

NOTES

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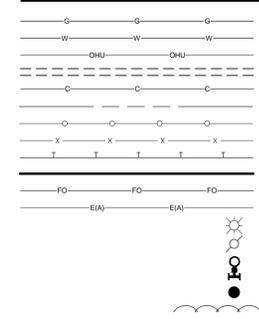
BENCHMARKS

HCSS 21040 - STAMPED HAMILTON COUNTY GEODETIC CONTROL DISK SET IN THE NORTHEAST CORNER HEADWALL OF THE STRUCTURE OVER A BRANCH OF THE JONES DITCH ON ANTHONY ROAD APPROXIMATELY 1/4 MILE SOUTH OF 216TH STREET IN NOBLESVILLE TOWNSHIP, HAMILTON COUNTY, INDIANA.
ELEV = 878.63 (NAVD 88)

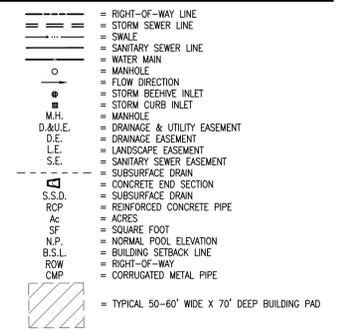
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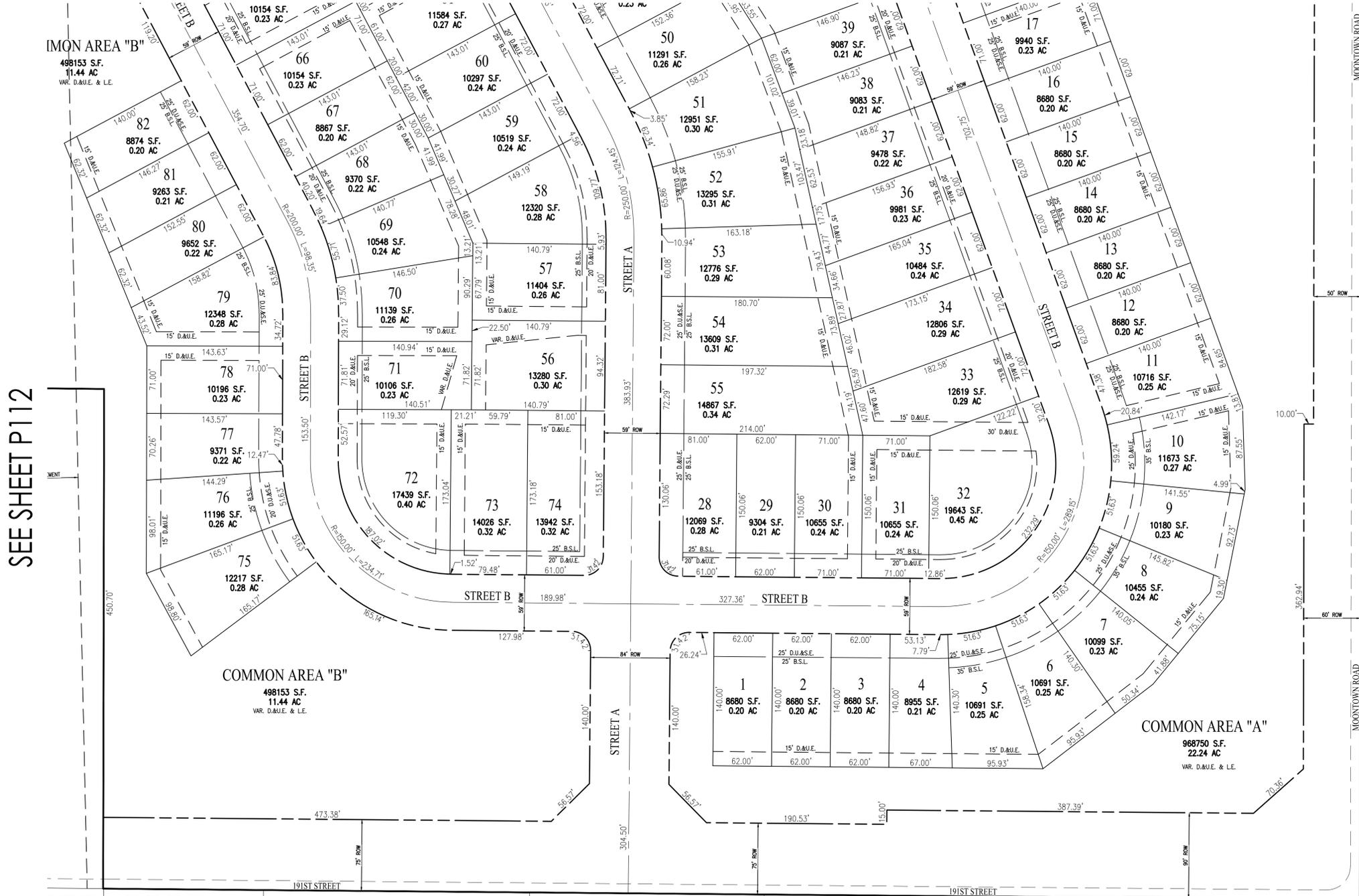
LEGEND: EX. CONDITIONS



LEGEND: PROPOSED CONDITIONS



SEE SHEET P108



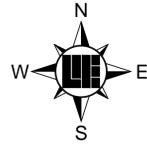
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Indianapolis, Indiana 46280
weihe.net
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800 | 452 - 6408
317 | 843 - 0546 fax

WEIHE ENGINEERS
Land Surveying | Civil Engineering
Landscape Architecture

PROJECT NO. W16.0137
DWG NAME: P100-P112.DWG
DESIGNED BY: KCS
DRAWN BY: KCS
CHECKED BY: KCS
DATE: 09/20/2016

REVISIONS AND ISSUES	DATE	BY



KEVIN C. SUMNER PS 2040011



SCOFIELD FARMS
PRIMARY PLAT
Part of the East 1/2 of the Northeast 1/4 of Section 28, Township 19 North, Range 4 East, Washington Township, Hamilton County, Indiana

PREPARED FOR:
P107
PROJECT NO.
W16.0137

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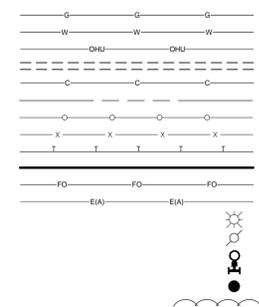
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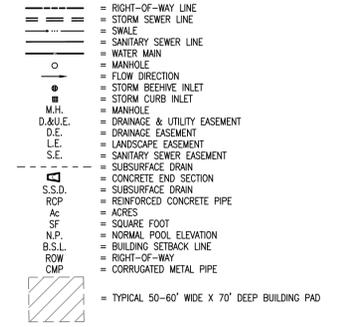
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LEGEND: PROPOSED CONDITIONS



SEE SHEET P109



SEE SHEET P111

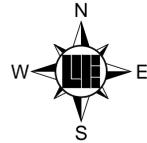
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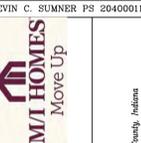
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0 30 60 120



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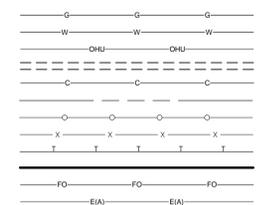
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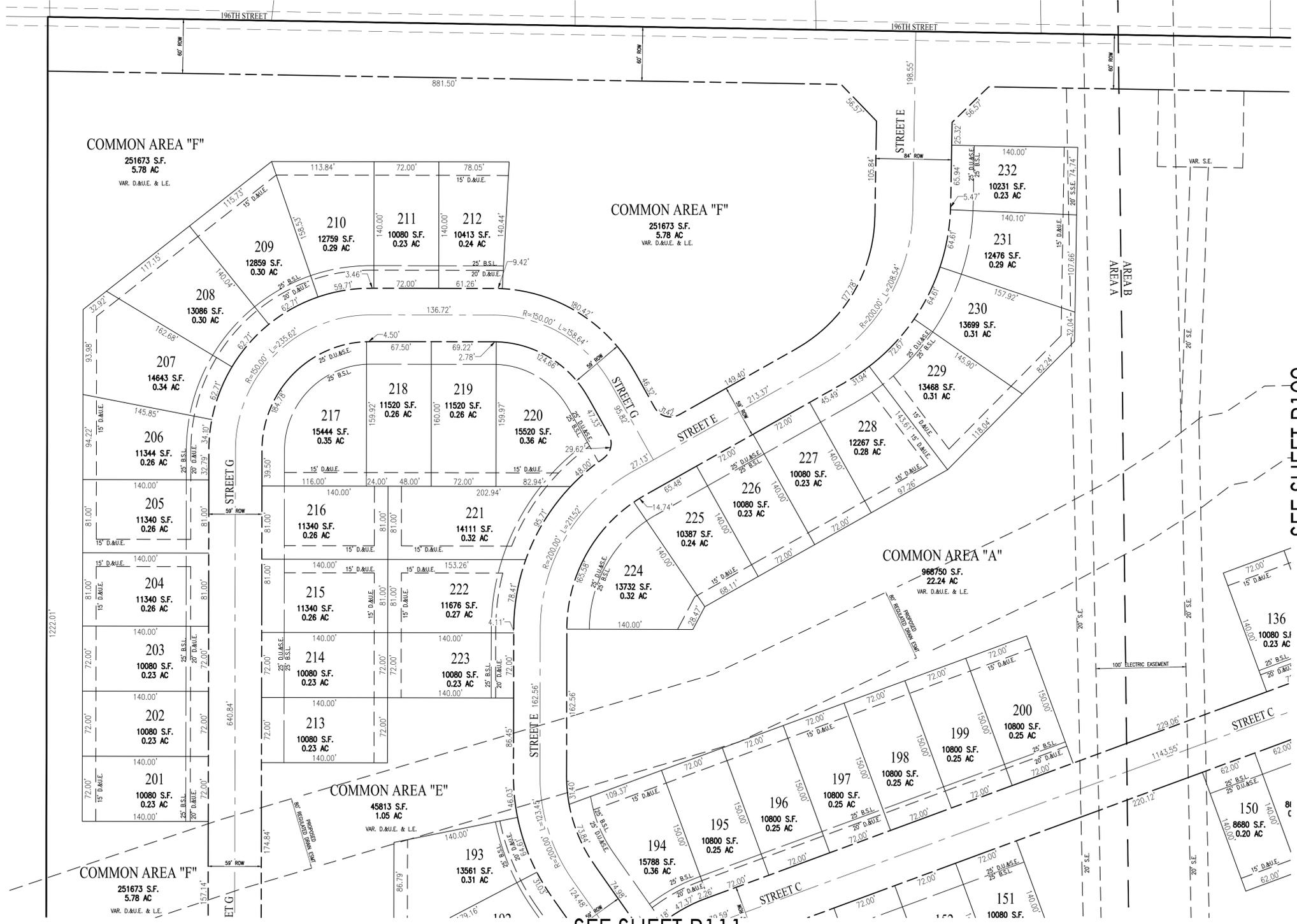
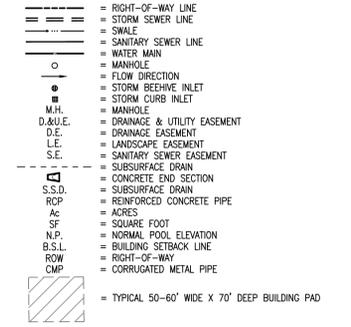
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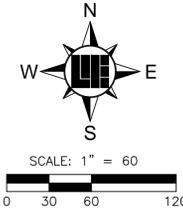
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317 | 843 - 0546 fax
ALLAN H. WEIHE, P.E., L.S. - FOUNDER

WEIHE ENGINEERS
Land Surveying | Civil Engineering
Landscape Architecture

PROJECT NO.	W1610137
DWG. NAME:	PL05-P111.DWG
DESIGNED BY:	SCS
DRAWN BY:	SCS
CHECKED BY:	KCS
DATE:	09/20/2016

REVISIONS AND ISSUES	DATE



Kevin C. Sumner
KEVIN C. SUMNER PS 20400011



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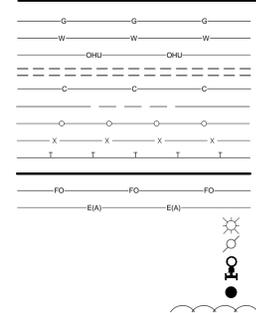
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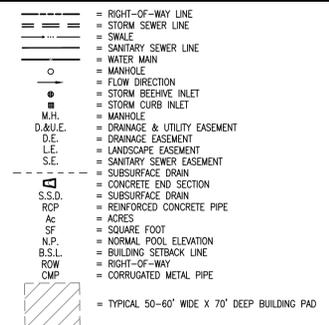
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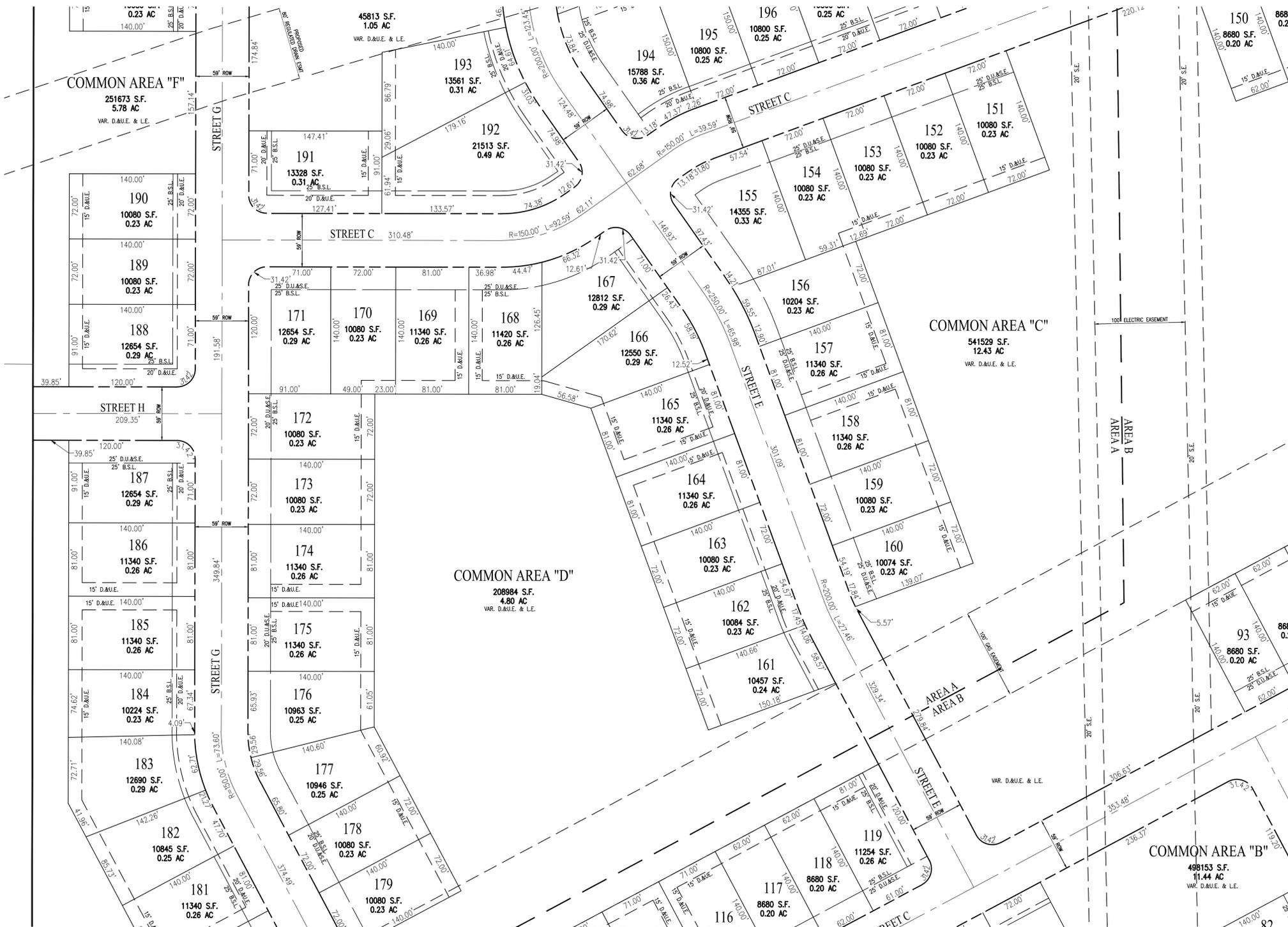


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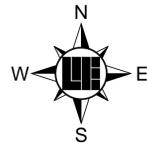
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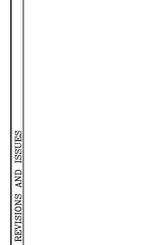
SCALE: 1" = 60'

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



PROJECT NO.	W16137
DWG NAME:	P110-P112
DESIGNED BY:	SCS
DRAWN BY:	SCS
CHECKED BY:	KCS
DATE:	09/28/2016

REVISIONS AND ISSUES



Kevin C. Sumner
PS 2040011
MI HOMES Move Up



SCOFIELD FARMS
PRIMARY PLAT
Part of the East 1/2 of the Northeast 1/4 of Section 28, Township 19 North, Range 4 East, Washington Township, Hamilton County, Indiana

PREPARED FOR:
SHEET NO. P111
PROJECT NO. W16.0137

NOTES

- BASED UPON A SCALED INTERPRETATION OF THE FLOOD INSURANCE RATE MAP (FIRM), MAP NO. 18057C0128C AND 18057C0129C FOR WESTFIELD, INDIANA, DATED NOVEMBER 19, 2014 THE DESCRIBED REAL ESTATE LIES WITHIN THE UNSHADED ZONE "X", WHICH ARE AREAS DETERMINED TO BE OUTSIDE THE 500-YEAR FLOODPLAIN.
- ALL STREETS, CURBS, WALKS, SANITARY SEWERS, STORM SEWERS, DRAINAGE IMPROVEMENTS, AND WATERMANS TO BE CONSTRUCTED IN ACCORDANCE WITH THE CITY OF WESTFIELD'S DEPARTMENT OF PUBLIC WORKS CURRENT UTILITY AND INFRASTRUCTURE CONSTRUCTION STANDARDS AND SPECIFICATIONS AND CITIZENS WATER & WASTEWATER OF WESTFIELD STANDARDS.
- ALL STREET RIGHT OF WAY INTERSECTIONS TO BE ROUNDED OFF WITH A 20' RADIUS UNLESS OTHERWISE NOTED.
- ALL STREET CURB INTERSECTIONS TO BE ROUNDED WITH A RADIUS OF 25' UNLESS OTHERWISE NOTED.
- DRIVEWAYS LOCATED ON CORNER LOTS SHALL BE LOCATED ON THE SIDE OF THE LOT FURTHEST AWAY FROM THE INTERSECTION AND IN NO CASE SHALL BE LOCATED WITHIN 30' OF THE RIGHT OF WAY INTERSECTION OF TWO STREETS.
- NO FENCE, WALL, HEDGE, TREE OR SHRUB PLANTING WHICH OBSTRUCTS THE SIGHT LINES AND ELEVATIONS BETWEEN 3' AND 9' ABOVE THE STREET SHALL BE PLACED OR PERMITTED TO REMAIN ON ANY CORNER LOT WITHIN THE TRIANGULAR AREA FORMED BY THE STREET RIGHT OF WAY LINES AND A LINE CONNECTING POINTS 40' FROM THE INTERSECTION OF SAID STREETS.
- ALL SIDEWALKS TO BE 5' WIDE UNLESS OTHERWISE NOTED.
- ALL INTERIOR RIGHT OF WAY WIDTHS TO BE 59' UNLESS OTHERWISE NOTED.
- ALL INTERIOR STREET WIDTHS TO BE 31' UNLESS OTHERWISE NOTED.
- ALL WATERMANS TO BE 8" UNLESS OTHERWISE NOTED.
- LOCATIONS OF UTILITIES SHOWN WITHIN THESE PLANS ARE BASED UPON INFORMATION OBTAINED FROM UTILITY COMPANIES OR THEIR REPRESENTATIVES AND FIELD EVIDENCE OF IMPROVEMENTS VISIBLE ON THE GROUND SURFACE. EXACT LOCATIONS OF UNDERGROUND UTILITIES HAVE NOT BEEN VERIFIED. THE CONTRACTOR SHALL NOTIFY UTILITY COMPANIES AND REQUEST FIELD LOCATIONS OF SUCH WITHIN THE WORK AREA PRIOR TO COMMENCING EXCAVATION ACTIVITIES. THE CONTRACTOR SHALL REPORT ANY VARIATIONS FROM THE LOCATIONS SHOWN THAT MAY PRESENT A CONFLICT WITH EXECUTION OF THE WORK TO THE ENGINEER IN ADVANCE OF CONSTRUCTION.
- THE CONTRACTOR SHALL COORDINATE WITH THE RESPECTIVE UTILITY COMPANIES AND SHALL PAY THE COST OF PROTECTION, RELOCATION, REMOVAL, CONNECTION, AND/OR RECONNECTION OF UTILITIES AS NECESSARY FOR EXECUTION OF THE WORK.
- MATERIALS AND WORKMANSHIP SHALL COMPLY WITH ALL APPLICABLE CODES, SPECIFICATIONS, LOCAL ORDINANCES, INDUSTRY STANDARDS AND UTILITY COMPANY REGULATIONS.
- TRAFFIC CONTROL DEVICES SHALL BE FURNISHED, ERECTED, MAINTAINED AND REMOVED BY THE CONTRACTOR IN ACCORDANCE WITH THE MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES. TYPE "C" LIGHTS SHALL BE REQUIRED ON ALL BARRICADES, DRUMS AND SIMILAR DEVICES IN USE AT NIGHT.
- ALL DIMENSIONS SHOWN ARE MEASURED TO THE BACK OF CURB, UNLESS OTHERWISE SHOWN.
- ALL CORNER LOTS WILL BE SUBJECT TO TWO FRONT YARD SETBACKS.
- IN ADDITION TO PROPOSED STREET LIGHTING EACH HOME SHALL BE REQUIRED TO INSTALL A DUSK TO DAWN LIGHT.
- THE DEVELOPMENT IS PROPOSED TO BE SERVED BY PUBLIC SANITARY SEWERS, WATER MAINS, STORM SEWERS, GAS, ELECTRIC, TELEPHONE AND CABLE TV. THE APPLICABLE UTILITIES HAVE OR WILL HAVE SUFFICIENT CAPACITY TO PROVIDE SAID UTILITIES AT A LEVEL OF SERVICE TO MEET THE NEEDS OF THE DEVELOPMENT. SEE LIST OF OPERATING AUTHORITIES ON SHEET P100.

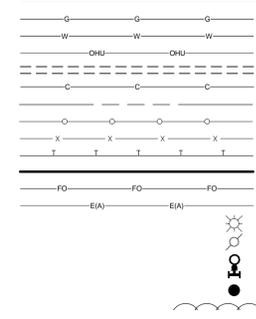
BENCHMARKS

HCSS 21040 - STAMPED HAMILTON COUNTY GEODETIC CONTROL DISK SET IN THE NORTHEAST CORNER HEADWALL OF THE STRUCTURE OVER A BRANCH OF THE JONES DITCH ON ANTHONY ROAD APPROXIMATELY 1/2 MILE SOUTH OF 216TH STREET IN NOBLESVILLE TOWNSHIP, HAMILTON COUNTY, INDIANA.
ELEV = 878.63 (NAVD 88)

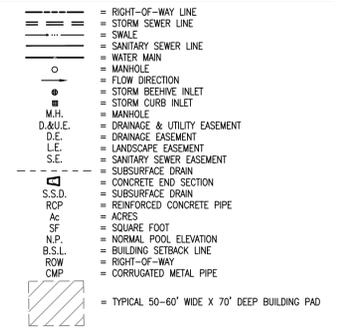
LANDSCAPING NOTES

- ALL STREET TREES ARE TO MATCH THE CURRENT CITY OF WESTFIELD MASTER TREE LIST.
- STREET TREES SHALL NOT BE WITHIN 4 FEET OF ANY PAVEMENT.
- THERE SHALL BE NO TREES WITHIN 10 FEET OF ANY STORM SEWER PIPE INCLUDING SSD (EXCEPT FOR REQUIRED STREET TREES).
- NO LANDSCAPING IS PERMITTED WITHIN DRAINAGE EASEMENTS THAT HAVE STORM SEWER PIPE INCLUDING SSD.
- STORM SEWERS ARE NOT ALLOWED IN LANDSCAPE EASEMENTS.
- SEE LANDSCAPE PLANS FOR MORE INFORMATION.

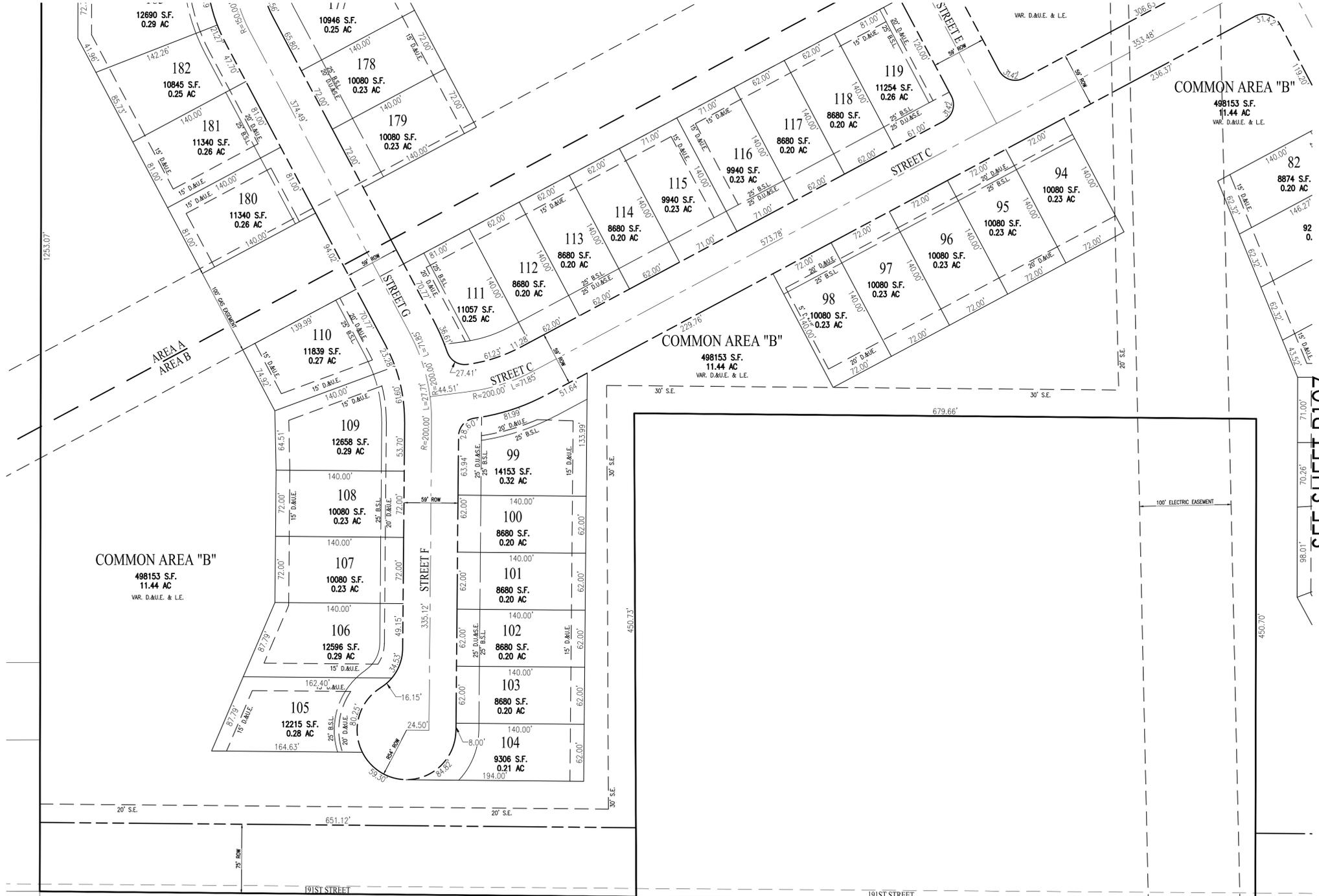
LEGEND: EX. CONDITIONS



LEGEND: PROPOSED CONDITIONS



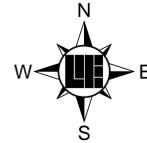
SEE SHEET P111



Know what's below. Call before you dig.

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WEIHE ENGINEERS
Land Surveying | Civil Engineering
Landscape Architecture

PROJECT NO.	W16.0137
DWG NAME:	P100-P112.DWG
DESIGNED BY:	CS
DRAWN BY:	CS
CHECKED BY:	CS
DATE:	09/28/2016

REVISIONS AND ISSUES	DATE



Kevin C. Sumner
KEVIN C. SUMNER PS 20400011



SCOFIELD FARMS
PRIMARY PLAT
Part of the East 1/2 of the Northeast 1/4 of Section 28, Township 19 North, Range 4 East, Washington Township, Hamilton County, Indiana

PREPARED FOR:
P112
PROJECT NO.
W16.0137

LOCATION: H:\2016\W16.0137\Engineering\Design\Primary Plat & Landscaping Plan\P100-P112.dwg
DATE/TIME: September 28, 2016 - 6:05pm
PLOTTER: b7i_sunseek