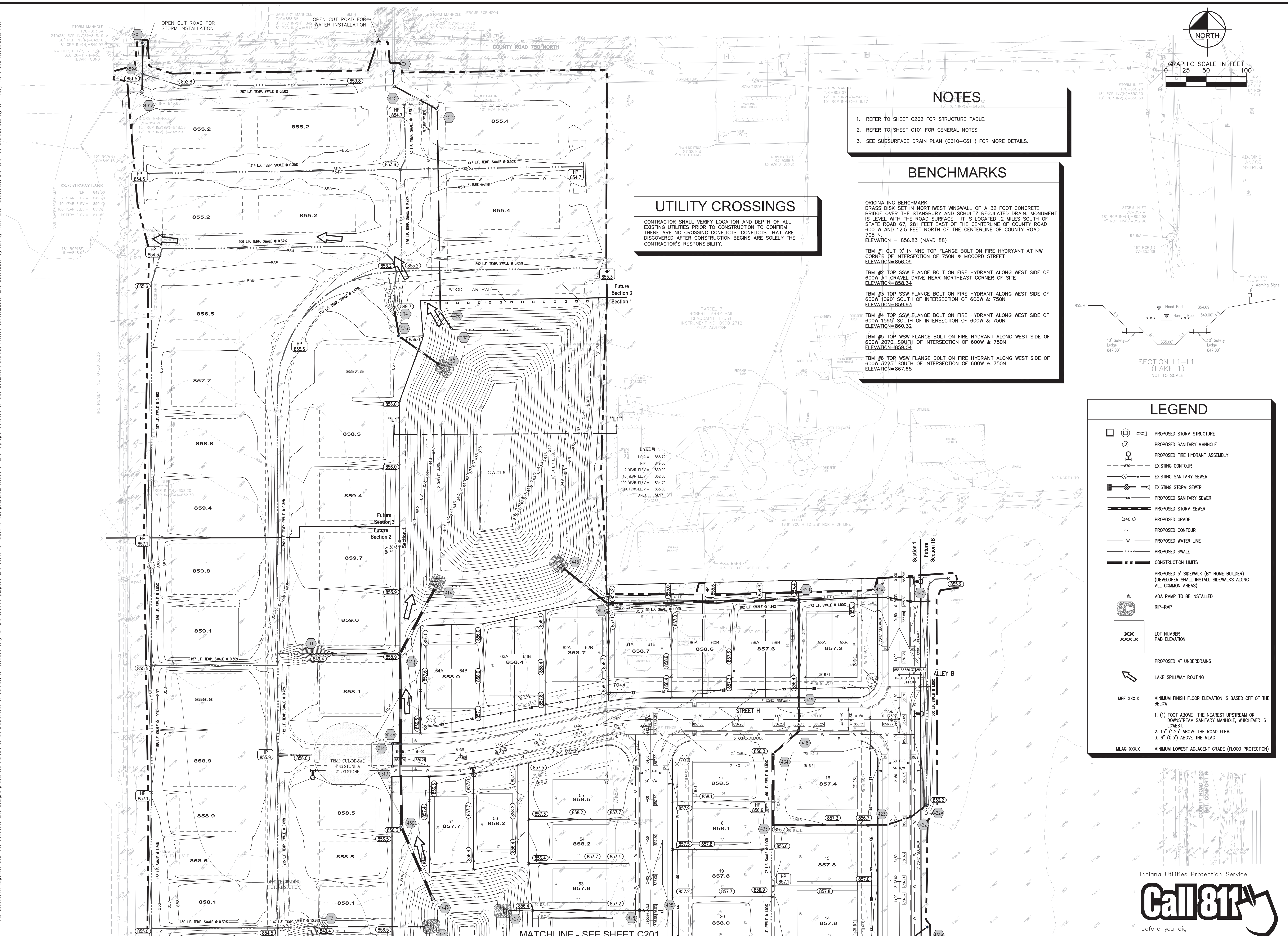


Drawing name: K:\IND_DEVA\170227003_Hampton_Walk_Sect1_McCorville-JNV2 Design\CADD\DWG\Site Development\HAMPTON WALK SECTION 1.dwg C200 Jun 24, 2022 11:11:00am by: JoeyDee
 This document, together with the concepts and designs presented herein, is intended only for the specific purpose and client for which it was prepared. Reuse of and improper reliance on this document without written authorization and adaptation by Kimley-Horn and Associates, Inc. shall be without liability to Kimley-Horn and Associates, Inc.



NOTES

- REFER TO SHEET C202 FOR STRUCTURE TABLE.
- REFER TO SHEET C101 FOR GENERAL NOTES.
- SEE SUBSURFACE DRAIN PLAN (C610-C611) FOR MORE DETAILS.

BENCHMARKS

ORIGINATING BENCHMARK:
BRASS DISK SET IN NORTHWEST WINGWALL OF A 32 FOOT CONCRETE BRIDGE OVER THE STANSBURY AND SCHULTZ REGULATED DRAIN. MONUMENT IS LEVEL WITH THE ROAD SURFACE. IT IS LOCATED 2 MILES SOUTH OF STATE ROAD 67, 281 FEET EAST OF THE CENTERLINE OF COUNTY ROAD 600 W AND 12.5 FEET NORTH OF THE CENTERLINE OF COUNTY ROAD 705 N.
ELEVATION = 856.83 (NAVD 88)

TBM #1 CUT 'X' IN NNE TOP FLANGE BOLT ON FIRE HYDRANT AT NW CORNER OF INTERSECTION OF 750N & MCGORD STREET
ELEVATION=856.02

TBM #2 TOP SSW FLANGE BOLT ON FIRE HYDRANT ALONG WEST SIDE OF 600W AT GRAVEL DRIVE NEAR NORTHEAST CORNER OF SITE
ELEVATION=858.34

TBM #3 TOP SSW FLANGE BOLT ON FIRE HYDRANT ALONG WEST SIDE OF 600W 1090' SOUTH OF INTERSECTION OF 600W & 750N
ELEVATION=859.93

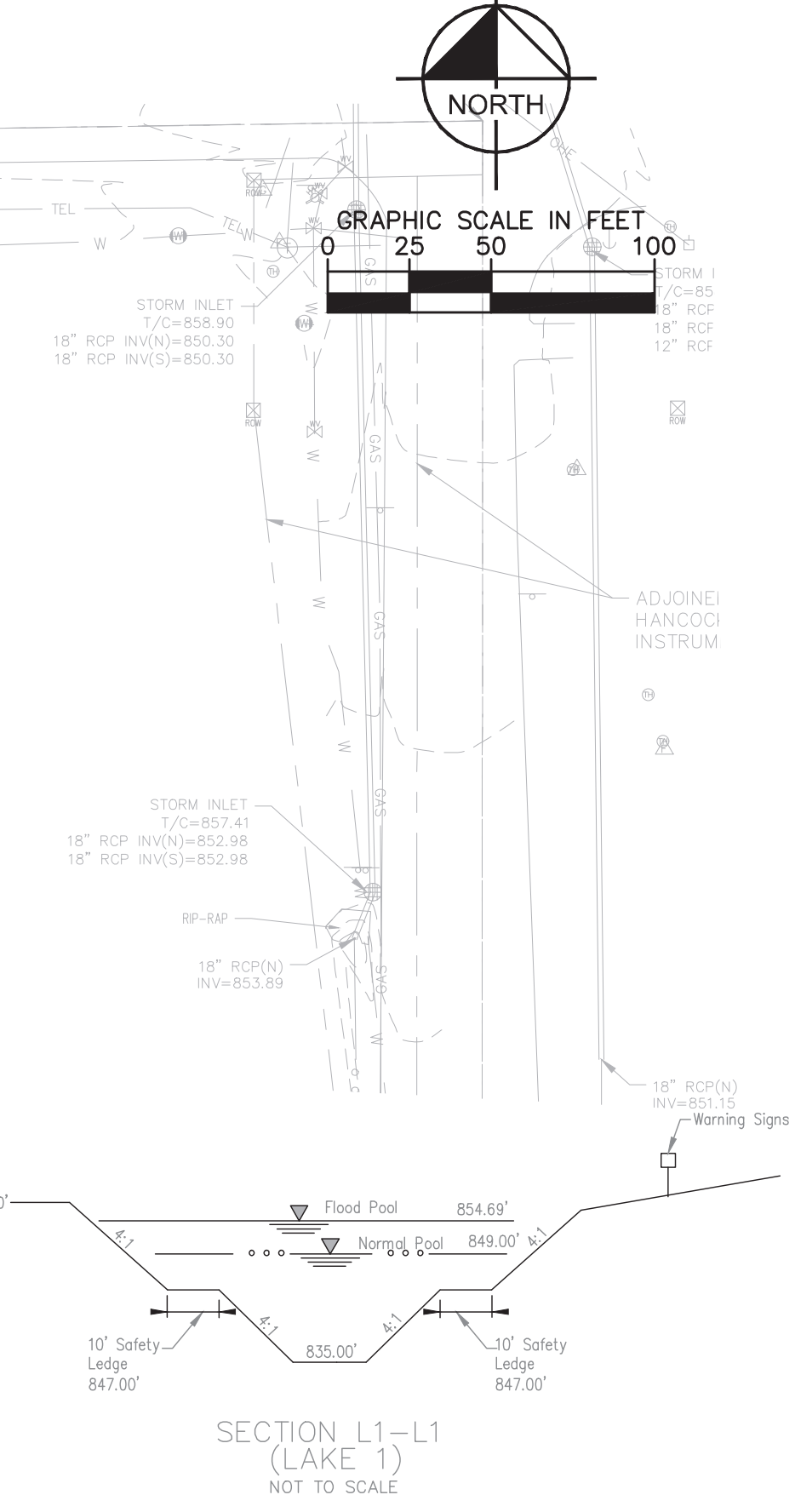
TBM #4 TOP SSW FLANGE BOLT ON FIRE HYDRANT ALONG WEST SIDE OF 600W 1595' SOUTH OF INTERSECTION OF 600W & 750N
ELEVATION=860.32

TBM #5 TOP WSW FLANGE BOLT ON FIRE HYDRANT ALONG WEST SIDE OF 600W 2070' SOUTH OF INTERSECTION OF 600W & 750N
ELEVATION=859.04

TBM #6 TOP WSW FLANGE BOLT ON FIRE HYDRANT ALONG WEST SIDE OF 600W 3225' SOUTH OF INTERSECTION OF 600W & 750N
ELEVATION=867.65

UTILITY CROSSINGS

CONTRACTOR SHALL VERIFY LOCATION AND DEPTH OF ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION TO CONFIRM THERE ARE NO CROSSING CONFLICTS. CONFLICTS THAT ARE DISCOVERED AFTER CONSTRUCTION BEGINS ARE SOLELY THE CONTRACTOR'S RESPONSIBILITY.



LEGEND

	PROPOSED STORM STRUCTURE
	PROPOSED SANITARY MANHOLE
	PROPOSED FIRE HYDRANT ASSEMBLY
	EXISTING CONTOUR
	EXISTING SANITARY SEWER
	EXISTING STORM SEWER
	PROPOSED SANITARY SEWER
	PROPOSED STORM SEWER
	PROPOSED GRADE
	PROPOSED CONTOUR
	PROPOSED WATER LINE
	PROPOSED SWALE
	CONSTRUCTION LIMITS
	PROPOSED 5' SIDEWALK (BY HOME BUILDER) (DEVELOPER SHALL INSTALL SIDEWALKS ALONG ALL COMMON AREAS)
	ADA RAMP TO BE INSTALLED
	RIP-RAP
	LOT NUMBER PAD ELEVATION
	PROPOSED 4" UNDERDRAINS
	LAKE SPILLWAY ROUTING
	MINIMUM FINISH FLOOR ELEVATION IS BASED OFF OF THE BELOW
	MINIMUM LOWEST ADJACENT GRADE (FLOOD PROTECTION)

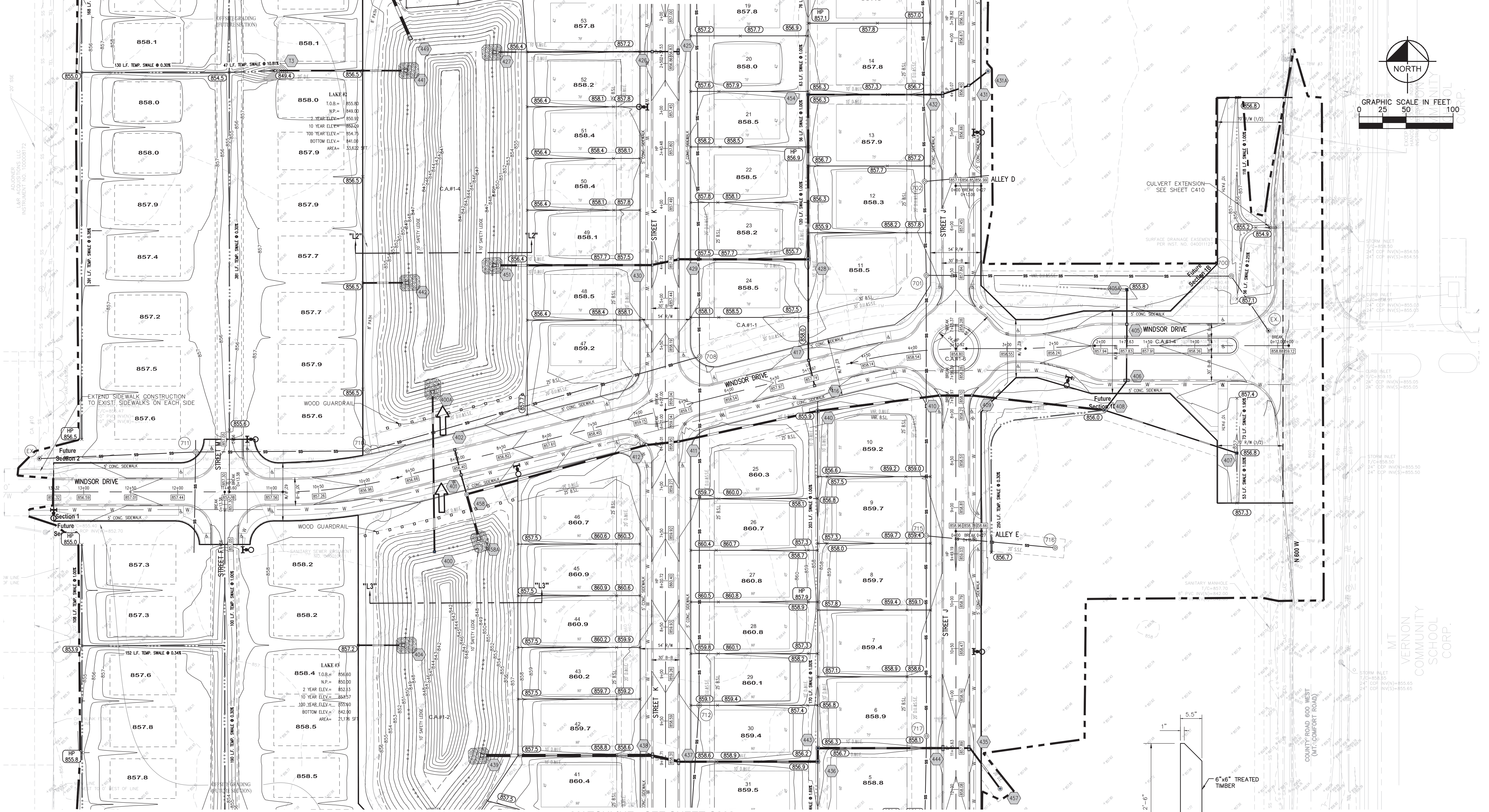
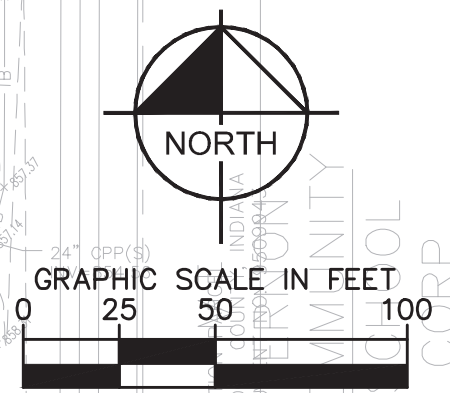
- 1) FOOT ABOVE THE NEAREST UPSTREAM OR DOWNSTREAM SANITARY MANHOLE, WHICHEVER IS LOWEST.
- 2) 15" (1.25') ABOVE THE ROAD ELEV.
- 3) 6" (0.5') ABOVE THE MLAG

 AS NOTED DESIGNED BY: JSM DRAWN BY: PCW CHECKED BY: BAH	APPROVAL PENDING NO FOR CONSTRUCTION	GRAND COMMUNITIES, LLC	SITE DEVELOPMENT PLAN	HAMPTON WALK SECTION 1	ORIGINAL ISSUE: 6/24/2022 KHA PROJECT NO. 170227007 SHEET NUMBER C200
SCALE: DATE:	REVISIONS:	INDIANAPOLIS, IN 46250 PHONE: 317-912-4129 EMAIL: Brett.Hurd@kimley-horn.com WWW.KIMLEY-HORN.COM	ADJOINED HANCOCK INSTRUM	COUNTY ROAD 600 (1/4" COMPART 19)	INDONA UTILITIES PROTECTION SERVICE before you dig

MATCHLINE - SEE SHEET C201

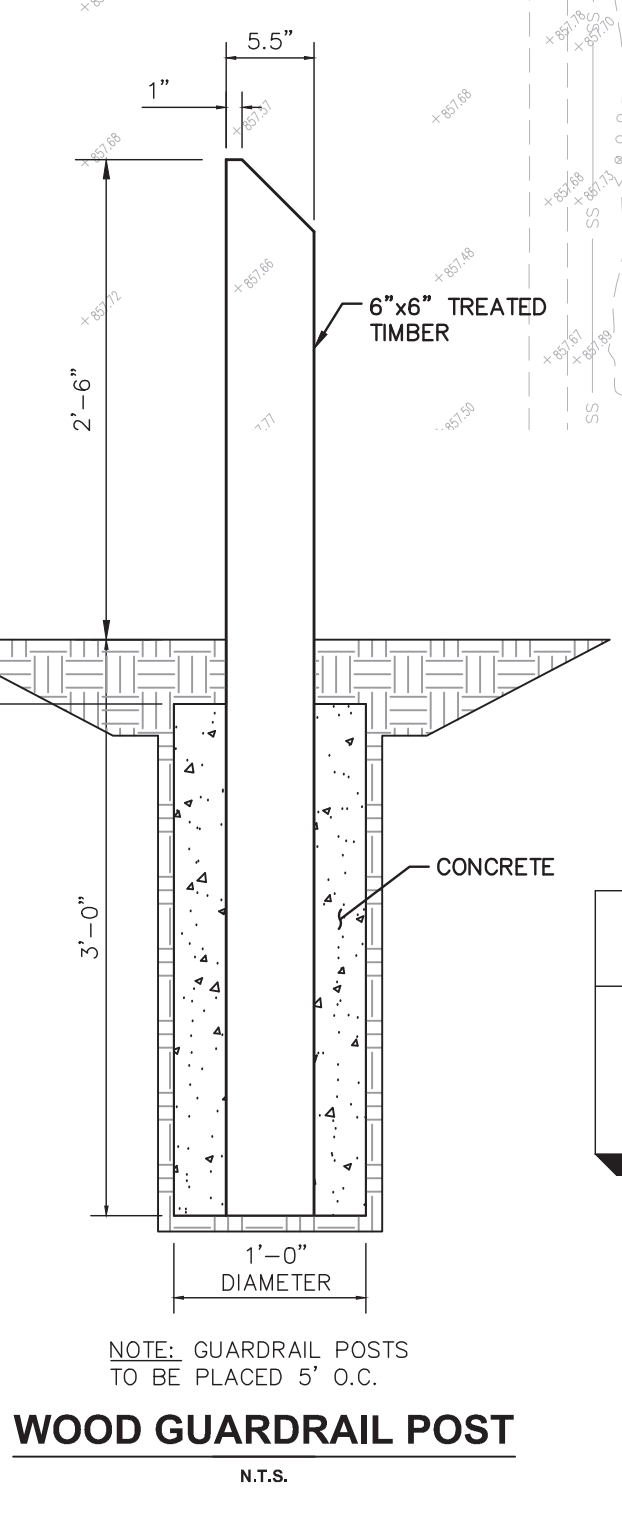
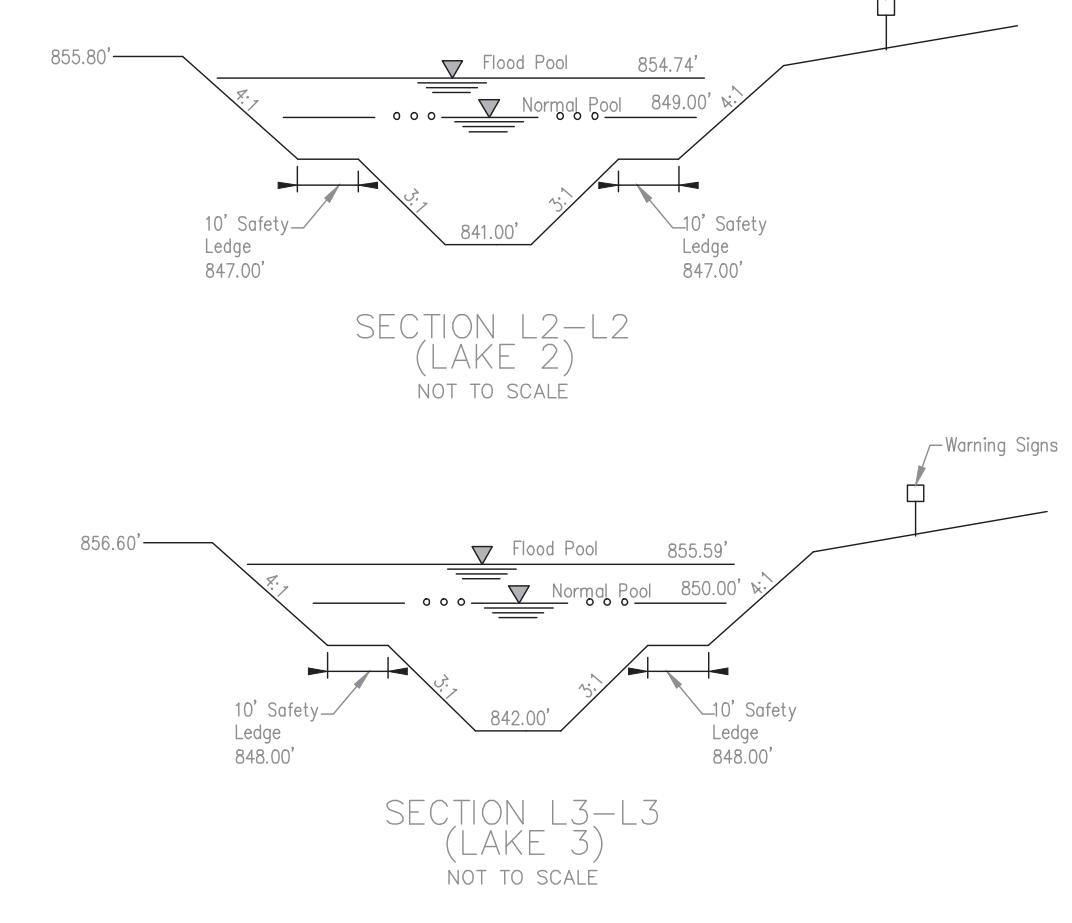
MATCHLINE - SEE SHEET C200

MATCHLINE - SEE SHEET C202

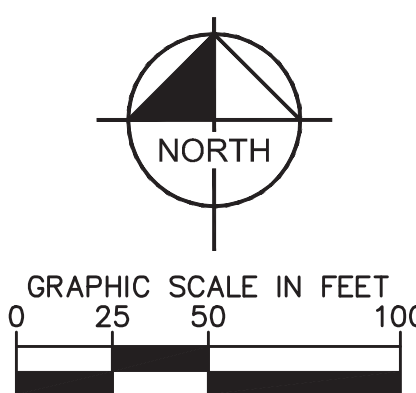
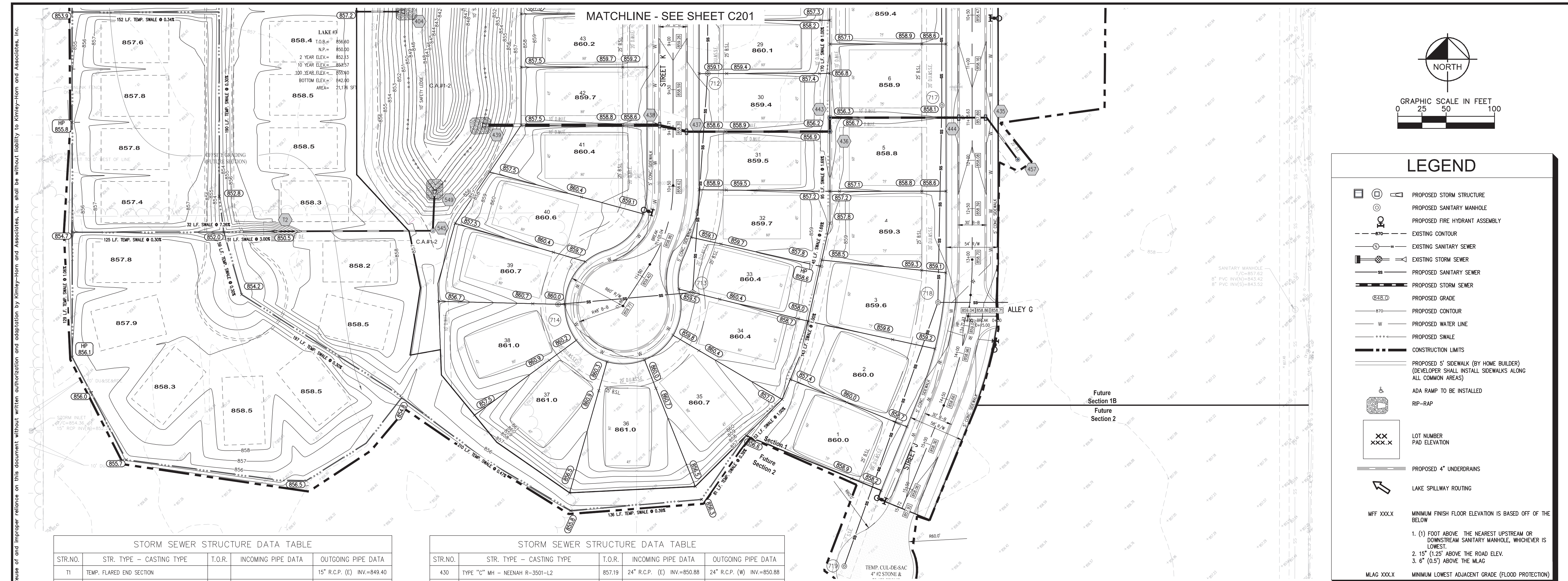


- NOTES**
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 2. REFER TO SHEET C101 FOR GENERAL NOTES.
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ELEVATION=859.93
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ELEVATION=860.32
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ELEVATION=859.04
- TBM #6 TOP WSW FLANGE BOLT ON FIRE HYDRANT ALONG WEST SIDE OF 600W 3225' SOUTH OF INTERSECTION OF 600W & 750N
ELEVATION=867.65



SCALE:	AS NOTED	<p>© 2022 KIMLEY-HORN AND ASSOCIATES, INC. 250 EAST 86TH STREET, SUITE 560, INDIANAPOLIS, IN 46240 PHONE: 317-912-4129 EMAIL: Brett.Horn@kimley-horn.com WWW.KIMLEY-HORN.COM</p>	DATE
DESIGNED BY:	JSM		REVISIONS
DRAWN BY:	PCW		No.
CHECKED BY:	BAH		BY
APPROVAL PENDING NO FOR CONSTRUCTION		<p>GRAND COMMUNITIES, LLC</p> <p>SITE DEVELOPMENT PLAN</p> <p>HAMPTON WALK SECTION 1</p>	DATE
ORIGINAL ISSUE:			DATE
KHA PROJECT NO. 170227007			DATE
SHEET NUMBER		C201	



LEGEND

- PROPOSED STORM STRUCTURE
- PROPOSED SANITARY MANHOLE
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STORM SEWER STRUCTURE DATA TABLE

STR.NO.	STR. TYPE - CASTING TYPE	T.O.R.	INCOMING PIPE DATA	OUTGOING PIPE DATA
T1	TEMP. FLARED END SECTION		15" R.C.P. (E) INV.=849.40	
T3	TEMP. FLARED END SECTION		18" R.C.P. (E) INV.=849.40	
T4	TEMP. FLARED END SECTION		24" R.C.P. (S) INV.=849.48	
T2	TEMP. FLARED END SECTION		15" R.C.P. (E) INV.=850.50	
EX...	EXIST. MH - EXIST.		15" R.C.P. (S) INV.=848.19	
EX...	EXIST. MH - EXIST.		15" R.C.P. (S) INV.=847.82	
313	TYPE "A" INLET - NEENAH R-3501-L2	856.12	12" R.C.P. (S) INV.=852.03	12" R.C.P. (N) INV.=852.58
314	TYPE "A" INLET - NEENAH R-3501-L2	856.12	12" R.C.P. (S) INV.=852.03	12" R.C.P. (E) INV.=851.93
400A	FLARED END SECTION (FES)		18" R.C.P. (S) INV.=850.00	
400	OUTLET CONTROL STRUCTURE	SEE DETAIL		18" R.C.P. (N) INV.=850.00
401A	TYPE "C" MH - NEENAH R-1772	853.56	15" R.C.P. (N) INV.=848.42	
401	TYPE "A" INLET - NEENAH R-3501-L2	856.43	12" R.C.P. (N) INV.=852.22	12" R.C.P. (S) INV.=852.12
402	TYPE "A" INLET - NEENAH R-3501-L2	856.43	12" R.C.P. (S) INV.=852.43	
404	FLARED END SECTION (FES)		15" R.C.P. (W) INV.=850.00	
405A	TYPE "A" INLET - NEENAH R-2560	855.80	12" R.C.P. (S) INV.=852.63	
405	TYPE "A" INLET - NEENAH R-3501-L2	857.67	12" R.C.P. (N) INV.=852.52	12" R.C.P. (S) INV.=852.52
406	DBL. TYPE "A" INLET - NEENAH R-3501-TR/TL	857.38	12" R.C.P. (N) INV.=852.33	12" R.C.P. (SW) INV.=852.33
407	TYPE "A" INLET - NEENAH R-2560	856.80	12" R.C.P. (W) INV.=853.05	
408	TYPE "C" MH - NEENAH R-2560	856.00	12" R.C.P. (E) INV.=852.21 12" R.C.P. (NE) INV.=852.21	24" R.C.P. (W) INV.=852.21
409	TYPE "C" MH - NEENAH R-3501-L2	858.13	24" R.C.P. (E) INV.=851.90	24" R.C.P. (W) INV.=851.90
410	TYPE "C" MH - NEENAH R-3501-L2	858.13	24" R.C.P. (E) INV.=851.82	24" R.C.P. (W) INV.=851.82
411	TYPE "C" MH - NEENAH R-3501-L2	858.93	24" R.C.P. (E) INV.=851.10	24" R.C.P. (W) INV.=851.10
412	TYPE "C" MH - NEENAH R-3501-L2	859.02	24" R.C.P. (E) INV.=850.66	24" R.C.P. (W) INV.=850.66
413	TYPE "J" MH - NEENAH R-2560	855.90	15" R.C.P. (W) INV.=849.10 36" R.C.P. (S) INV.=849.00	36" R.C.P. (NE) INV.=849.00
413A	TYPE "J" MH - NEENAH R-3501-TL	856.12	12" R.C.P. (W) INV.=851.74 36" R.C.P. (S) INV.=849.00	36" R.C.P. (S) INV.=849.00
414	FLARED END SECTION (FES)		36" R.C.P. (SW) INV.=849.00	
416	TYPE "A" INLET - NEENAH R-3501-TR	857.77	12" R.C.P. (N) INV.=853.41	
417	TYPE "A" INLET - NEENAH R-3501-TR	857.77	12" R.C.P. (S) INV.=853.32	15" R.C.P. (N) INV.=853.22
418	TYPE "A" INLET - NEENAH R-3501-L2	856.18	24" R.C.P. (SW) INV.=850.21	24" R.C.P. (N) INV.=850.21
419	TYPE "A" INLET - NEENAH R-3501-L2	856.18	24" R.C.P. (S) INV.=850.13	24" R.C.P. (N) INV.=850.13
420	TYPE "C" MH - NEENAH R-2560	854.40	15" R.C.P. (E) INV.=849.81 24" R.C.P. (S) INV.=849.81	27" R.C.P. (W) INV.=849.81
422A	TYPE "C" MH - NEENAH R-2560	855.20	15" R.C.P. (SW) INV.=851.53	
422	TYPE "A" INLET - NEENAH R-3501-L2	856.45	15" R.C.P. (NE) INV.=851.35	18" R.C.P. (W) INV.=851.35
423	TYPE "A" INLET - NEENAH R-3501-L2	856.45	18" R.C.P. (E) INV.=851.23	18" R.C.P. (W) INV.=851.23
425	DBL. TYPE "A" INLET - NEENAH R-3501-TR/TL	856.86	12" R.C.P. (N) INV.=852.41	12" R.C.P. (W) INV.=852.41
426	TYPE "A" INLET - NEENAH R-3501-L2	856.86	12" R.C.P. (E) INV.=852.29	12" R.C.P. (W) INV.=852.19
427	FLARED END SECTION (FES)		12" R.C.P. (E) INV.=849.00	
428	TYPE "C" MH - NEENAH R-2560	855.66	24" R.C.P. (N) INV.=851.28 15" R.C.P. (S) INV.=851.28	24" R.C.P. (W) INV.=851.28
429	TYPE "C" MH - NEENAH R-3501-L2	857.19	24" R.C.P. (E) INV.=850.98	24" R.C.P. (W) INV.=850.98

STORM SEWER STRUCTURE DATA TABLE

STR.NO.	STR. TYPE - CASTING TYPE	T.O.R.	INCOMING PIPE DATA	OUTGOING PIPE DATA
430	TYPE "C" MH - NEENAH R-3501-L2	857.19	24" R.C.P. (E) INV.=850.88	24" R.C.P. (W) INV.=850.88
431A	TYPE "C" MH - NEENAH R-2560	856.00		15" R.C.P. (SW) INV.=852.55
431	TYPE "A" INLET - NEENAH R-3501-L2	856.43	15" R.C.P. (NE) INV.=852.48	15" R.C.P. (W) INV.=852.48
432	DBL. TYPE "A" INLET - NEENAH R-3501-TR/TL	856.44	15" R.C.P. (E) INV.=852.30	18" R.C.P. (W) INV.=852.30
433	TYPE "A" INLET - NEENAH R-2560	856.30	18" R.C.P. (E) INV.=850.53	24" R.C.P. (N) INV.=850.53
434	TYPE "C" MH - NEENAH R-4342	856.00	24" R.C.P. (S) INV.=850.32	24" R.C.P. (NE) INV.=850.32
435	DBL. TYPE "B" INLET - NEENAH R-3501-TR/TL	857.92	18" R.C.P. (SE) INV.=851.98	18" R.C.P. (W) INV.=851.98
436	TYPE "C" MH - NEENAH R-2560	856.20	24" R.C.P. (N) INV.=851.06	24" R.C.P. (W) INV.=851.06
437	TYPE "J" MH w/ "A" INLET - (2) NEENAH R-3501-R	858.35	24" R.C.P. (E) INV.=850.47	30" R.C.P. (W) INV.=850.47
438	TYPE "J" MH w/ "A" INLET - (2) NEENAH R-3501-R	858.35	30" R.C.P. (E) INV.=850.40	36" R.C.P. (W) INV.=850.40
439	FLARED END SECTION (FES)		36" R.C.P. (E) INV.=850.00	
440	TYPE "C" MH - NEENAH R-2560	855.87	24" R.C.P. (E) INV.=851.54	24" R.C.P. (W) INV.=851.54
441	FLARED END SECTION (FES)		18" R.C.P. (W) INV.=849.00	
442	FLARED END SECTION (FES)		18" R.C.P. (W) INV.=849.00	
443	TYPE "C" MH - NEENAH R-2560	856.34	24" R.C.P. (E) INV.=851.12	24" R.C.P. (S) INV.=851.12
444	TYPE "C" MH w/ "A" INLET - NEENAH R-3501-TR/TL	857.92	18" R.C.P. (E) INV.=851.62	24" R.C.P. (W) INV.=851.62
445	TYPE "C" MH - NEENAH R-1772-A	854.15	15" R.C.P. (SE) INV.=847.87	15" R.C.P. (N) INV.=847.87
446	TYPE "A" INLET - NEENAH R-3501-L2	855.84	15" R.C.P. (E) INV.=850.57	15" R.C.P. (W) INV.=850.57
447	TYPE "A" INLET - NEENAH R-3501-L2	855.83	15" R.C.P. (E) INV.=850.65	15" R.C.P. (W) INV.=850.65
448	FLARED END SECTION (FES)		27" R.C.P. (SE) INV.=849.00	
449	FLARED END SECTION (FES)		36" R.C.P. (NW) INV.=849.00	
451	FLARED END SECTION (FES)		24" R.C.P. (E) INV.=849.00	
452	TYPE "C" MH - NEENAH R-1772	854.55	15" R.C.P. (S) INV.=848.04	15" R.C.P. (NW) INV.=848.04
453	OUTLET CONTROL STRUCTURE	SEE DETAIL		15" R.C.P. (NW) INV.=849.00
454	TYPE "A" INLET - NEENAH R-2560	856.30	18" R.C.P. (E) INV.=851.70	24" R.C.P. (S) INV.=851.70
455	TYPE "C" MH - NEENAH R-2560	854.60	27" R.C.P. (E) INV.=849.25	27" R.C.P. (NW) INV.=849.25
456	TYPE "C" MH - NEENAH R-1772-A	855.52	15" R.C.P. (SE) INV.=848.72	15" R.C.P. (N) INV.=848.72
457	TYPE "C" MH - NEENAH R-2560	856.91	18" R.C.P. (NW) INV.=852.37	
458A	FLARED END SECTION (FES)		27" R.C.P. (N) INV.=850.00	
458	TYPE "C" MH - NEENAH R-1772-A	856.73	12" R.C.P. (N) INV.=851.98 24" R.C.P. (E) INV.=850.13	27" R.C.P. (S) INV.=850.13
459A	TYPE "A" INLET - NEENAH R-2560	851.50	15" R.C.P. (S) INV.=848.31	15" R.C.P. (N) INV.=848.31
459	TYPE "J" MH - NEENAH R-2560	856.31	36" R.C.P. (N) INV.=849.00 36" R.C.P. (SE) INV.=849.00	
531	FLARED END SECTION		24" R.C.P. (NW) INV.=849.00	
536	TYPE "C" MH - NEENAH R-2560	855.17	24" R.C.P. (N) INV.=849.35	24" R.C.P. (SE) INV.=849.35
545	TYPE "J" MH - NEENAH R-2560	856.60	15" R.C.P. (W) INV.=850.00	18" R.C.P. (N) INV.=850.00
549	FLARED END SECTION		18" R.C.P. (S) INV.=850.00	

SANITARY SEWER STRUCTURE DATA TABLE

STR.NO.	STR. TYPE / CASTING TYPE	T.O.R.	INCOMING PIPE DATA	OUTGOING PIPE DATA
EX. 301	EX. MH / EXIST.		10" S.D.R. 35 PVC (E) INV.=847.27	
EX	EX. MH / EXIST.		8" S.D.R. 35 PVC (NW) INV.=840.60	
700	MH / R-1772-A	857.80	8" S.D.R. 35 PVC (W) INV.=843.01	8 S.D.R. 35 PVC (SE) INV.=842.81
701	MH / R-1772-A	858.50	8" S.D.R. 35 PVC (S) INV.=844.57 8" S.D.R. 35 PVC (N) INV.=844.57	8 S.D.R. 35 PVC (E) INV.=844.37
702	MH / R-1772-A	857.90	8" S.D.R. 35 PVC (N) INV.=845.19 8" S.D.R. 35 PVC (E) INV.=847.03	8 S.D.R. 35 PVC (S) INV.=844.99
703	MH / R-1772-A	857.30	8" S.D.R. 35 PVC (W) INV.=847.03 8" S.D.R. 35 PVC (E) INV.=847.03	8 S.D.R. 35 PVC (S) INV.=846.83
704	MH / R-1772-A	857.10	8" S.D.R. 35 PVC (S) INV.=849.47	8 S.D.R. 35 PVC (E) INV.=849.47
704A	MH / R-1772-A	858.80	8" S.D.R. 35 PVC (W) INV.=848.50	8 S.D.R. 35 PVC (E) INV.=848.40
707	MH / R-1772-A	858.50	8" S.D.R. 35 PVC (S) INV.=851.59	8 S.D.R. 35 PVC (S) INV.=851.59
708	MH / R-1772-A	859.00	8" PVC (S) INV.=849.46 8" S.D.R. 35 PVC (N) INV.=849.46	10 S.D.R. 35 PVC (W) INV.=849.26
710	MH / R-1772-A	857.50	10" S.D.R. 35 PVC (E) INV.=848.34	10 S.D.R. 35 PVC (W) INV.=848.24
711	MH / R-1772-A	857.70	8" S.D.R. 35 PVC (S) INV.=847.89 10" S.D.R. 35 PVC (E) INV.=847.79 8" S.D.R. 35 PVC (N) INV.=847.89	10 S.D.R. 35 PVC (W) INV.=847.69
712	MH / R-1772-A	859.50	8" S.D.R. 26 PVC (S) INV.=852.97	8 PVC (N) INV.=852.27
713	MH / R-1772-A	860.10	8" S.D.R. 26 PVC (W) INV.=854.12	8 S.D.R. 26 PVC (N) INV.=853.92
714	MH / R-1772-A	860.40		8 S.D.R. 26 PVC (E) INV.=854.71
715	MH / R-1772-A	859.60	8" S.D.R. 35 PVC (S) INV.=846.83 8" S.D.R. 35 PVC (E) INV.=846.93	8 S.D.R. 35 PVC (N) INV.=846.73
716	MH / R-1772-A	858.50		8 S.D.R. 35 PVC (W) INV.=849.01
717	MH / R-1772-A	858.60	8" S.D.R. 35 PVC (S) INV.=847.83	8 S.D.R. 35 PVC (N) INV.=847.73
718	MH / R-1772-A	859.70	8" S.D.R. 35 PVC (S) INV.=848.79 8" S.D.R. 35 PVC (E) INV.=848.89	8 S.D.R. 35 PVC (N) INV.=848.69
719	MH / R-1772-A	858.10		8 S.D.R. 35 PVC (N) INV.=850.00

NOTES

- REFER TO SHEET C101 FOR GENERAL NOTES.
- SEE SUBSURFACE DRAIN PLAN (C610-C611) FOR MORE DETAILS.

UTILITY CROSSINGS

CONTRACTOR SHALL VERIFY LOCATION AND DEPTH OF ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION TO CONFIRM THERE ARE NO CROSSING CONFLICTS. CONFLICTS THAT ARE DISCOVERED AFTER CONSTRUCTION BEGINS ARE SOLELY THE CONTRACTOR'S RESPONSIBILITY.

BENCHMARKS

ORIGINATING BENCHMARK:
BRASS DISK SET IN NORTHWEST WINGWALL OF A 32 FOOT CONCRETE BRIDGE OVER THE STANBURY AND SCHULTZ REGULATED DRAIN. MONUMENT IS LEVEL WITH THE ROAD SURFACE. IT IS LOCATED 2 MILES SOUTH OF STATE ROAD 67, 281 FEET EAST OF THE CENTERLINE OF COUNTY ROAD 600 W AND 12.5 FEET NORTH OF THE CENTERLINE OF COUNTY ROAD 705 N.
ELEVATION = 856.83 (NAVD 88)

TBM #1 CUT "X" IN NNE TOP FLANGE BOLT ON FIRE HYDRANT AT NW CORNER OF INTERSECTION OF 750N & MCCORD STREET
ELEVATION=856.09

TBM #2 TOP SSW FLANGE BOLT ON FIRE HYDRANT ALONG WEST SIDE OF 600W AT GRAVEL DRIVE NEAR NORTHEAST CORNER OF SITE
ELEVATION=858.34

TBM #3 TOP SSW FLANGE BOLT ON FIRE HYDRANT ALONG WEST SIDE OF 600W 1090' SOUTH OF INTERSECTION OF 600W & 750N
ELEVATION=859.93

TBM #4 TOP SSW FLANGE BOLT ON FIRE HYDRANT ALONG WEST SIDE OF 600W 1595' SOUTH OF INTERSECTION OF 600W & 750N
ELEVATION=860.32

TBM #5 TOP WSW FLANGE BOLT ON FIRE HYDRANT ALONG WEST SIDE OF 600W 2070' SOUTH OF INTERSECTION OF 600W & 750N
ELEVATION=859.04

TBM #6 TOP WSW FLANGE BOLT ON FIRE HYDRANT ALONG WEST SIDE OF 600W 3225' SOUTH OF INTERSECTION OF 600W & 750N
ELEVATION=867.65

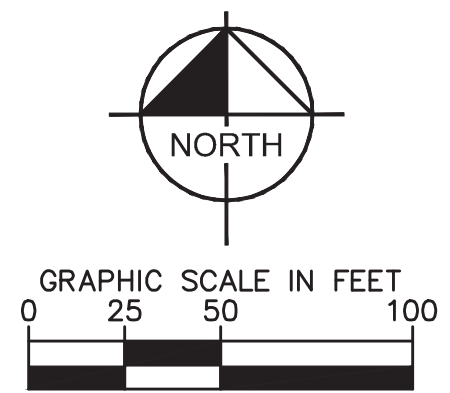
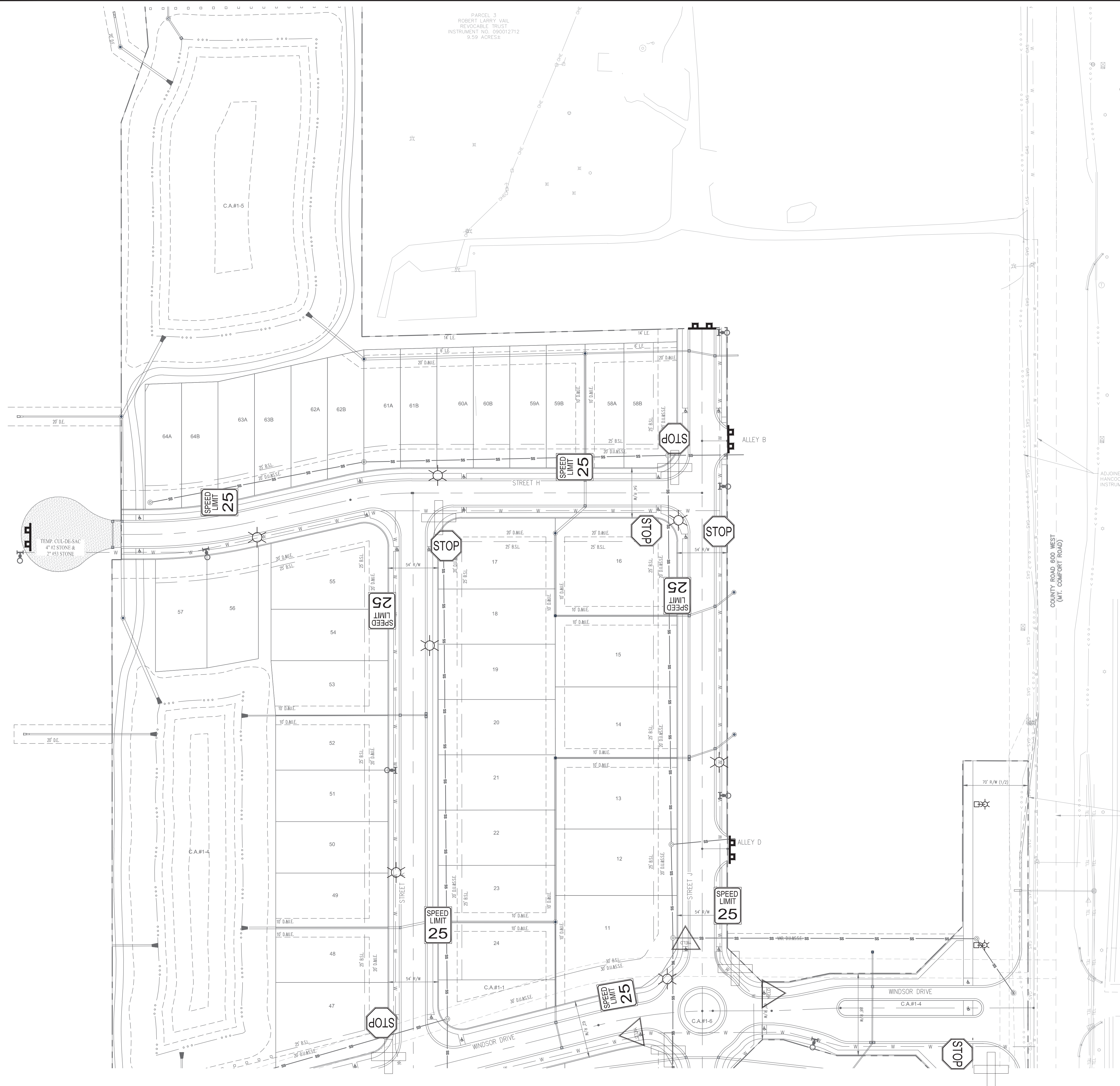
Indiana Utilities Protection Service

before you dig

Drawing name: K:\INDO\170227003\Hampton_Sect1\McCorwille_INV2 Design\Utilities\SITE DEVELOPMENT PLAN.dwg C202 Jun 24, 2022 11:56am by: Joyce
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Kimley-Horn <small>© 2022 KIMLEY-HORN AND ASSOCIATES, INC. 250 EAST 86TH STREET, SUITE 560, INDIANAPOLIS, IN 46240 PHONE: 317-912-4129 EMAIL: Brett.Hurlburt@kimley-horn.com WWW.KIMLEY-HORN.COM</small>	GRAND COMMUNITIES, LLC	SITE DEVELOPMENT PLAN	HAMPTON WALK SECTION 1	ORIGINAL ISSUE: 6/24/2022 KHA PROJECT NO. 170227007 SHEET NUMBER C202	REVISIONS NO. DATE BY
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Drawing name: K:\IND_LDEV\170227003_Hampton_Walk_Sec1_McCordsville_INV2_Design\CADD\PlanSheets\SIGNING PLAN.dwg C200 Jun 24, 2022 11:27am by: jay.gee
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LEGEND

	ROAD NAME SIGN	7
	STOP SIGN	9
	SPEED LIMIT SIGN	11
	SPEED LIMIT SIGN	4
	LIGHTING	15
	TYPE III CONSTRUCTION BARRICADE	9
	OVERHEAD LIGHTING	3

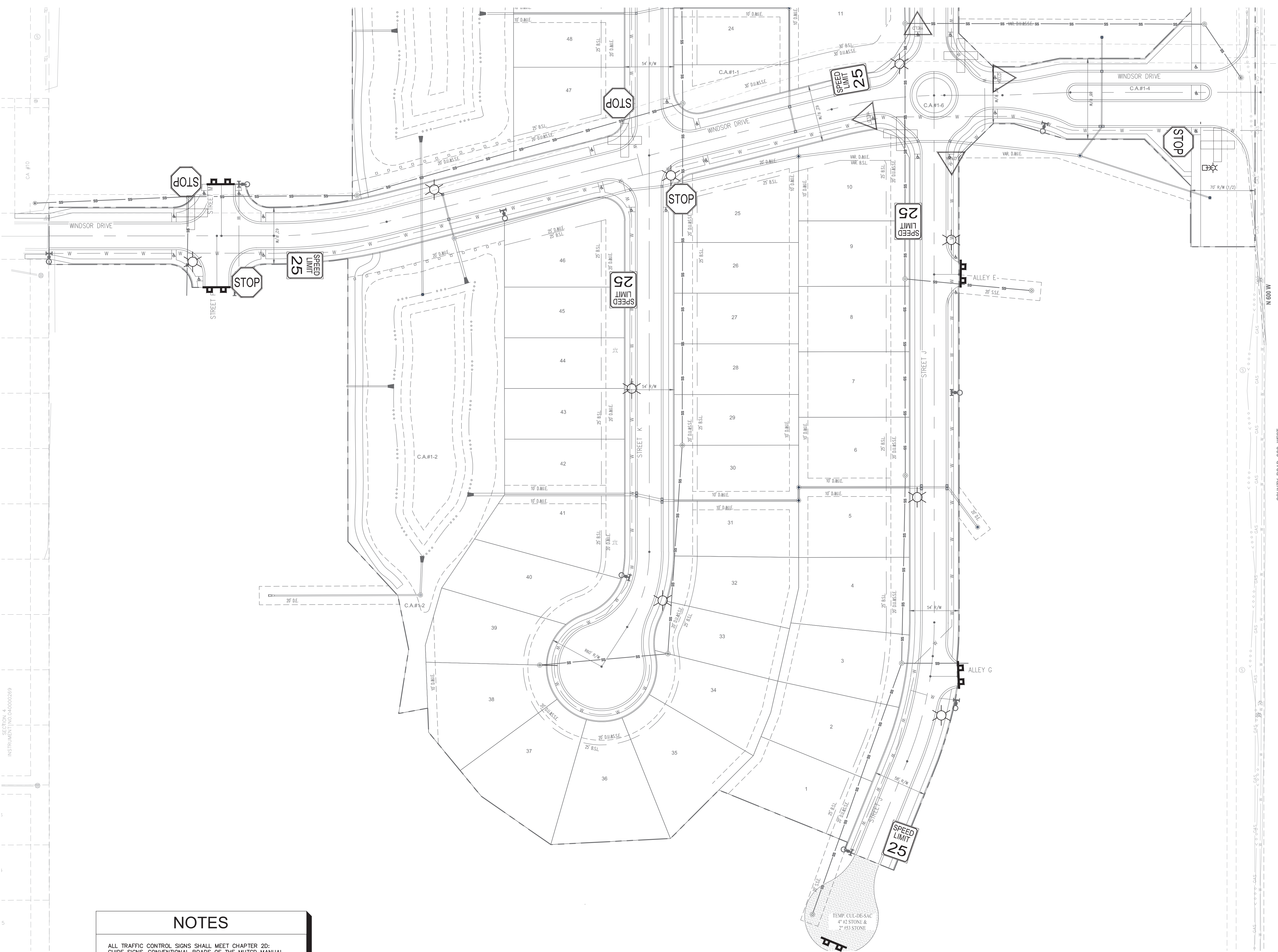
NOTES

ALL TRAFFIC CONTROL SIGNS SHALL MEET CHAPTER 2D: GUIDE SIGNS—CONVENTIONAL ROADS OF THE MUTCD MANUAL LATEST EDITION.

ALL TRAFFIC CONTROL AND STREET SIGNS SHALL UTILIZE THE TOWN OF McCORDSVILLE STANDARD POLE. SEE TOWN'S SPECIFICATIONS.

<p>SCALE: AS NOTED</p> <p>DESIGNED BY: JSM</p> <p>DRAWN BY: PCW</p> <p>CHECKED BY: BAH</p>		<p>Kimley»Horn</p> <p>© 2022 KIMLEY-HORN AND ASSOCIATES, INC.</p> <p>250 EAST 86TH STREET, SUITE 550, INDIANAPOLIS, IN 46240</p> <p>PHONE: 317-912-4129 EMAIL: Bret.Hurd@kimley-horn.com WWW.KIMLEY-HORN.COM</p>	<p>APPROVAL PENDING NO FOR CONSTRUCTION</p>	<p>GRAND COMMUNITIES, LLC</p>	<p>TRAFFIC CONTROL PLAN SECTION 1</p>	<p>HAMPTON WALK SECTION 1</p>	<p>ORIGINAL ISSUE: 6/24/2022</p>	<p>INDIANA UTILITIES PROTECTION SERVICE Call 811 before you dig</p>
<p>NO. _____</p> <p>DATE _____</p> <p>BY _____</p>							<p>SHEET NUMBER C420</p>	

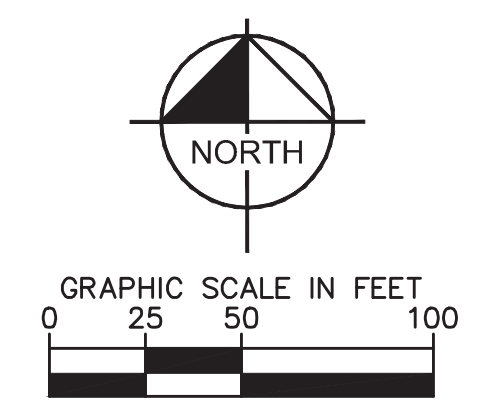
Drawing name: K:\IND_DEV\170227003_Hampton_Walk_Sec1_McCORDVILLE\INDesign\CAD\DrawSheets\SIGNING PLAN.dwg C201 Jun 24, 2022 11:27am by: JoeyGee
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NOTES

ALL TRAFFIC CONTROL SIGNS SHALL MEET CHAPTER 2D: GUIDE SIGNS—CONVENTIONAL ROADS OF THE MUTCD MANUAL LATEST EDITION.

ALL TRAFFIC CONTROL AND STREET SIGNS SHALL UTILIZE THE TOWN OF MCCORDSVILLE STANDARD POLE. SEE TOWN'S SPECIFICATIONS.



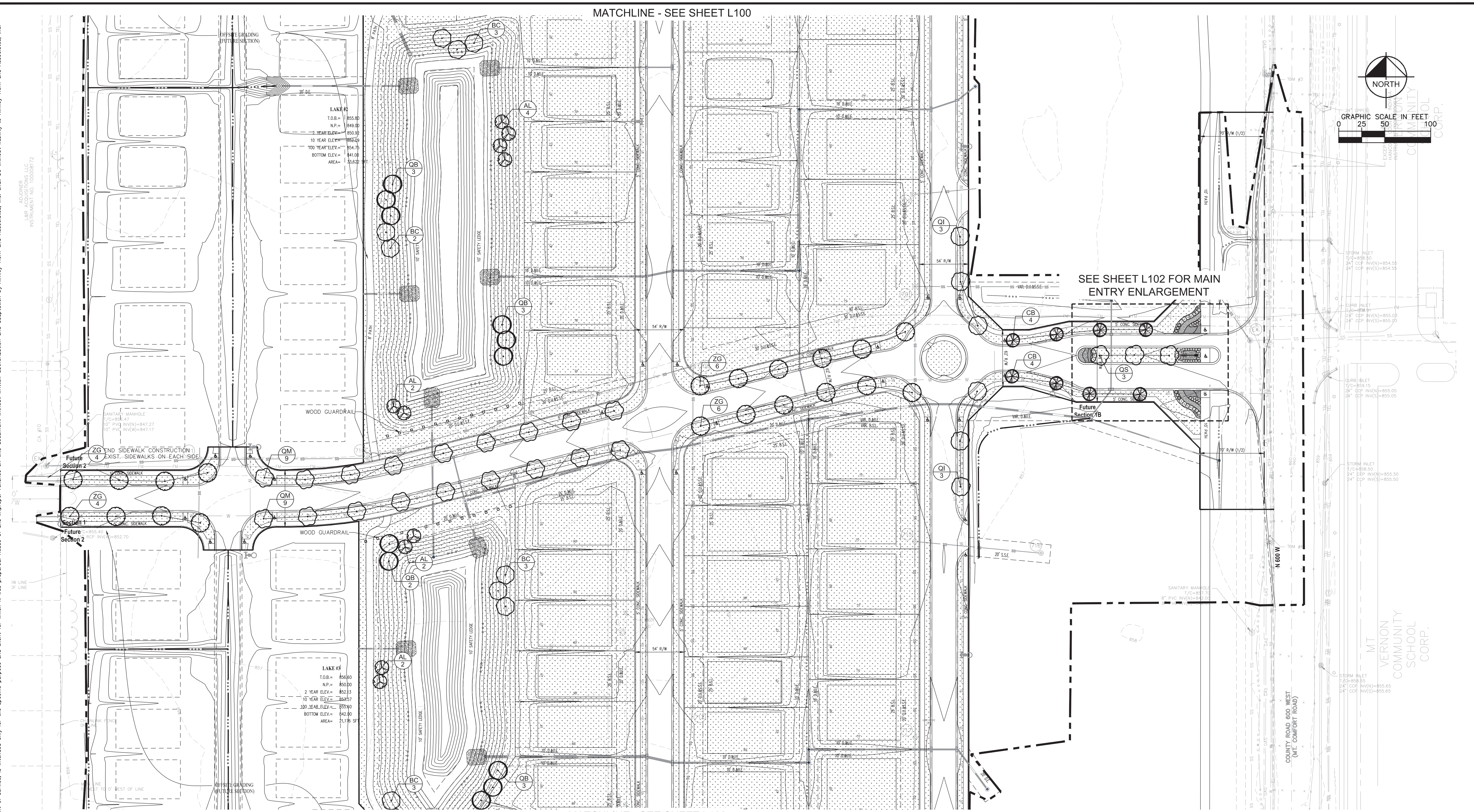
LEGEND

	ROAD NAME SIGN	7
	STOP SIGN	9
	SPEED LIMIT SIGN	11
	SPEED LIMIT SIGN	4
	LIGHTING	15
	TYPE III CONSTRUCTION BARRICADE	9
	OVERHEAD LIGHTING	3

SCALE: AS NOTED DESIGNED BY: JSM DRAWN BY: PCW CHECKED BY: BAH	APPROVAL PENDING NO FOR CONSTRUCTION	GRAND COMMUNITIES, LLC TRAFFIC CONTROL PLAN SECTION 1	ORIGINAL ISSUE: 6/24/2022 KHA PROJECT NO. 170227007 SHEET NUMBER C421	KIMLEY-HORN © 2022 KIMLEY-HORN AND ASSOCIATES, INC. 250 EAST 86TH STREET, SUITE 550, INDIANAPOLIS, IN 46240 PHONE: 317-912-4129 EMAIL: Brett.Hurd@kimley-horn.com WWW.KIMLEY-HORN.COM	REVISIONS No. DATE BY



Drawing name: K:\IND_DEV\170227003_Hampton_Walk_Sect1_McCorville_JN\2 Design\CAD\ParSheds\LANDSCAPE PLAN.dwg C201 Jun 24, 2022 11:34am by: JoeyGee
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HAMPTON WALK SECTION 1	LANDSCAPE PLAN COMMUNITIES, LLC	APPROVAL PENDING NO FOR CONSTRUCTION	SCALE: AS NOTED	DESIGNED BY: JSM	DRAWN BY: PCW	CHECKED BY: BAH	NO.	REVISIONS	DATE	BY
			Kimley»Horn © 2022 KIMLEY-HORN AND ASSOCIATES, INC. 250 EAST 86TH STREET, SUITE 580, INDIANAPOLIS, IN 46240 PHONE: 317-912-4129 EMAIL: Brett.Horn@kimley-horn.com WWW.KIMLEY-HORN.COM			ORIGINAL ISSUE: 6/24/2022	KHA PROJECT NO. 170227007	SHEET NUMBER L101		



Drawing name: K:\IND\170227003_Hampton_Walk_Sect1_McCorville_JV2 Design\CAD\Drawings\LANDSCAPE_PLAN.dwg C202 (2) Jun 24, 2022 11:34am by: jboyce
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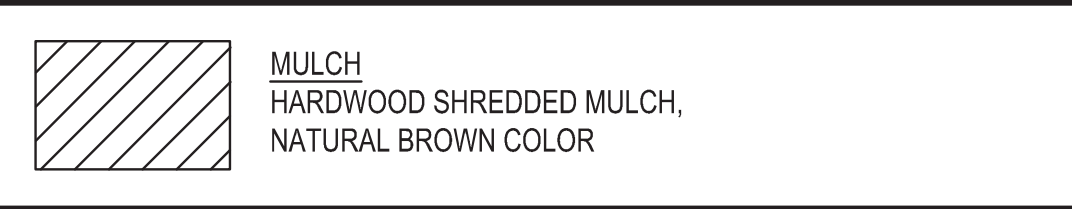
PLANT SCHEDULE

CANOPY TREES	QTY	BOTANICAL NAME	COMMON NAME	CONT	CAL	HT
BC	16	BETULA NIGRA 'CULLY' TM	HERITAGE RIVER BIRCH	B & B	2" CAL MIN	--
CB	10	CELTIS OCCIDENTALIS 'MAGNIFICA'	MAGNIFICA HACKBERRY	B & B	1.5" CAL MIN	--
QB	14	QUERCUS BICOLOR	SWAMP WHITE OAK	B & B	2" CAL MIN	--
QI	10	QUERCUS IMBRICARIA	SHINGLE OAK	B & B	2" CAL MIN	--
QM	18	QUERCUS MUEHLENBERGII	CHINKAPIN OAK	B & B	2" CAL MIN	--
QS	7	QUERCUS ROBUR 'FASTIGIATA' TM	SKYROCKET ENGLISH OAK	B & B	2" CAL MIN	--
ZG	20	ZELKOVA SERRATA 'GREEN VASE'	GREEN VASE SAWLEAF ZELKOVA	B & B	2" CAL MIN	--
ORNAMENTAL TREES	QTY	BOTANICAL NAME	COMMON NAME	CONT	CAL	HT
AL	13	AMELANCHIER LAEVIS 'SPRING FLURRY'	SPRING FLURRY SERVICEBERRY	B & B	1.5" CAL MIN	--
SHRUBS	QTY	BOTANICAL NAME	COMMON NAME	CONT	SPACING	SIZE
BC	14	BUXUS X 'GREEN VELVET'	GREEN VELVET BOXWOOD	--	36" OC	18" HT MIN
CA	14	CALAMAGROSTIS X ACUTIFLORA 'OVERDAM'	OVERDAM FEATHER REED GRASS	--	24" OC	24" HT MIN
HH	8	HYDRANGEA PANICULATA 'BERRY WHITE'	BERRY WHITE HYDRANGEA	--	60" O.C.	24" HT MIN
JF	6	JUNIPERUS CHINENSIS 'SEA GREEN'	SEA GREEN JUNIPER	--	48" OC	24" HT MIN
RM	20	ROSA X 'MEIDRIFORA' TM	CORAL DRIFT GROUNDCOVER ROSE	--	36" OC	18" HT MIN
TD	6	TAXUS X MEDIA 'DENSIFORMIS'	DENSE YEW	--	48" OC	24" HT MIN
VM	4	VIBURNUM DENTATUM 'BLUE MUFFIN'	BLUE MUFFIN ARROWWOOD VIBURNUM	--	60" O.C.	24" HT MIN
ORNAMENTAL GRASSES	QTY	BOTANICAL NAME	COMMON NAME	CONT	SPACING	
PH	67	PENNISETUM ALOPECUROIDES 'HAMELN'	DWARF FOUNTAIN GRASS	1 GAL	30" OC	
PERENNIALS	QTY	BOTANICAL NAME	COMMON NAME	CONT	SPACING	
NB	53	NEPETA RACEMOSA 'BLUE WONDER'	BLUE WONDER CATMINT	1 GAL	24" OC	
RG	28	RUDBECKIA FULGIDA SULLIVANTII 'GOLDSTURM'	GOLDSTURM CONEFLOWER	1 GAL	36" OC	

LANDSCAPE NOTES

- THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR INSTALLING MATERIALS AND PLANTS SHOWN ON THE LANDSCAPE PLAN. THE CONTRACTOR IS RESPONSIBLE FOR THE COST TO REPAIR UTILITIES, ADJACENT LANDSCAPE, PUBLIC AND PRIVATE PROPERTY THAT IS DAMAGED BY THE CONTRACTOR OR THEIR SUBCONTRACTOR'S OPERATIONS DURING INSTALLATION OR DURING THE SPECIFIED MAINTENANCE PERIOD. CALL FOR UTILITY LOCATIONS PRIOR TO ANY EXCAVATION AND PLANTING.
- THE CONTRACTOR SHALL REPORT ANY DISCREPANCY IN PLAN VS. FIELD CONDITIONS IMMEDIATELY TO THE LANDSCAPE ARCHITECT, PRIOR TO CONTINUING WITH THAT PORTION OF WORK.
- THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE REPAIR OF ANY OF THEIR TRENCHES OR EXCAVATIONS THAT SETTLE.
- ALL NURSERY STOCK SHALL BE WELL BRANCHED, HEALTHY, FULL, PRE-INOCULATED AND FERTILIZED. DECIDUOUS TREES SHALL BE FREE OF FRESH SCARS. TRUNKS WILL BE WRAPPED IF NECESSARY TO PREVENT SUN SCALD AND INSECT DAMAGE. THE LANDSCAPE CONTRACTOR SHALL REMOVE THE WRAP AT THE PROPER TIME AS A PART OF THIS CONTRACT.
- ALL NURSERY STOCK SHALL BE GUARANTEED, BY THE CONTRACTOR, FOR ONE YEAR FROM DATE OF FINAL INSPECTION.
- PLANTING AREA SOIL SHALL BE TOPSOIL FOR ALL TREE, SHRUB, ORNAMENTAL GRASS, PERENNIAL, AND ANNUAL BEDS. AMENDED SOIL SHALL BE PROVIDED AND GRADED BY THE GENERAL CONTRACTOR UP TO A 6" DEPTH BELOW FINISHED GRADE IN TURF AREAS AND A 12" DEPTH IN PLANTING AREAS.
- PLANTING AREA TOPSOIL SHALL BE AMENDED WITH 25% SPHAGNUM PEATMOSS, 5% HUMUS AND 65% PULVERIZED SOIL. AMENDED TURF AREA SOIL SHALL BE STANDARD TOPSOIL. TOPSOIL SHALL CONFORM TO TECHNICAL SPECIFICATIONS FREE OF HEAVY CLAY, ROCKS, AND DIRT CLOUDS OVER 1 INCH IN DIAMETER, AS WELL AS CONTAIN 3%-5% OF ORGANIC MATTER.
- SEED/SOD LIMIT LINES ARE APPROXIMATE. CONTRACTOR SHALL SEED/SOD ALL AREAS WHICH ARE DISTURBED BY GRADING WITH THE SPECIFIED SEED/SOD MIXES.
- CONTRACTOR SHALL STAKE INDIVIDUAL TREE AND SHRUB LOCATIONS AND OUTLINE HERBACEOUS PLANTING AREAS, SHALL ADJUST LOCATIONS WHEN REQUESTED, AND SHALL OBTAIN PROJECT LANDSCAPE ARCHITECT'S ACCEPTANCE PRIOR TO PLANTING.
- ALL PLANT ID TAGS SHALL BE REMOVED AFTER INSTALLATION.
- CONTRACTOR SHALL INSTALL SHREDDED HARDWOOD MULCH AT A 3" DEPTH TO ALL TREES, SHRUB, PERENNIAL, AND GROUNDCOVER AREAS. TREES PLACED IN AREA COVERED BY TURF SHALL RECEIVE A 4 FT WIDE MAXIMUM TREE RING WITH 3" DEPTH SHREDDED HARDWOOD MULCH. A SPADED BED EDGE SHALL SEPARATE MULCH BEDS FROM TURF OR SEEDED AREAS. A SPADED EDGE IS NOT REQUIRED ALONG CURBED EDGES.
- WEED FABRIC SHALL BE APPLIED UNDER MULCH.
- MULCH SHALL NOT BE HELD IN PLACE BY PLASTIC NET, OR SPRAYING OF ANY BINDER MATERIAL OR ASPHALT EMULSION.
- DO NOT DISTURB THE EXISTING PAVING, LIGHTING, OR LANDSCAPING THAT EXISTS ADJACENT TO THE SITE UNLESS OTHERWISE NOTED ON PLAN.
- PLANT QUANTITIES SHOWN ARE FOR THE CONVENIENCE OF THE OWNER AND JURISDICTIONAL REVIEW AGENCIES. THE CONTRACTOR IS RESPONSIBLE FOR VERIFYING ALL PLANT QUANTITIES AS DRAWN.
- THE OWNER'S REPRESENTATIVE MAY REJECT ANY PLANT MATERIALS THAT ARE DISEASED, DEFORMED, OR OTHERWISE NOT EXHIBITING SUPERIOR QUALITY.
- WEEDING, LANDSCAPE MAINTENANCE, AND WATERING TO BE THE CONTRACTOR'S RESPONSIBILITY DURING CONSTRUCTION. ALL PLANT MATERIALS REQUIRED BY THIS SECTION SHALL BE MAINTAINED AS LIVING VEGETATION AND SHALL BE PROMPTLY REPLACED BY LANDSCAPE CONTRACTOR DURING WARRANTY PERIOD IF THE PLANT MATERIAL HAS DIED PRIOR TO FINAL ACCEPTANCE. PLANTING AREAS SHALL BE KEPT FREE OF TRASH, LITTER, AND WEEDS AT ALL TIMES.
- THE CONTINUED MAINTENANCE OF ALL REQUIRED LANDSCAPING AFTER WARRANTY PERIOD EXPIRES SHALL BE THE RESPONSIBILITY OF THE OWNER OF THE PROPERTY ON WHICH SAID MATERIALS ARE REQUIRED.

MULCHING LEGEND

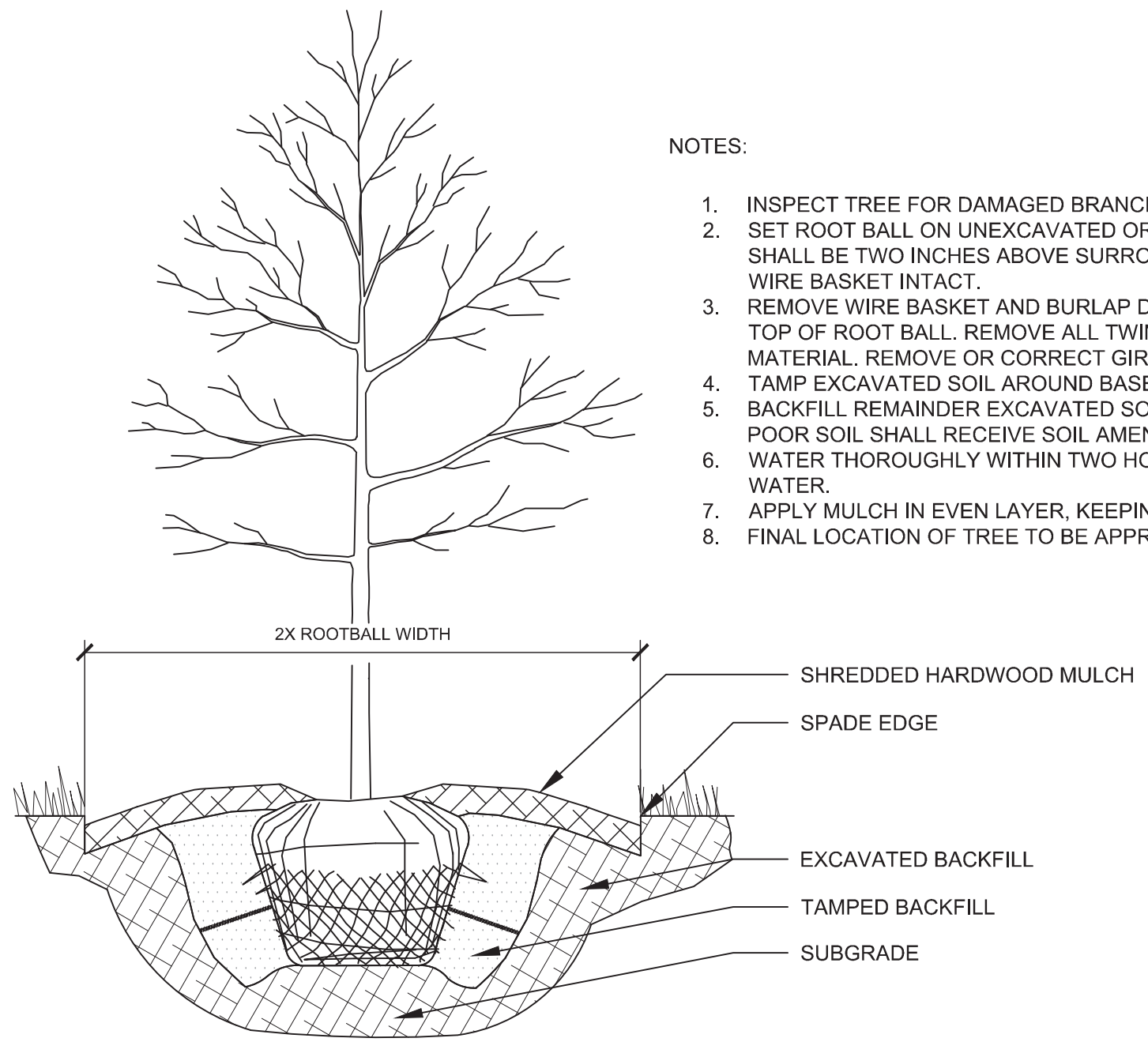


SEEDING LEGEND



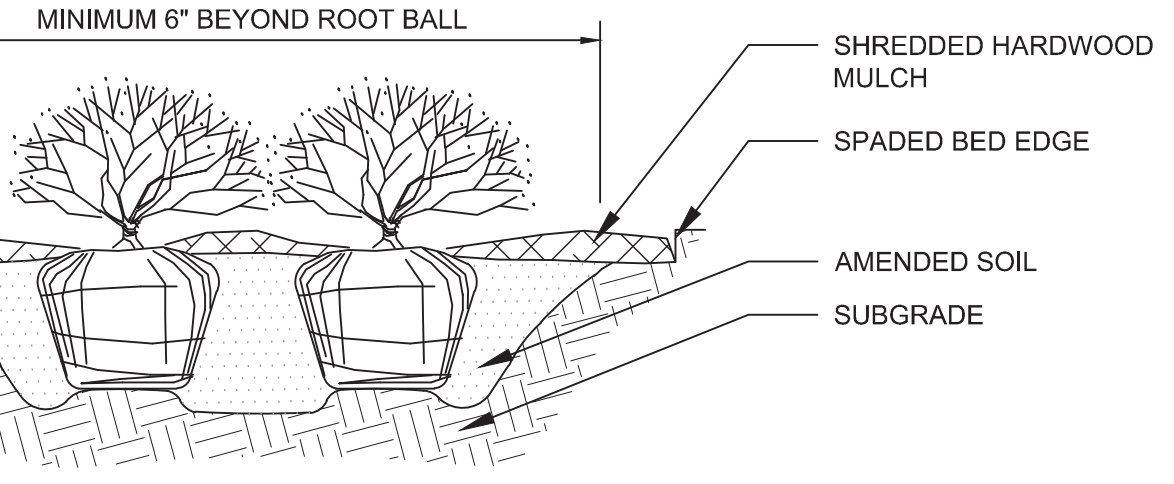
NOTES:

- INSPECT TREE FOR DAMAGED BRANCHES. APPLY CORRECTIVE PRUNING.
- SET ROOT BALL ON UNEXCAVATED OR TAMPED SOIL. TOP OF ROOTBALL SHALL BE TWO INCHES ABOVE SURROUNDING GRADE WITH BURLAP AND WIRE BASKET INTACT.
- REMOVE WIRE BASKET AND BURLAP DOWN FOUR TO SIX INCHES BELOW TOP OF ROOT BALL. REMOVE ALL TWINE AND (IF USED), SYNTHETIC MATERIAL. REMOVE OR CORRECT GIRDLING ROOTS.
- TAMP EXCAVATED SOIL AROUND BASE OF ROOTBALL.
- BACKFILL REMAINDER EXCAVATED SOIL TAMPED LIGHTLY. HIGH CLAY OR POOR SOIL SHALL RECEIVE SOIL AMENDMENT PER LANDSCAPE NOTES.
- WATER THOROUGHLY WITHIN TWO HOURS USING 10 TO 15 GALLONS OF WATER.
- APPLY MULCH IN EVEN LAYER, KEEPING AWAY FROM ROOT FLARE.
- FINAL LOCATION OF TREE TO BE APPROVED BY OWNER.



1 TREE PLANTING

NTS



NOTES:

- APPLY CORRECTIVE PRUNING.
- SET ROOT BALL OR CONTAINER ON UNEXCAVATED OR TAMPED SOIL. TOP OF ROOTBALL (CONTAINER) SHALL BE ONE INCH ABOVE SURROUNDING GRADE. FOR LARGER SHRUBS WITHIN PLANTING BED DIG A DEEPER PIT ONLY FOR THOSE SHRUBS.
- REMOVE BURLAP FROM TOP HALF THE LENGTH OF ROOTBALL. TWINE AND (IF USED) SYNTHETIC MATERIAL SHALL BE REMOVED FROM PLANTING BED. FOR CONTAINER GROWN SHRUBS, REMOVE CONTAINER AND LOOSEN ROOTS PRIOR TO INSTALLATION.
- REMOVE OR CORRECT GIRDLING ROOTS.
- PLUMB AND BACKFILL WITH AMENDED SOIL PER LANDSCAPE NOTES. WATER THOROUGHLY WITHIN TWO HOURS.
- APPLY MULCH IN EVEN LAYER, KEEPING AWAY FROM ROOT FLARE. MULCH LIMITS FOR SHRUBS EXTEND TO ALL LIMITS OF PLANTING BED. SEE PLANS FOR BED LAYOUTS.

2 SHRUB PLANTING

NTS

AS NOTED	DESIGNED BY: JSM	DRAWN BY: PCW	CHECKED BY: BAH	NO.	REVISIONS	DATE	BY
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GRAND COMMUNITIES, LLC				LANDSCAPE DETAILS			
HAMPTON WALK SECTION 1				ORIGINAL ISSUE: 6/24/2022 KHA PROJECT NO. 170227007 SHEET NUMBER L103			

