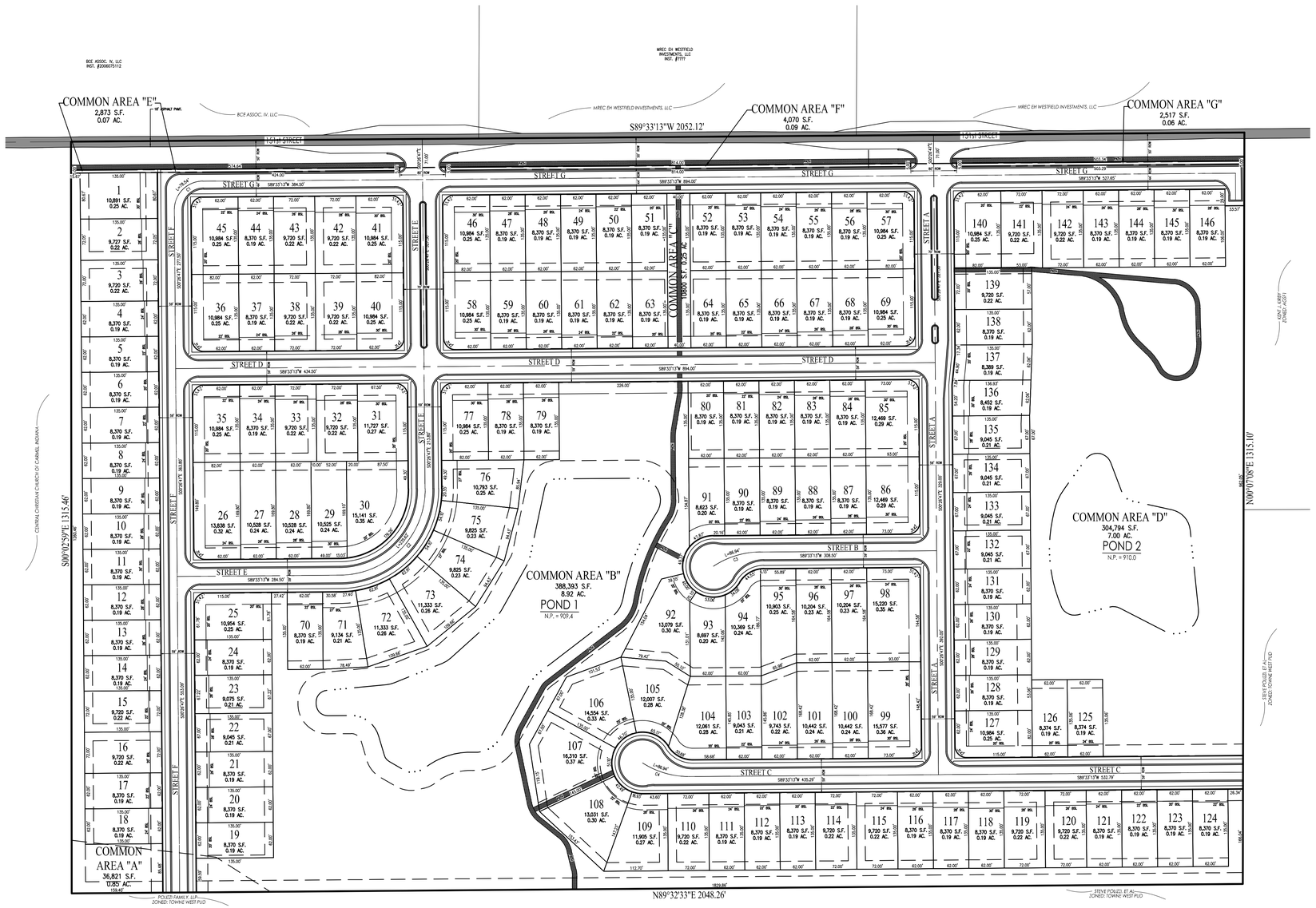
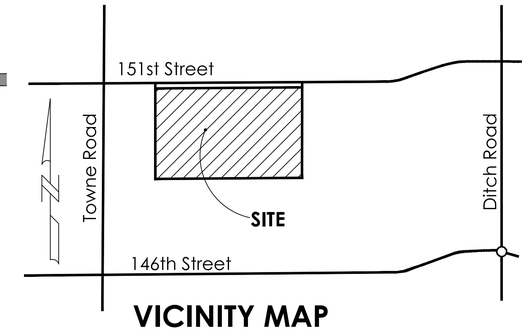




VICINITY MAP

1"=1000'

SITE DATA

Site Area = 59.55 Acres +/-

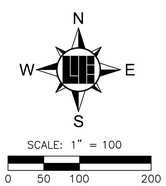
LOTS:
Number of Lots = 146
Density = 2.45 Lots / Acre

DEVELOPMENT STANDARDS:

Number of Lots	146
Minimum Lot Area	8,370 SF
Minimum Lot Frontage on Roads	40'
Minimum Setback Lines	
Front Yard	20'-30'
Side Yard	5'
Rear Yard	20'
Minimum Lot Width	62'

OPEN SPACE CALCULATIONS:

Overall Site =	59.55 Ac.
Total Open Space Provided =	17.22 Ac.
Total Percentage Provided =	28.9 %



CONCEPT PLAN

Know what's below. Call before you dig.
Within Indiana Call
811 or 800-382-5544
24 Hours a Day, 7 Days a Week.
PER INDIANA STATE LAW IC 8-1-26, IT IS AGAINST THE LAW TO EXCAVATE WITHOUT NOTIFYING THE UNDERGROUND LOCATION SERVICE TWO (2) WORKING DAYS BEFORE COMMENCING WORK.

10505 N. College Avenue
Indianapolis, Indiana 46280
weihe.net
317 | 846 - 6611
800 | 452 - 6408
317 | 843 - 0546 fax
ALLAN H. WEIHE, P.E., L.S. - FOUNDER

WEIHE ENGINEERS
Land Surveying | Civil Engineering
Landscape Architecture

PROJECT NO.: W160063
DWG NAME: P100-P104.DWG
DESIGNED BY: DKS
DRAWN BY: DKS
CHECKED BY: KCS
DATE: 6/3/2016

DATE	BY
08/05/2016	DTR
09/09/2016	DTR
09/14/2016	DTR

REVISIONS AND ISSUES
REVISED LAYOUT
REVISED LAYOUT
REVISED LAYOUT

KEVIN C. SUMNER REGISTERED No. 20400011 STATE OF INDIANA LAND SURVEYOR

KEVIN C. SUMNER PS 20400011

PREPARED FOR:
LIBERTY RIDGE
CalAtlantic Homes of Indiana, Inc.

CONCEPT PLAN
Part of Section 16, Township 18 North, Range 3 East, Washington Township, Hamilton County, Indiana

SHEET NO.
CP100

PROJECT NO.
W160063