOLIS, IN 46240
CROSSROADENGINEERS.COM

SHEET 303

MAINTENANCE OF TRAFFIC

PRIDE CONVENIENCE STORE

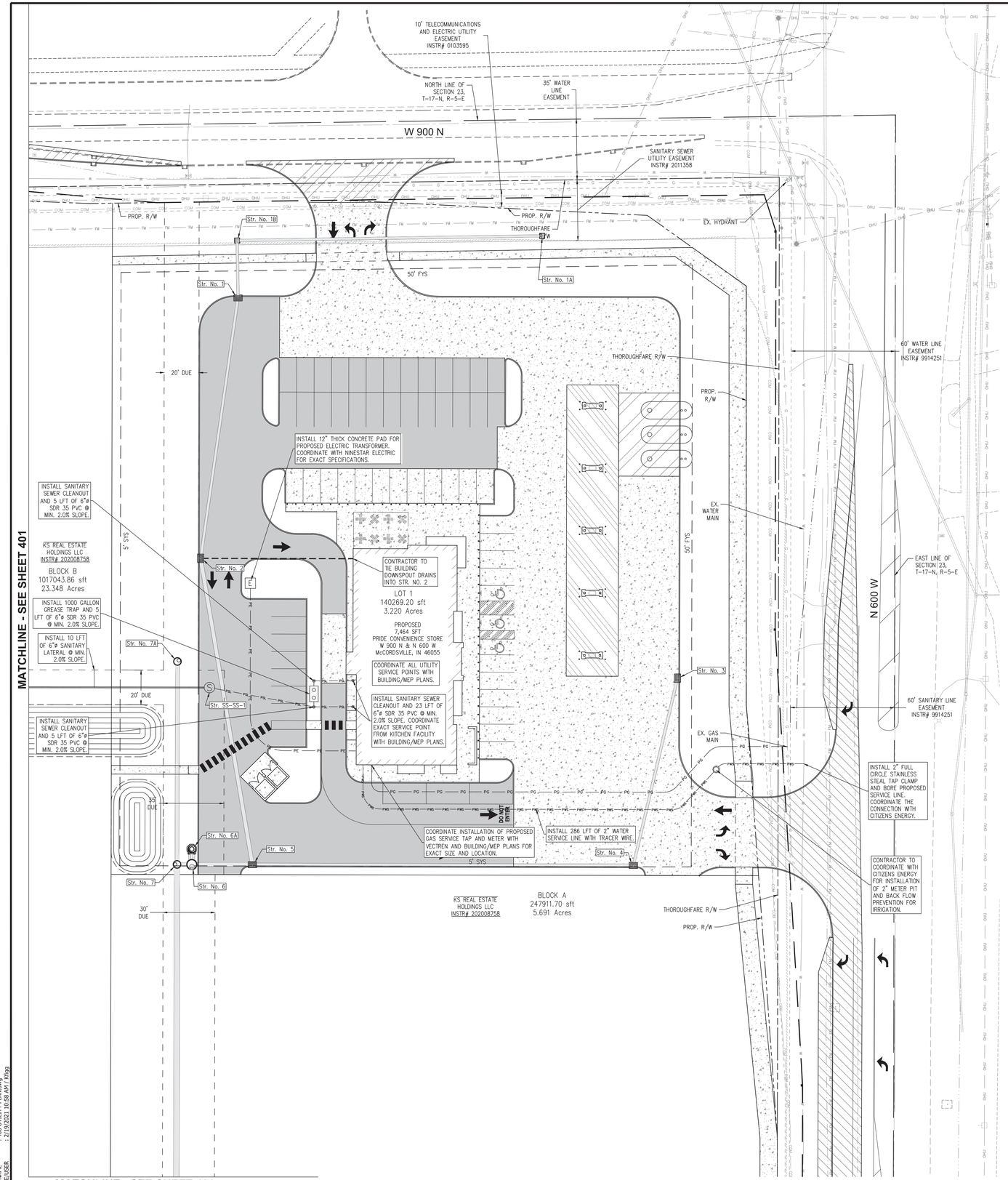
JOB No.	.	DRAWN	KLF
DATE	FEBRUARY 19, 2021	DESIGNED	CDM
CHECKED	CJB	APPR.	CJB

GREGORY J. ILKO REGISTERED NO. 10300059 STATE OF INDIANA PROFESSIONAL ENGINEER

NO.	DATE	REVISIONS	BY	APPR.
1				
2				
3				
4				
5				
6				
7				
8				
9				

SHEET 303

DIRECTORY PATH : R:\Active\Pride Convenience Stores\900 N & Mt. Comfort\Design\CAD\Plans
FILENAME : 303 MAINTENANCE OF TRAFFIC.dwg
DATE/USER : 2/18/2021 4:20 PM / Klipp



MATCHLINE - SEE SHEET 401

DIRECTORY PATH : R:\Active\Pride Convenience Stores\900 N & Mt. Comfort\Design\CAD\Plans
FILENAME : 400 UTILITY PLAN.dwg
DATE/USER : 2/19/2021 10:58 AM / KStigg

EXISTING LEGEND

POWERPOLE
POWERPOLE W/RISER
SIGNAL POLE
LIGHT POLE
ELECTRIC BOX
GUIDE WIRE
TELEPHONE MANHOLE
TELEPHONE RISER
WATER VALVE
FIRE HYDRANT
WATER METER
GAS VALVE
CABLE TV RISER
SIGN
MAILBOX
STORM ROUND INLET
STORM CURB INLET
RIGHT-OF-WAY MARKER
TREE, BUSH & STUMP
TEMP. BENCHMARK

CONTOURS
PROPERTY LINE
SECTION LINE
RIGHT-OF-WAY
EASEMENT
ADJOINER LINE
PAVEMENT LINE
FIELD LINE
DITCH
GAS LINE
TELEPHONE LINE
WATER LINE
CABLE TV LINE
ELECTRIC LINE
OVERHEAD UTILITY LINE
FIBER OPTIC LINE
FORCE MAIN LINE
TREE LINE
SANITARY SEWER W/MANHOLE
STORM SEWER W/ MANHOLE & END SECTION

ASPHALT
GRAVEL
CONCRETE
REMOVAL/DEMOLISH

30 0 30 60
SCALE: 1" = 30'

PROPOSED LEGEND

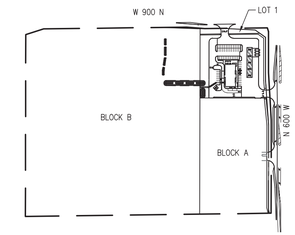
PROPERTY LINE
SECTION LINE
SETBACK LINE
EASEMENT LINE
LOT LINE
DITCH LINE
SANITARY SEWER WITH MANHOLE
SANITARY SEWER LATERAL WITH CLEANOUT
STORM SEWER W/MANHOLE & END SECTION
ELECTRIC LINE
WATER SERVICE LINE
GAS LINE
STORM MANHOLES
STORM CURB INLETS
AQUA-SWIRL UNITS
WATER METER
WATER VALVE
ELECTRIC TRANSFORMER
GREASE TRAP
SIGN

ABBREVIATIONS

FYS	FRONT YARD SETBACK
SYS	SIDE YARD SETBACK
DUE	DRAINAGE & UTILITY EASEMENT
R/W	RIGHT-OF-WAY
EX.	EXISTING
PROP.	PROPOSED

UTILITIES NOTES

1. CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING TRAFFIC AND PROVIDING ALL NECESSARY FLAGMAN, BARRELS, SIGNAGE, ETC. DURING CONSTRUCTION. ALL APPLICABLE M.U.T.C.D. STANDARDS SHALL GOVERN THIS WORK.
2. CONTRACTOR SHALL COORDINATE WITH APPLICABLE UTILITY COMPANIES AND BUILDING PLANS FOR WATER, CABLE, ELECTRIC, AND TELEPHONE CONNECTION SERVICE POINTS. ALL LIGHTING FIXTURES AND POLES SHALL BE PER OWNER AND PHOTOMETRIC DETAILS, INCLUDED IN THESE PLANS.
3. CONTRACTOR TO COORDINATE WITH NINESTAR FOR NECESSARY ELECTRIC SERVICE REQUIREMENTS AND SPECIFICATIONS, AND BUILDING PLANS FOR ALL SERVICE POINTS AT EACH BUILDING
4. ALL FIELD TILES DISTURBED DURING CONSTRUCTION MUST BE REPAIRED/CONNECTED TO NEW DRAINAGE FACILITIES.
5. EXISTING UTILITY SIZE AND MATERIAL INFORMATION SHOWN ON THESE PLANS ARE PER THE BEST GRAPHICAL AND VISIBLE INFORMATION AVAILABLE. CONFLICTS MAY EXIST AND IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO FIELD VERIFY ALL SIZING AND MATERIAL INFORMATION PROVIDED. IF ACTUAL CONDITIONS DIFFER FROM THAT INFORMATION SHOWN ON THE PLANS, THE CONTRACTOR SHALL PRIOR TO THE INSTALLATION OF ANY PROPOSED INFRASTRUCTURE, NOTIFY THE DESIGN ENGINEER IMMEDIATELY.



KEY MAP
NOT TO SCALE

STORM SEWER STRUCTURE TABLE

STR. DATA

STR. NO. 1
INSTALL TYPE 'M' INLET WITH NEENAH R-3287-10V CASTING OR APPROVED EQUAL AND 152 LFT OF 15"ø RCP @ 0.40% RIM=847.66 INV IN (15"~N)=844.16 INV OUT (15"~S)=844.06

STR. NO. 1A
INSTALL TYPE 'E' INLET WITH NEENAH R-4215-C CASTING OR APPROVED EQUAL AND 176 LFT OF 15"ø RCP @ 0.31% RIM=847.69 INV OUT (15"~W)=844.89

STR. NO. 1B
INSTALL TYPE 'E' INLET WITH NEENAH R-4215-C CASTING OR APPROVED EQUAL AND 33 LFT OF 15"ø RCP @ 0.23% RIM=846.68 INV IN (15"~E)=844.34 INV OUT (15"~S)=844.24

STR. NO. 2
INSTALL TYPE 'C' MANHOLE WITH NEENAH R-3287-10V CASTING OR APPROVED EQUAL AND 179 LFT OF 24"ø RCP @ 0.16% RIM=847.63 INV IN (15"~N)=843.45 INV IN (6"~E)=843.35 INV OUT (24"~S)=843.35

STR. NO. 3
INSTALL TYPE 'M' INLET WITH NEENAH R-3287-10V CASTING OR APPROVED EQUAL AND 111 LFT OF 15"ø RCP @ 0.58% RIM=847.62 INV OUT (15"~S)=844.46

STORM SEWER STRUCTURE TABLE

STR. DATA

STR. NO. 4
INSTALL TYPE 'C' MANHOLE WITH NEENAH R-3287-10V CASTING OR APPROVED EQUAL AND 220 LFT OF 18"ø RCP @ 0.30% RIM=848.49 INV IN (15"~N)=843.82 INV OUT (18"~W)=843.72

STR. NO. 5
INSTALL TYPE 'C' MANHOLE WITH NEENAH R-3287-10V CASTING OR APPROVED EQUAL AND 35 LFT OF 24"ø RCP @ 0.40% RIM=847.68 INV IN (24"~N)=843.06 INV IN (18"~E)=843.06 INV OUT (24"~W)=842.96

STR. NO. 6
INSTALL DIVERSION STRUCTURE (SEE DETAIL SHEET 900) WITH NEENAH R-1776 CASTING OR APPROVED EQUAL AND 9 LFT OF 24"ø RCP @ 0.40% 9 LFT OF 12"ø RCP @ 1.00% RIM=848.62 INV IN (24"~E)=842.82 INV IN (12"~N)=842.70 INV OUT (24"~W)=842.70
INV OUT (12"~N)=842.82 (SEE DETAIL~SHEET 901)

STR. NO. 6A
INSTALL AQUAL SWIRL AS-4 AND 9 LFT OF 12"ø RCP @ 1.00% RIM=848.71 INV IN (12"~S)=842.76 INV OUT (12"~S)=842.76 (SEE DETAIL~SHEET 901)

STR. NO. 7
INSTALL TYPE 'B' MANHOLE WITH NEENAH R-1776 CASTING OR APPROVED EQUAL AND 274 LFT OF 36"ø RCP @ 0.15% RIM=848.95 INV IN (24"~E)=842.67 INV IN (24"~N)=842.67 INV OUT (36"~S)=842.57

STORM SEWER STRUCTURE TABLE

STR. DATA

STR. NO. 7A
INSTALL TYPE 'C' MANHOLE WITH NEENAH R-1776 CASTING OR APPROVED EQUAL AND 117 LFT OF 24"ø RCP @ 0.50% RIM=849.30 INV OUT (24"~S)=843.26

STR. NO. 8
INSTALL TYPE 'B' MANHOLE WITH NEENAH R-1776 CASTING OR APPROVED EQUAL AND 370 LFT OF 36"ø RCP @ 0.20% RIM=847.19 INV IN (36"~N)=842.16 INV OUT (36"~S)=842.06

STR. NO. 9
INSTALL TYPE 'B' MANHOLE WITH NEENAH R-1776 CASTING OR APPROVED EQUAL AND 398 LFT OF 48"ø RCP @ 0.09% RIM=849.29 INV IN (36"~N)=841.32 INV IN (24"~NW)=846.22 INV OUT (48"~W)=841.22

STR. NO. 9A
INSTALL ONE (1) CONCRETE END SECTION AND 105 LFT OF 24"ø RCP @ 0.20% RIM=847.68 INV OUT (24"~SE)=846.43

STR. NO. 10
INSTALL TYPE 'B' MANHOLE WITH NEENAH R-1776 CASTING OR APPROVED EQUAL AND 400 LFT OF 48"ø RCP @ 0.18% RIM=846.86 INV IN (48"~E)=840.86 INV OUT (48"~W)=840.76

STORM SEWER STRUCTURE TABLE

STR. DATA

STR. NO. 11
INSTALL TYPE 'B' MANHOLE WITH NEENAH R-1776 CASTING OR APPROVED EQUAL AND 204 LFT OF 48"ø RCP @ 0.30% RIM=847.00 INV IN (48"~E)=840.04 INV OUT (48"~W)=839.94

STR. NO. 12
INSTALL TYPE 'B' MANHOLE WITH NEENAH R-1776 CASTING OR APPROVED EQUAL AND 225 LFT OF 48"ø RCP @ 0.30% RIM=845.33 INV IN (48"~E)=839.33 INV OUT (48"~N)=839.23

STR. NO. 13
INSTALL TYPE 'B' MANHOLE WITH NEENAH R-1776 CASTING OR APPROVED EQUAL AND 89 LFT OF 54"ø RCP @ 0.40% RIM=845.69 INV IN (48"~S)=838.56 INV OUT (54"~W)=838.46 D.S. EL. = 838.10

SANITARY SEWER STRUCTURE TABLE

STR. DATA

STR. NO. SS-1
INSTALL SANITARY SEWER MANHOLE WITH NEENAH R-1772 CASTING OR APPROVED EQUAL AND 268 LFT OF 8"ø PVC @ 0.45% RIM=848.66 INV IN (6"~E)=840.10 INV OUT (8"~W)=840.00

STR. NO. SS-2
INSTALL SANITARY SEWER MANHOLE WITH NEENAH R-1772 CASTING OR APPROVED EQUAL AND 355 LFT OF 8"ø PVC @ 0.45% RIM=849.39 INV IN (8"~E)=838.79 INV OUT (8"~S)=838.69

STR. NO. SS-3
INSTALL SANITARY SEWER MANHOLE WITH NEENAH R-1772 CASTING OR APPROVED EQUAL AND 268 LFT OF 8"ø PVC @ 0.45% RIM=847.24 INV OUT (8"~W)=838.30

SANITARY SEWER STRUCTURE TABLE

STR. DATA

STR. NO. SS-4
INSTALL SANITARY SEWER MANHOLE WITH NEENAH R-1772 CASTING OR APPROVED EQUAL AND 145 LFT OF 8"ø PVC @ 0.45% RIM=847.58 INV IN (8"~N)=837.09 INV IN (8"~E)=837.09 INV OUT (8"~S)=836.99

STR. NO. SS-5
INSTALL SANITARY SEWER MANHOLE WITH NEENAH R-1772 CASTING OR APPROVED EQUAL AND 362 LFT OF 8"ø PVC @ 0.45% RIM=846.67 INV IN (8"~N)=836.34 INV OUT (8"~W)=836.24

STR. NO. SS-6
EXISTING SANITARY MANHOLE. MECHANICALLY CORE AND CONNECT 8" PVC FROM STR. NO SS-5. 834 LFT OF 8"ø PVC @ 19316.07% RIM=847.88 INV IN (8"~E)=834.61 INV IN (8"~S)=830.56 INV OUT (8"~N)=830.53

CROSSROAD ENGINEERS, PC
TRANSPORTATION DEVELOPMENT CONSULTANTS
8615 ZIONSVILLE ROAD INDIANAPOLIS, IN 46268
317.290.9370 (V) 317.290.9371 (F)
CROSSROADENGINEERS.COM

SHEET 400

UTILITY PLAN

PRIDE CONVENIENCE STORE

JOB No.	.	DRAWN	KLF	CHECKED	GJI
DATE	FEBRUARY 19, 2021	DESIGNED	CDM	APPR.	GJI

GREGORY J. ILKO REGISTERED NO. 10300059 STATE OF INDIANA PROFESSIONAL ENGINEER

NO.	DATE	REVISIONS	BY	APPR.
1				
2				
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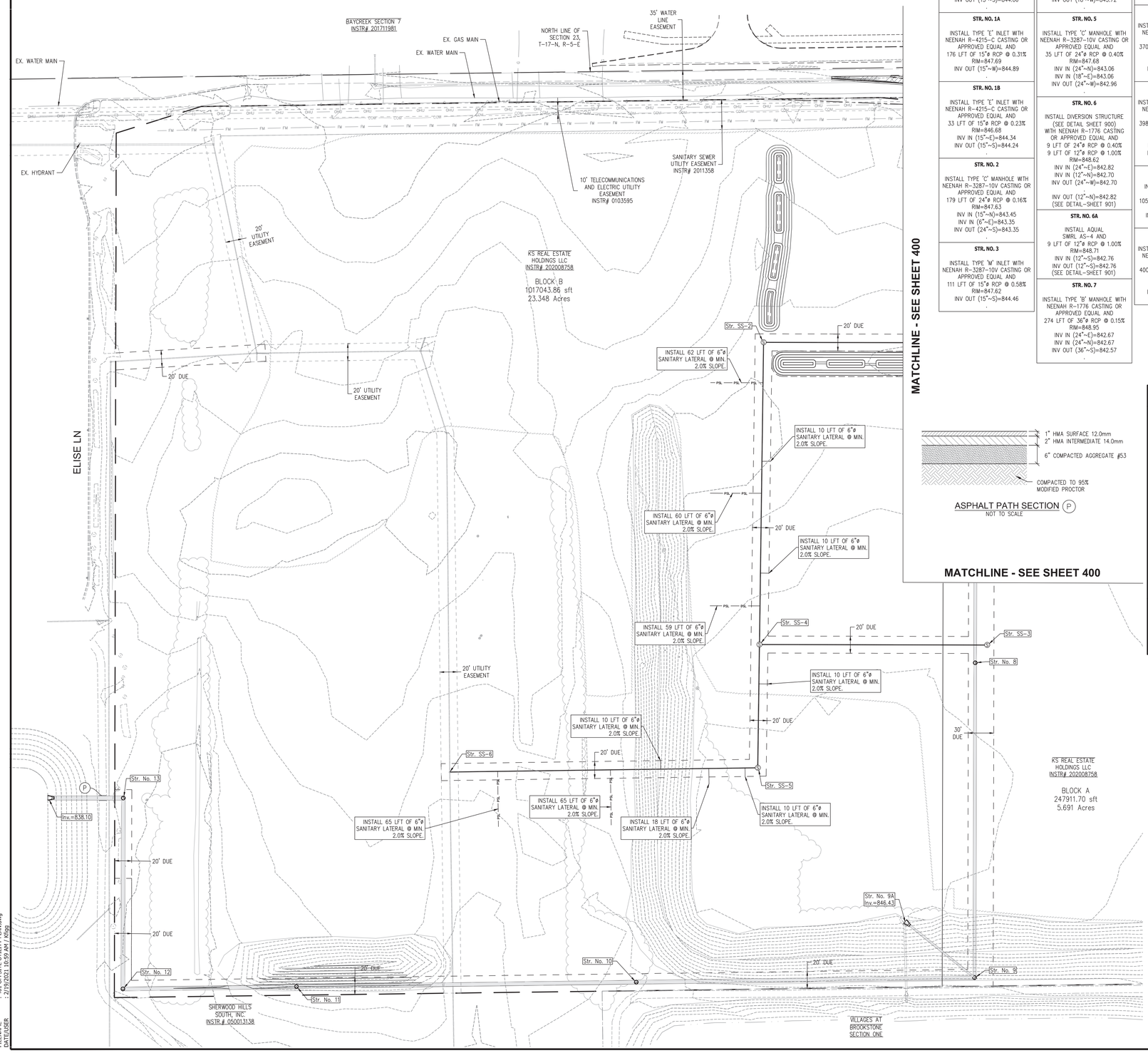
SHEET 400



MATCHLINE - SEE SHEET 400

STORM SEWER STRUCTURE TABLE
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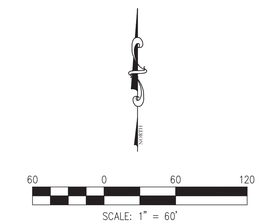
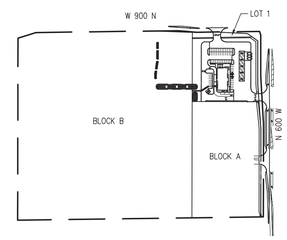


ASPHALT PATH SECTION (P)
NOT TO SCALE

PROPOSED LEGEND

- PROPERTY LINE
- SECTION LINE
- SETBACK LINE
- EASEMENT LINE
- LOT LINE
- DITCH LINE
- SANITARY SEWER WITH MANHOLE
- SANITARY SEWER LATERAL WITH CLEANOUT
- STORM SEWER W/MANHOLE & END SECTION
- ELECTRIC LINE
- WATER SERVICE LINE
- GAS LINE
- STORM MANHOLES
- STORM CURB INLETS
- AQUA-SWRL UNITS
- WATER METER
- WATER VALVE
- ELECTRIC TRANSFORMER
- GREASE TRAP
- SIGN

(P) ASPHALT PATH SECTION
1" HMA SURFACE 12.0mm, ON
2" HMA INTERMEDIATE 14.0mm, ON
6" COMPACTED AGGREGATE #53, ON
COMPACTED SUBGRADE (SEE DETAIL-THIS SHEET)



KEY MAP
NOT TO SCALE

EXISTING LEGEND

- POWERPOLE
- POWERPOLE W/RISER
- SIGNAL POLE
- LIGHT POLE
- ELECTRIC BOX
- GUIDE WIRE
- TELEPHONE MANHOLE
- TELEPHONE RISER
- WATER VALVE
- FIRE HYDRANT
- WATER METER
- GAS VALVE
- CABLE TV RISER
- SIGN
- MAILBOX
- STORM ROUND INLET
- STORM CURB INLET
- RIGHT-OF-WAY MARKER
- TREE, BUSH & STUMP
- TEMP. BENCHMARK
- CONTOURS
- PROPERTY LINE
- SECTION LINE
- RIGHT-OF-WAY
- EASEMENT
- ADJOINER LINE
- PAVEMENT LINE
- FIELD LINE
- DITCH
- GAS LINE
- TELEPHONE LINE
- WATER LINE
- CABLE TV LINE
- ELECTRIC LINE
- OVERHEAD UTILITY LINE
- FIBER OPTIC LINE
- FORCE MAIN LINE
- TREE LINE
- SANITARY SEWER W/MANHOLE
- STORM SEWER W/ MANHOLE & END SECTION

ASPHALT | GRAVEL | CONCRETE | REMOVAL/DEMOLISH

UTILITIES NOTES

1. CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING TRAFFIC AND PROVIDING ALL NECESSARY FLAGMAN, BARRELS, SIGNAGE, ETC. DURING CONSTRUCTION. ALL APPLICABLE M.U.T.C.D. STANDARDS SHALL GOVERN THIS WORK.
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TRANSPORTATION & DEVELOPMENT CONSULTANTS
8831 ROSCOE PLACE
INDIANAPOLIS, IN 46217
CROSSROADENGINEERS.COM

SHEET 401

OFFSITE UTILITY PLAN

PRIDE CONVENIENCE STORE

JOB No.	.	DRAWN	KLF	CHECKED	GJI
DATE	FEBRUARY 19, 2021	DESIGNED	CDM	APPR.	GJI

GREGORY J. ILKO REGISTERED NO. 10300059 STATE OF INDIANA PROFESSIONAL ENGINEER

NO.	DATE	REVISIONS	BY	APPR.
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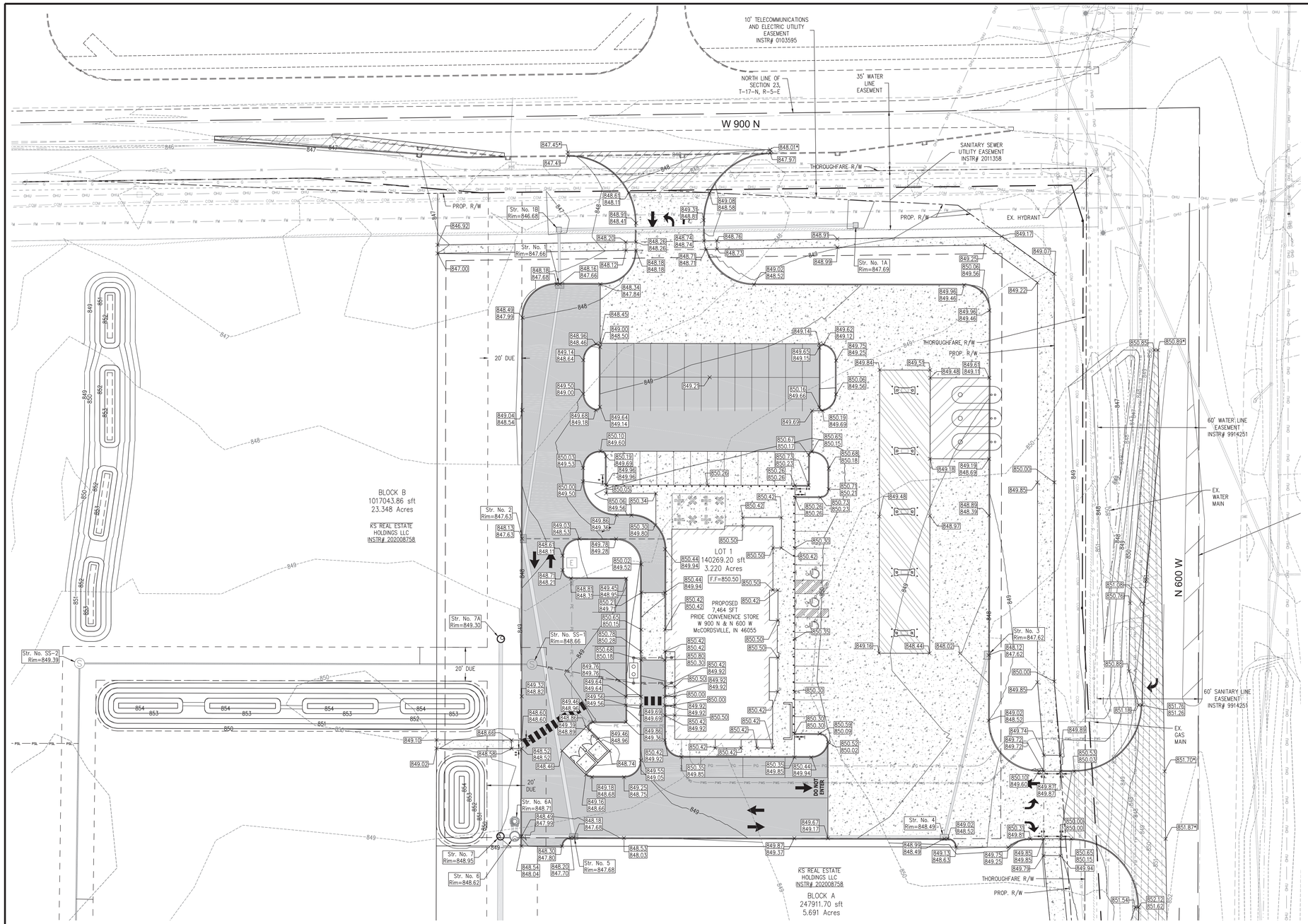
SHEET 401

DIRECTORY PATH : R:\Active\Pride Conveniences Stores\900 N & Mt. Comfort\Design\CAD\Plans
FILENAME : 401 OFFSITE UTILITY PLAN.dwg
DATE/USER : 2/19/2021 10:59 AM / KTripp



30 0 30 60

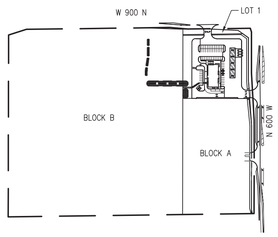
SCALE: 1" = 30'

GRADING LEGEND

TOP 860.00 EDGE 859.50 CEMENT	PROPOSED ELEVATIONS
FINISH 860.00	
860.00 859.50	PROPOSED ELEVATIONS (TO BE FIELD VERIFIED)
860.08	
FFE = XXX.XX	PROPOSED FINISH FLOOR ELEVATION
	PROPOSED DRAINAGE SWALE
800	EXISTING CONTOURS
800	PROPOSED CONTOURS
GRADE BREAK	GRADE BREAK
	CURB HEIGHT TO TAPER FROM 0.5' TO 0.0' IN 6 LFT.
	CURB HEIGHT TO TAPER FROM 0.5' TO 0.0' IN 1 LFT.

GRADING NOTES

1. CONTRACTOR SHALL PROVIDE POSITIVE DRAINAGE AWAY FROM ALL BUILDINGS IN FINAL GRADING OF SITE. CONTRACTOR SHALL COORDINATE WITH THE ARCHITECT TO DETERMINE PROPER FOUNDATION EXPOSURE FOR EACH BUILDING TYPE, HOWEVER, IN NO INSTANCE SHALL DRAINAGE TOWARDS THE BUILDING FOUNDATION BE ALLOWED.
2. CONTRACTOR SHALL NOT ALLOW DRAINAGE FROM PROJECT SITE TO DISCHARGE ONTO ADJACENT PROPERTIES IN FINAL GRADING OF SITE. CONTRACTOR SHALL PLACE A BERM WHERE NECESSARY. SEE REAR DITCH DETAIL.



KEY MAP
NOT TO SCALE

BENCHMARK INFORMATION

ORIGINATING BENCHMARK

DESIGNATION - X 245
PID - KA0177
STATE/COUNTY - IN/MARION
USGS QUAD - BEECH GROVE (1980)

VERT. ORDER - FIRST CLASS II

DESCRIBED BY COAST AND GEODETIC SURVEY 1947
4.6 MI SE FROM INDIANAPOLIS.
ABOUT 4.65 MILES SOUTHEAST ALONG THE NEW YORK CENTRAL RAILROAD FROM THE UNION STATION AT INDIANAPOLI, AT 35-FOOT CONCRETE BRIDGE NO. 462 OVER LICK CREEK, SET IN THE TOP OF THE NORTHEAST WING WALL, 8 RAILS SOUTHEAST OF MILE POST 105, 4 RAILS NORTHWEST OF A LIGHT SIGNAL, 8.0 FEET NORTHEAST OF THE NORTHEAST RAIL AND 2.5 FEET BELOW THE TRACK.

ELEV. = 799.56 (NAVD 88)

TBM #400
CUT "x" ON WEST ANCHOR BOLT OF SIGNAL POLE, LOCATED IN SOUTHWEST QUAD OF "CR 900 N" AND "CR 600 W".

ELEV. = 850.90

CROSSROAD ENGINEERING, P.C.
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CROSSROADENGINEERS.COM

SHEET 500

GRADING PLAN

PRIDE CONVENIENCE STORE

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SHEET 500

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

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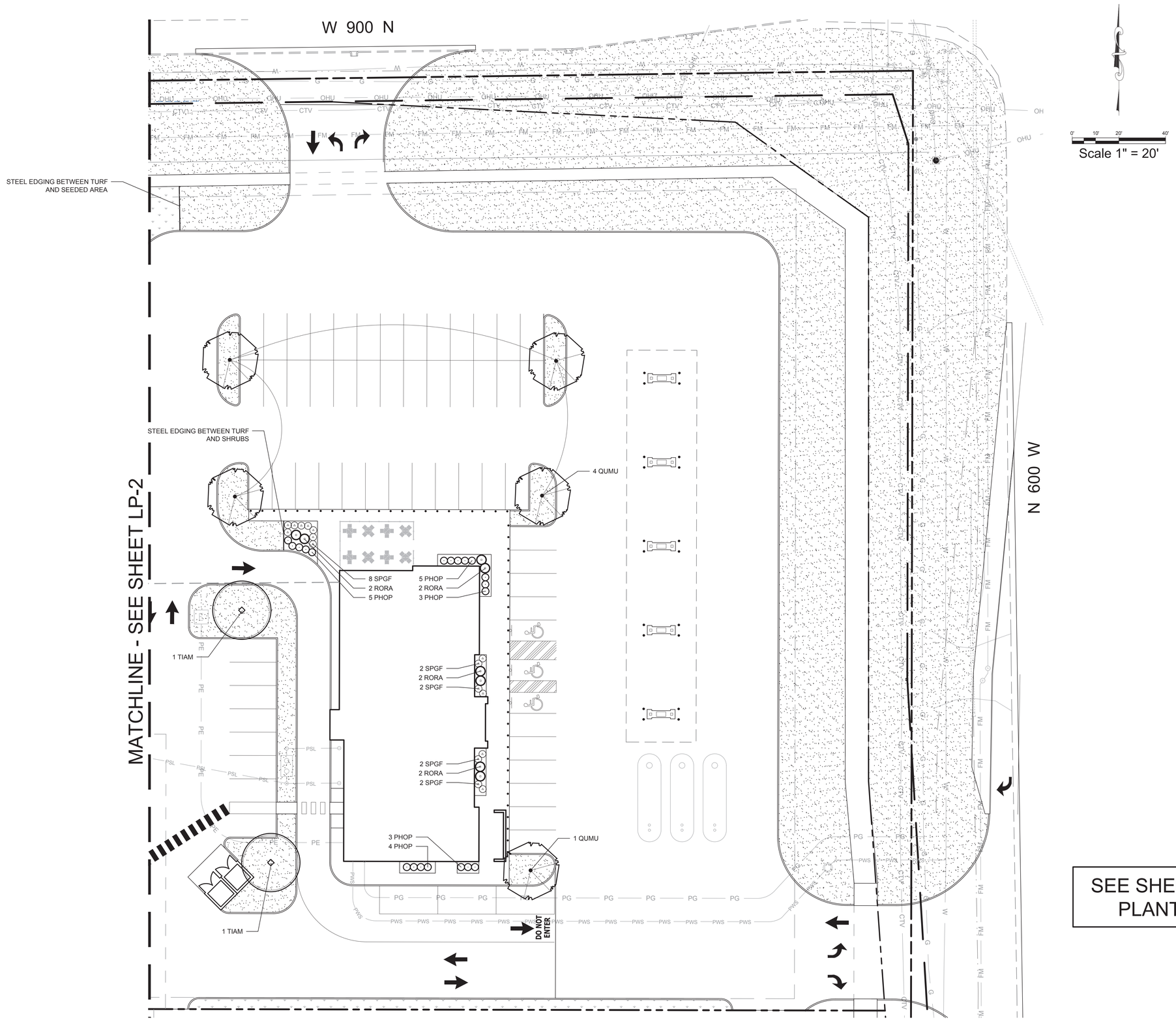

SEE SHEET LP-2 FOR PLANT LEGEND

EVERGREEN DESIGN GROUP
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SHEET LP-1

LANDSCAPE PLAN

PRIDE CONVENIENCE STORE

JOB No.	-	DRAWN	LML	CHECKED	LML/RM
DATE	FEBRUARY 19, 2021	DESIGNED	LML	APPR.	LML/RM

LAWRENCE M. LASSER REGISTERED LA21300010 INDIANA LANDSCAPE ARCHITECT

2/19/2021

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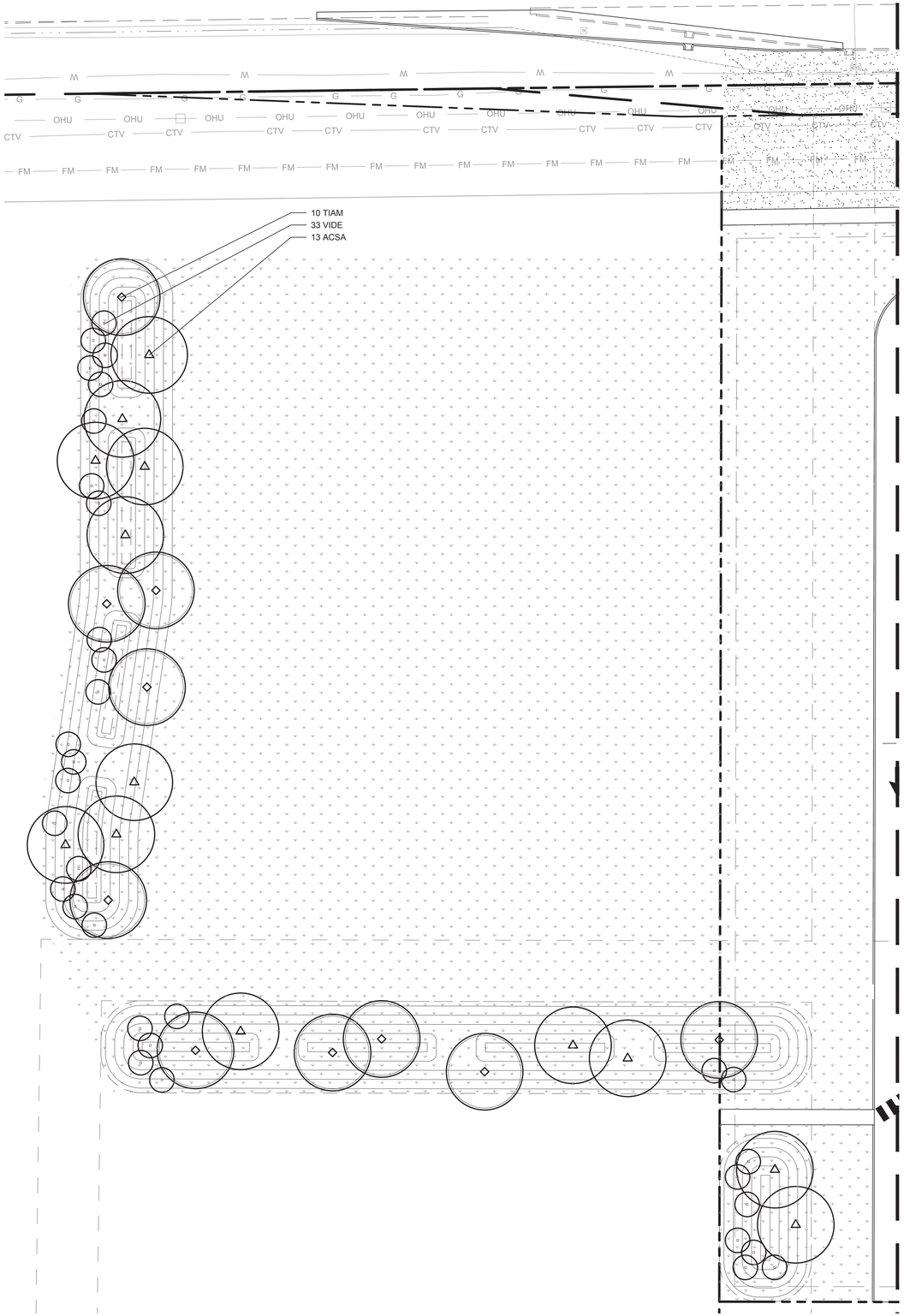
SHEET LP-1



PLANTING LEGEND

SYMBOL	BOTANIC NAME	COMMON NAME	SIZE	SPACING	QUANTITY	REMARKS
TREES						
ACSA	Acere saccharum 'Morton'	Crescendo Maple	2.5" cal., B&B	Per plan	13	
QUMU	Quercus muehlenbergii	Chinquapin Oak	2.5" cal., B&B	Per plan	5	
TIAM	Tilia americana	American Linden	2.5" cal., B&B	Per plan	12	
SHRUBS						
PHOP	Physocarpus opulifolius 'SMPOTW'	Tiny Wine Ninebark	#5 cont.	36" o.c.	20	low growing
RORA	Rosa 'Radsunny'	Sunny Knock Out Rose	#3 cont.	48" o.c.	8	low growing
SPGO	Spiraea japonica 'Goldflame'	Goldflame Spiraea	#5 cont.	36" o.c.	16	low growing
VIDE	Viburnum dentatum	Arrowwood Viburnum	24" B&B	60" o.c.	33	24" spread min. at planting
TURF AND SEED						
	Poa pratensis	Kentucky Bluegrass	Sod	- - -	- - -	
	- - -	Native seed mix (TBD)	Hydroseed	- - -	TBD	

LANDSCAPE CALCULATIONS

PARKING

INTERIOR PARKING AREA:	78,557 SF
LANDSCAPE AREA REQUIRED:	3,928 SF (5%)
LANDSCAPE AREA PROVIDED:	4,347 SF (5.5%)
TREES REQUIRED:	2 TREES (1 TREE PER 2,400 SF PKG AREA)
TREES PROVIDED:	7 TREES
SHRUBS REQUIRED:	7 SHRUBS (1 SHRUB PER 500 SF PKG AREA)
SHRUBS PROVIDED:	15 SHRUBS

BUFFER YARD

BUFFER LENGTH:	328 LF
TREES REQUIRED:	23 TREES (7 TREES PER 100 LF)
TREES PROVIDED:	23 TREES
SHRUBS REQUIRED:	33 SHRUBS (10 SHRUBS PER 100 LF)
SHRUBS PROVIDED:	33 SHRUBS

SUPPLEMENTAL TREES

SITE AREA:	140,269 SF (3.22 ACRES)
MIN. TREES REQUIRED:	16 TREES (5 TREES PER ACRE)
TREES PROPOSED:	30 TREES
SUPPLEMENTAL TREES REQUIRED:	0 TREES

GENERAL GRADING AND PLANTING NOTES

1. BY SUBMITTING A PROPOSAL FOR THE LANDSCAPE PLANTING SCOPE OF WORK, THE CONTRACTOR CONFIRMS THAT HE HAS READ, AND WILL COMPLY WITH, THE ASSOCIATED NOTES, SPECIFICATIONS, AND DETAILS WITH THIS PROJECT.
2. THE GENERAL CONTRACTOR IS RESPONSIBLE FOR REMOVING ALL EXISTING VEGETATION (EXCEPT WHERE NOTED TO REMAIN).
3. IN THE CONTEXT OF THESE PLANS, NOTES, AND SPECIFICATIONS, "FINISH GRADE" REFERS TO THE FINAL ELEVATION OF THE SOIL SURFACE (NOT TOP OF MULCH) AS INDICATED ON THE GRADING PLANS.
   a. BEFORE STARTING WORK, THE LANDSCAPE CONTRACTOR SHALL VERIFY THAT THE ROUGH GRADES OF ALL LANDSCAPE AREAS ARE WITHIN +/-0.1' OF FINISH GRADE. SEE SPECIFICATIONS FOR MORE DETAILED INSTRUCTION ON TURF AREA AND PLANTING BED PREPARATION.
   b. CONSTRUCT AND MAINTAIN FINISH GRADES AS SHOWN ON GRADING PLANS, AND CONSTRUCT AND MAINTAIN SLOPES AS RECOMMENDED BY THE GEOTECHNICAL REPORT. ALL LANDSCAPE AREAS SHALL HAVE POSITIVE DRAINAGE AWAY FROM STRUCTURES AT THE MINIMUM SLOPE SPECIFIED IN THE REPORT AND ON THE GRADING PLANS, AND AREAS OF POTENTIAL PONDING SHALL BE REGRADED TO BLEND IN WITH THE SURROUNDING GRADES AND ELIMINATE PONDING POTENTIAL.
   c. THE LANDSCAPE CONTRACTOR SHALL DETERMINE WHETHER OR NOT THE EXPORT OF ANY SOIL WILL BE NEEDED, TAKING INTO ACCOUNT THE ROUGH GRADE PROVIDED, THE AMOUNT OF SOIL AMENDMENTS TO BE ADDED (**BASED ON A SOIL TEST**, PER SPECIFICATIONS), AND THE FINISH GRADES TO BE ESTABLISHED.
   d. ENSURE THAT THE FINISH GRADE IN SHRUB AREAS IMMEDIATELY ADJACENT TO WALKS AND OTHER WALKING SURFACES, AFTER INSTALLING SOIL AMENDMENTS, IS 3" BELOW THE ADJACENT FINISH SURFACE, IN ORDER TO ALLOW FOR PROPER MULCH DEPTH. TAPER THE SOIL SURFACE TO MEET FINISH GRADE, AS SPECIFIED ON THE GRADING PLANS, AT APPROXIMATELY 18" AWAY FROM THE WALKS.
   e. ENSURE THAT THE FINISH GRADE IN TURF AREAS IMMEDIATELY ADJACENT TO WALKS AND OTHER WALKING SURFACES, AFTER INSTALLING SOIL AMENDMENTS, IS 1" BELOW THE FINISH SURFACE OF THE WALKS. TAPER THE SOIL SURFACE TO MEET FINISH GRADE, AS SPECIFIED ON THE GRADING PLANS, AT APPROXIMATELY 18" AWAY FROM THE WALKS.
   f. SHOULD ANY CONFLICTS AND/OR DISCREPANCIES ARISE BETWEEN THE GRADING PLANS, GEOTECHNICAL REPORT, THESE NOTES AND PLANS, AND ACTUAL CONDITIONS, THE CONTRACTOR SHALL IMMEDIATELY BRING SUCH ITEMS TO THE ATTENTION OF THE LANDSCAPE ARCHITECT, GENERAL CONTRACTOR, AND OWNER.
4. ALL PLANT LOCATIONS ARE DIAGRAMMATIC. ACTUAL LOCATIONS SHALL BE VERIFIED WITH THE LANDSCAPE ARCHITECT OR DESIGNER PRIOR TO PLANTING. THE LANDSCAPE CONTRACTOR SHALL ENSURE THAT ALL REQUIREMENTS OF THE PERMITTING AUTHORITY ARE MET (I.E., MINIMUM PLANT QUANTITIES, PLANTING METHODS, TREE PROTECTION METHODS, ETC.).
   a. THE LANDSCAPE CONTRACTOR IS RESPONSIBLE FOR DETERMINING PLANT QUANTITIES; PLANT QUANTITIES SHOWN ON LEGENDS AND CALLOUTS ARE FOR GENERAL INFORMATION ONLY. IN THE EVENT OF A DISCREPANCY BETWEEN THE PLAN AND THE PLANT LEGEND, THE PLANT QUANTITY AS SHOWN ON THE PLAN (FOR INDIVIDUAL SYMBOLS) OR CALLOUT (FOR GROUNDCOVER PATTERNS) SHALL TAKE PRECEDENCE.
   b. NO SUBSTITUTIONS OF PLANT MATERIALS SHALL BE ALLOWED WITHOUT THE WRITTEN PERMISSION OF THE LANDSCAPE ARCHITECT. IF SOME OF THE PLANTS ARE NOT AVAILABLE, THE LANDSCAPE CONTRACTOR SHALL NOTIFY THE LANDSCAPE ARCHITECT IN WRITING (VIA PROPER CHANNELS).
   c. THE CONTRACTOR SHALL, AT A MINIMUM, PROVIDE REPRESENTATIVE PHOTOS OF ALL PLANTS PROPOSED FOR THE PROJECT. THE CONTRACTOR SHALL ALLOW THE LANDSCAPE ARCHITECT AND THE OWNER/OWNER'S REPRESENTATIVE TO INSPECT, AND APPROVE OR REJECT, ALL PLANTS DELIVERED TO THE JOBSITE. REFER TO SPECIFICATIONS FOR ADDITIONAL REQUIREMENTS FOR SUBMITTALS.
5. THE CONTRACTOR SHALL MAINTAIN THE LANDSCAPE IN A HEALTHY CONDITION FOR 90 DAYS AFTER ACCEPTANCE BY THE OWNER. REFER TO SPECIFICATIONS FOR CONDITIONS OF ACCEPTANCE FOR THE START OF THE MAINTENANCE PERIOD, AND FOR FINAL ACCEPTANCE AT THE END OF THE MAINTENANCE PERIOD.
6. SEE SPECIFICATIONS AND DETAILS FOR FURTHER REQUIREMENTS.

0' 10' 20' 40'
Scale 1" = 20'

MULCHES

AFTER ALL PLANTING IS COMPLETE, CONTRACTOR SHALL INSTALL 3" THICK LAYER OF 1-1/2" SHREDDED WOOD MULCH, NATURAL TAN/BROWN COLOR (UNDYED) IN ALL PLANTING AREAS (EXCEPT FOR TURF AND SEEDED AREAS). CONTRACTOR SHALL SUBMIT SAMPLES OF ALL MULCHES TO LANDSCAPE ARCHITECT AND OWNER FOR APPROVAL PRIOR TO CONSTRUCTION. ABSOLUTELY NO EXPOSED GROUND SHALL BE LEFT SHOWING ANYWHERE ON THE PROJECT AFTER MULCH HAS BEEN INSTALLED (SUBJECT TO THE CONDITIONS AND REQUIREMENTS OF THE "GENERAL GRADING AND PLANTING NOTES" AND SPECIFICATIONS).

ROOT BARRIERS

THE CONTRACTOR SHALL INSTALL ROOT BARRIERS NEAR ALL NEWLY-PLANTED TREES THAT ARE LOCATED WITHIN FIVE (5) FEET OF PAVING OR CURBS. ROOT BARRIERS SHALL BE "CENTURY" OR "DEEP-ROOT" 24" DEEP PANELS (OR EQUAL). BARRIERS SHALL BE LOCATED IMMEDIATELY ADJACENT TO HARDSCAPE. INSTALL PANELS PER MANUFACTURER'S RECOMMENDATIONS. UNDER NO CIRCUMSTANCES SHALL THE CONTRACTOR USE ROOT BARRIERS OF A TYPE THAT COMPLETELY ENCIRCLE THE ROOTBALL.

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SHEET LP-2

LANDSCAPE PLAN

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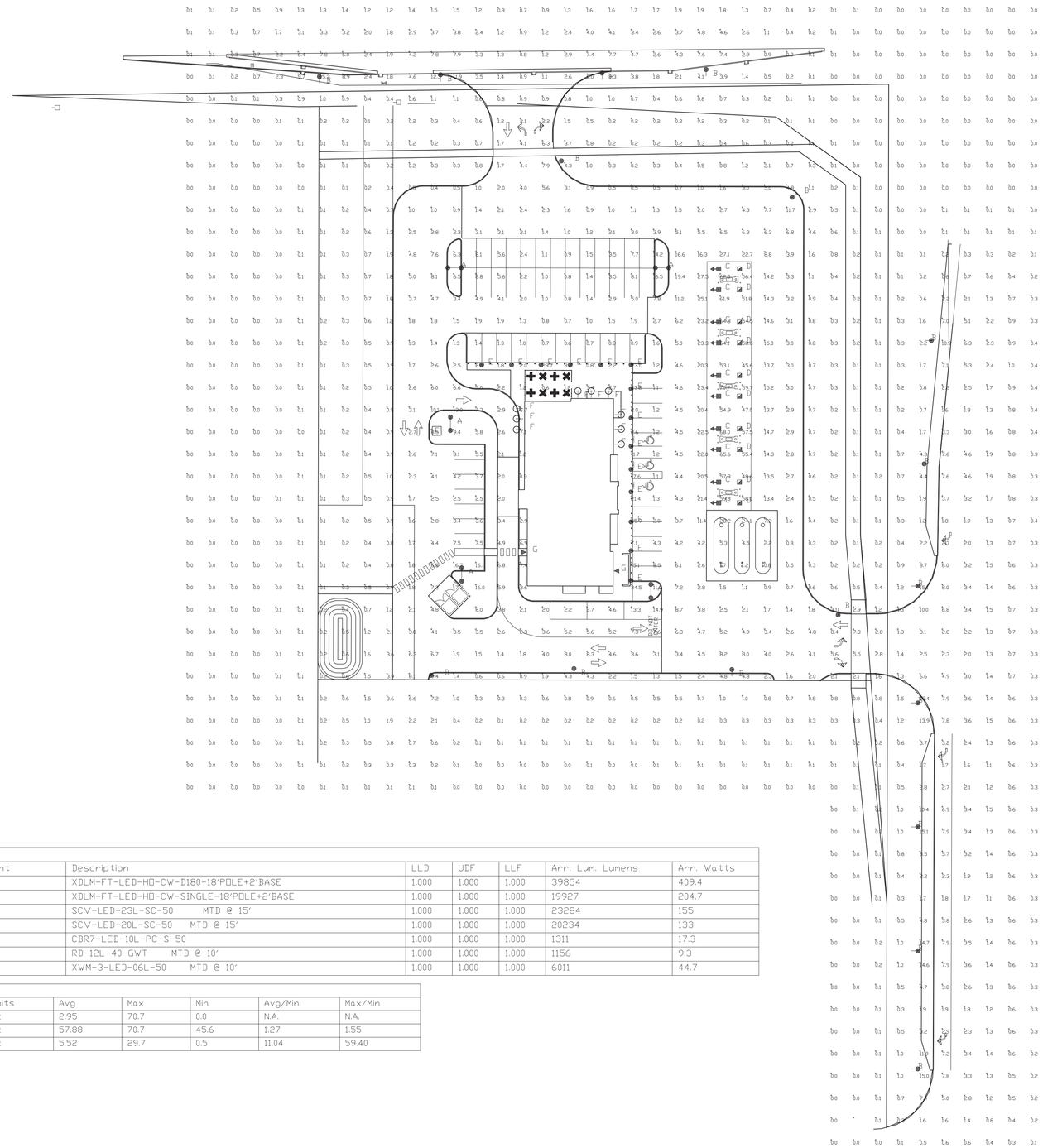

Luminaire Schedule

Symbol	Qty	Label	Arrangement	Description	LLD	UDF	LLF	Arr. Lum. Lumens	Arr. Watts
	5	A	D180	XDLM-FT-LED-HO-CW-D180-18'POLE+2'BASE	1.000	1.000	1.000	39854	409.4
	17	B	SINGLE	XDLM-FT-LED-HO-CW-SINGLE-18'POLE+2'BASE	1.000	1.000	1.000	19927	204.7
	10	C	SINGLE	SCV-LED-23L-SC-50 MTD @ 15'	1.000	1.000	1.000	23284	155
	10	D	SINGLE	SCV-LED-20L-SC-50 MTD @ 15'	1.000	1.000	1.000	20234	133
	14	E	SINGLE	CBR7-LED-10L-PC-S-50	1.000	1.000	1.000	1311	17.3
	9	F	SINGLE	RD-12L-40-GWT MTD @ 10'	1.000	1.000	1.000	1156	9.3
	2	G	SINGLE	XWM-3-LED-06L-50 MTD @ 10'	1.000	1.000	1.000	6011	44.7

Calculation Summary

Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
ALL CALC POINTS	Illuminance	Fc	2.95	70.7	0.0	N.A.	N.A.
CANOPY	Illuminance	Fc	57.88	70.7	45.6	1.27	1.55
INSIDE CURB	Illuminance	Fc	5.52	29.7	0.5	11.04	59.40

Total Project Watts
Total Watts = 8822.196

Based on the information provided, all dimensions and luminaire locations shown represent recommended positions. The engineer and/or architect must determine the applicability of the layout to existing or future field conditions.

This lighting plan represents illumination levels calculated from laboratory data taken under controlled conditions in accordance with The Illuminating Engineering Society (IES) approved methods. Actual performance of any manufacturer's luminaires may vary due to changes in electrical voltage, tolerance in lamps/LED's and other variable field conditions. Calculations do not include obstructions such as buildings, curbs, landscaping, or any other architectural elements unless noted. Fixture nomenclature noted does not include mounting hardware or poles. This drawing is for photometric evaluation purposes only and should not be used as a construction document or as a final document for ordering product.

10000 ALLIANCE RD. CINCINNATI, OHIO 45242 USA
(513) 793-3200 ▪ FAX (513) 793-6023

LIGHTING PROPOSAL LO-153292

PRIDE
W 900 N & N 600 W
MT COMFORT,IN

BY:MWE	DATE:2-18-21	REV:	SHEET 1 OF 1

SCALE: 1"=40' 0 — 40