

LEGEND:	
	DESCRIPTION: SIGN
	WATER VALVE
	FIRE HYDRANT
	LIGHT POLE SQUARE
	GAS METER
	CLEAN-OUT
	ELECTRIC METER BOX
	GUARD POST
	ELECTRIC PEDESTAL
	WATER METER
	AIR CONDITIONER UNIT
	LIGHT POLE ROUND
	REBAR SET/FOUND
	FLAT GRATE INLET
	COMBINATION POLE
	TELEPHONE PEDESTAL
	WOODEN LIGHT POLE
	CONIFEROUS TREE & SIZE
	DECIDUOUS TREE & SIZE
	BUSH
	DRAINAGE MANHOLE
	COMBINATION MANHOLE
	CURB INLET
	GROUND ACCENT LIGHT
	GUY WIRE
	UNDG. WATER LINE
	UNDG. GAS LINE
	UNDG. TELEPHONE LINE
	UNDG. ELECTRIC LINE
	vitrified clay pipe
	reinforced concrete pipe
	polyethylene coated pipe
	PAVEMENT REMOVAL
	ITEMS SHOWN IN ORANGE TO BE REMOVED

GENERAL NOTES

1. THE CONTRACTOR SHALL CONFORM TO ALL LOCAL, STATE, AND FEDERAL CODES, OBTAIN ALL PERMITS, AND GIVE NOTICES REQUIRED FOR EXECUTION OF THE WORK.
2. ALL MATERIALS BEING REMOVED AND NOT RELOCATED UNDER THE NEW CONSTRUCTION, INCLUDING TREES, SHRUBS, SIGNS, UTILITIES, UTILITY STRUCTURES, ETC., SHALL BE FIRST OFFERED TO THE OWNER'S REPRESENTATIVE AND, IF NOT ACCEPTED, SHALL BE PROPERLY DISPOSED OF BY THE CONTRACTOR.
3. THE CONTRACTOR IS RESPONSIBLE FOR LOCATING ALL CHARTED AND UNCHARTED UTILITIES. TAKE CARE TO PROTECT UTILITIES THAT ARE TO REMAIN. REPAIR ANY DAMAGE TO LOCAL STANDARDS AND AT THE CONTRACTOR'S EXPENSE. COORDINATE ALL CONSTRUCTION WITH THE APPROPRIATE UTILITY COMPANY.
4. THE CONTRACTOR SHALL VERIFY THE LIMITS OF DEMOLITION WITH THE OWNER'S REPRESENTATIVE PRIOR TO COMMENCEMENT OF WORK.
5. IN AREAS WHERE EXISTING PAVEMENT, WALKS, OR CURBS ARE TO BE REMOVED, SAW CUT TO PROVIDE A CLEAN EDGE. COORDINATE EXTENT OF PAVEMENT DEMOLITION WITH THE LIMIT OF NEW IMPROVEMENTS ON THE SITE LAYOUT PLAN.
6. THE CONTRACTOR SHALL COORDINATE PHASING OF THE DEMOLITION WITH THE OWNER'S REPRESENTATIVE, ADJACENT PROPERTY LANDOWNERS, UTILITY REGULATIONS AND LOCAL AUTHORITIES, WHERE APPROPRIATE, PRIOR TO BEGINNING WORK. DISRUPTION OF THE EXISTING UTILITIES SHALL BE MINIMIZED TO THE EXTENT POSSIBLE AND INITIATED ONLY AFTER APPROVAL BY UTILITY REGULATIONS AND LOCAL AUTHORITIES.
7. CAVITIES LEFT BY STRUCTURE REMOVAL SHALL BE SUITABLY BACKFILLED AND COMPACTED IN ACCORDANCE WITH THESE PLANS AND SPECIFICATIONS.
8. THE CONTRACTOR IS RESPONSIBLE FOR ALL DEMOLITION AND REMOVAL NECESSARY TO ACCOMPLISH THE PROPOSED IMPROVEMENTS SHOWN ON THESE PLANS.
9. THE CONTRACTOR SHALL CALL THE INDIANA ONE CALL SYSTEM, HOLEY MOLEY, OR OTHER REQUIRED UTILITY LOCATION COMPANIES 72 HOURS PRIOR TO PROCEEDING WITH ANY EXCAVATION.
10. THE CONTRACTOR SHALL PRESERVE AND PROTECT SURVEY CONTROL POINTS AND SHALL BE RESPONSIBLE FOR REPLACEMENT OF ANY DISTURBED CONTROL POINTS.
11. EXISTING TREES TO BE PRESERVED ARE TO BE APPROPRIATELY BARRICADED PRIOR TO CONSTRUCTION.

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ENGINEERING & CONSULTING

Whitestown, IN 46075
3961 Perry Boulevard
Ph. 317-769-2916
www.innovativeci.com

REVISIONS:

NO.	DATE	DESCRIPTION

PREPARED FOR:
Andy Mohr Automotive
8941 East Highway 36
Avon, IN 46123
317-715-8181

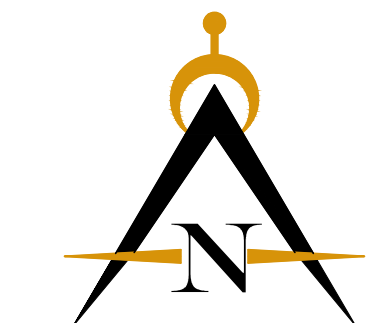
AMAG Commercial Truck Sales
Building Addition
Plainfield, Indiana
Existing Conditions / Demolition Plan

**PRELIMINARY
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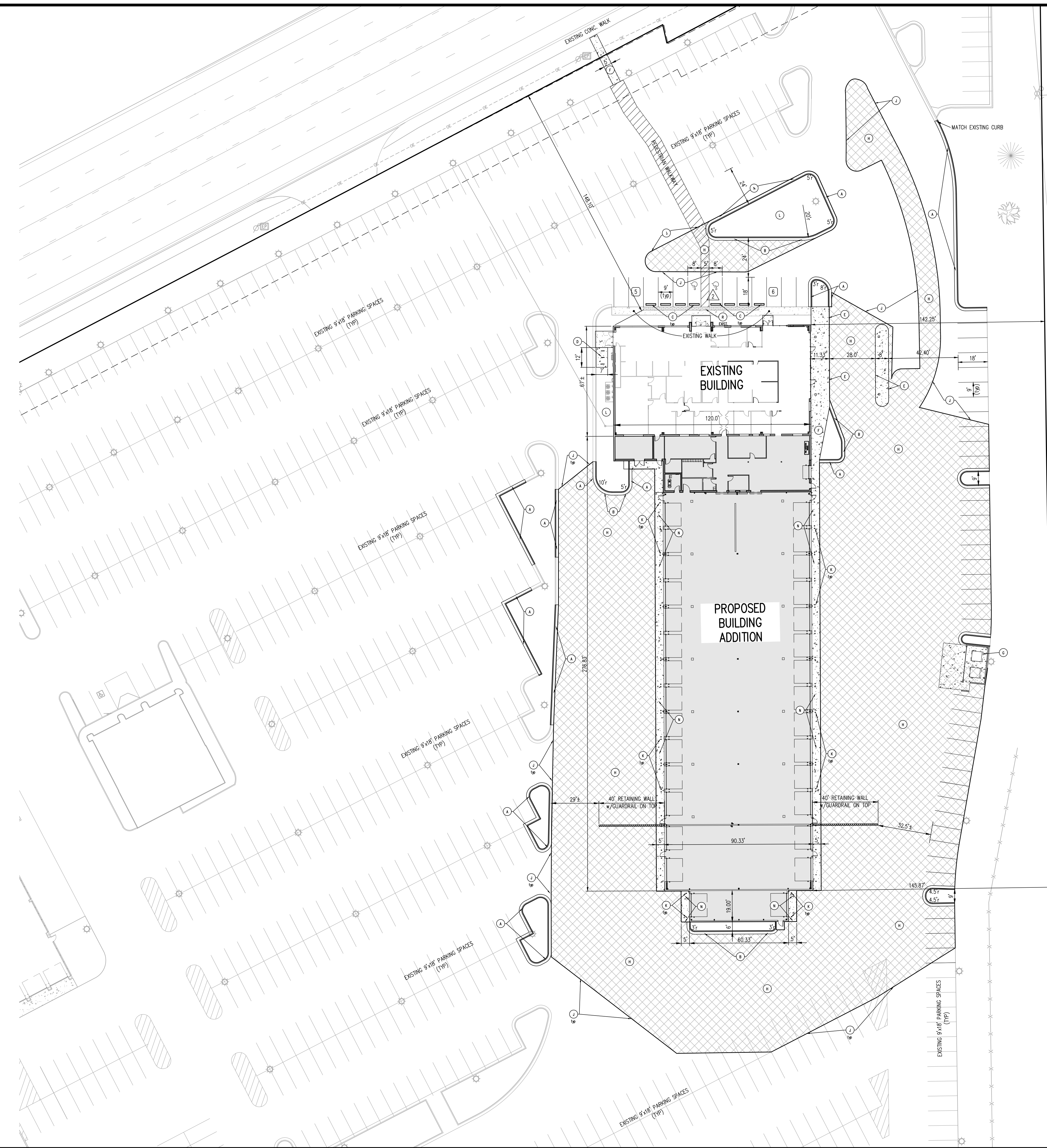
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JOB NUMBER:
23116

SHEET #
C101



GRAPHIC SCALE
(IN FEET)
1 inch = 30 ft.



LEGEND

- (A) 2' Combined Concrete Curb & Gutter — APP 3
- (B) 2' Concrete Chairback Curb w/out Gutter — 4 C801
- (C) Concrete Wheel Stop — 5 C801
- (D) Bike Racks — 2 C802
- (E) Concrete Curb & Walk — 6 C801
- (F) Concrete Sidewalk — 12 C801
- (G) Dumpster Enclosure — 1 C802
- (H) Typical Asphalt Pavement Section — 1 C801
- (J) Pavement Tie-in — 3 C801
- (K) Pipe Bollard — 13 C801
- (L) Landscape Area
- (N) Concrete Apron — see Architectural Plans for Details
- (R) Handicap Ramp — APP 4 7 C801
- (D) 9'x18' Parking Spaces (w/white paint)
- (H) 8'x18' Handicap Parking Stall — 8 C801
- (L) Existing Light Pole Base
- (S) New Light Pole Base — 15 C802
- (Hatched) New Pavement Construction
- (Grey) New Building Expansion

REVISIONS:

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Avon, IN 46123
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AMAG Commercial Truck Sales
Building Addition
Plainfield, Indiana
Site Plan

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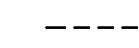







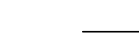










GENERAL NOTES

1. IT SHALL BE THE RESPONSIBILITY OF EACH SUBCONTRACTOR TO VERIFY ALL EXISTING UTILITIES AND CONDITIONS THAT PERTAIN TO THEIR PHASE OF WORK PRIOR TO START OF WORK. IT SHALL ALSO BE THE RESPONSIBILITY OF EACH SUBCONTRACTOR TO CONTACT THE OWNERS OF THE UTILITIES FOR PROPER STAKE LOCATIONS PRIOR TO START OF WORK.
2. IF ANY CHANGES, OMISSIONS OR ERRORS ARE FOUND ON THESE PLANS OR IN THE FIELD THE SUBCONTRACTOR SHALL NOTIFY, IN WRITING, THE OWNER AND ENGINEER BEFORE WORK IS STARTED OR RESUMED.
3. VERIFY SIGN LOCATION AND SIGN REQUIREMENTS WITH LOCAL GOVERNING AUTHORITIES.
4. ALL CONSTRUCTION ACTIVITY ON THIS SITE TO PERFORMED IN COMPLIANCE WITH ALL APPLICABLE O.S.H.A. STANDARDS FOR WORKER SAFETY.
5. TEMPORARY TRAFFIC CONTROL DURING CONSTRUCTION SHALL CONFORM TO APPLICABLE STATE AND LOCAL STANDARDS.
6. SEE ARCHITECTURAL PLANS FOR BUILDING DIMENSIONS.
7. SEE PHOTOMETRIC PLAN FOR LIGHT LOCATIONS AND TYPE.



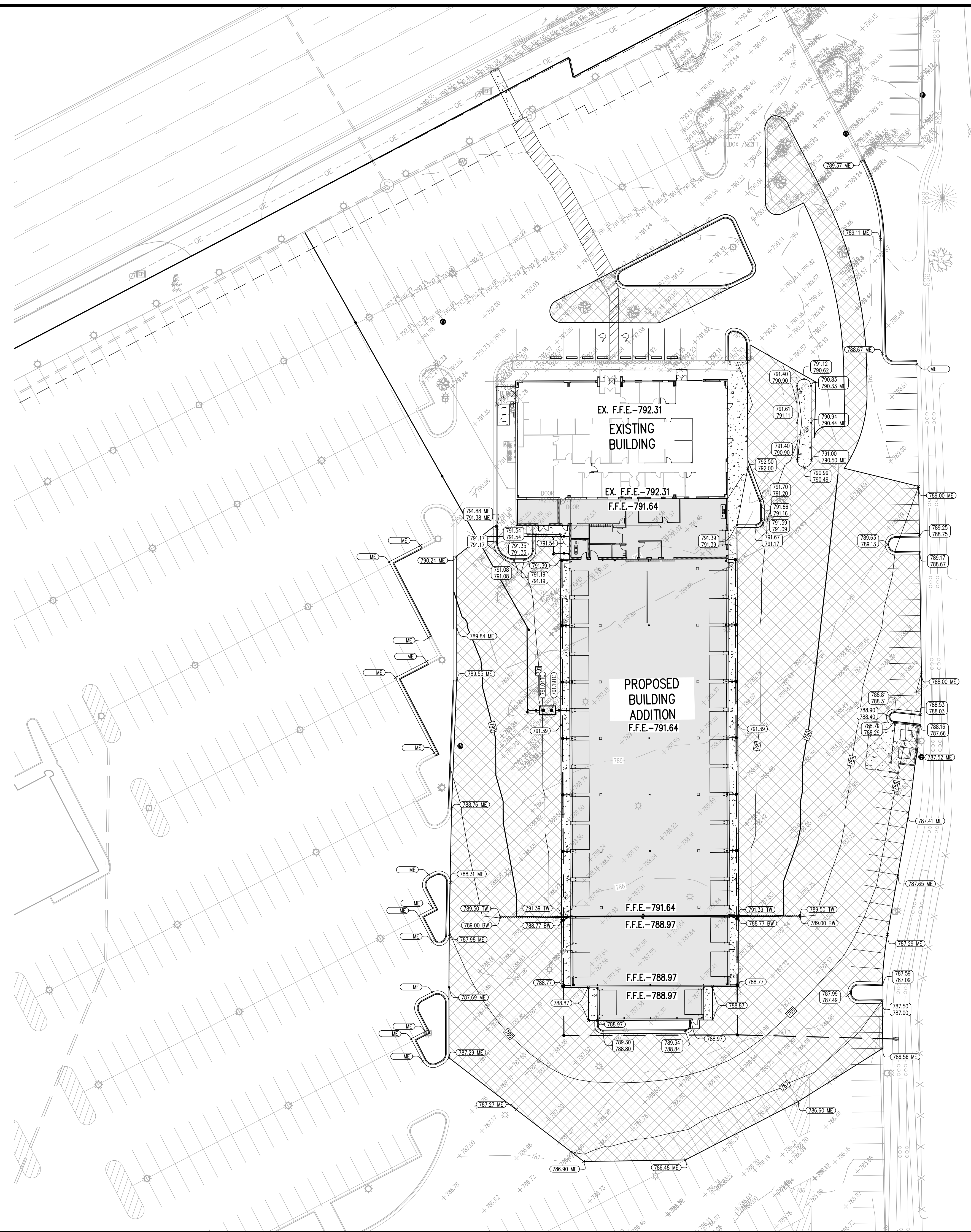
GRAPHIC SCALE
(IN FEET)
1 inch = 30 ft.

LEGEND

-  Existing Storm Sewer
-  New Storm Sewer
-  Existing Sanitary Sewer
-  New Sanitary Lateral w/Cleanout
-  6" Subsurface Drain
-  Existing Contour
-  New Pavement Grade
-  All Other Finish Grades
-  T.C. Top of Casting Grade
-  M.E. Match Existing Grades
-  Top of Curb Grade
-  Curb Gutter Grade
-  Surface Flow Arrow
-  W Water Main
-  G Existing Underground Gas Main
-  UT Existing Underground Telephone
-  W Existing Underground Electric
-  UE Existing Water Main
-  Existing Flowline
-  Existing Overhead Utilities
-  X X Fence
-  New Pavement Construction
see Site Plan, Sheet C102 for more information
-  New Building Expansion

GENERAL NOTES

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6. SEE ARCHITECTURAL PLANS FOR BUILDING DIMENSIONS.
7. SEE PHOTOMETRIC PLAN FOR LIGHT LOCATIONS AND TYPE.
8. DO NOT SCALE FROM THESE PLANS FOR SURVEY LOCATIONS.
9. STANDARD SPECIFICATIONS FOR THE TOWN OF PLAINFIELD, INDIANA SHALL APPLY FOR ALL SANITARY SEWERS.
10. STANDARD SPECIFICATIONS FOR THE TOWN OF PLAINFIELD, INDIANA SHALL APPLY FOR ALL STORM SEWERS.
11. ANY PART OF THE SANITARY OR STORM SEWER TRENCHES THAT RUN UNDER OR WITHIN 5 FEET OF PAVED AREAS ARE TO BE BACKFILLED WITH GRANULAR MATERIAL.
12. EXISTING UTILITIES SHOWN ARE PER INFORMATION PROVIDED BY THE RESPECTIVE UTILITY COMPANIES. ALL UTILITY COMPANIES SHALL BE NOTIFIED PRIOR TO ANY EXCAVATION FOR FIELD LOCATION SERVICES.
13. ALL CONSTRUCTION ACTIVITY ON THIS SITE TO BE PERFORMED IN COMPLIANCE WITH ALL APPLICABLE O.S.H.A. STANDARDS FOR WORKER SAFETY.
14. ALL FILL AREA SHALL BE COMPACTED TO AT LEAST 95 PERCENT OF THE MAXIMUM DRY DENSITY (ASTM D-1557).
15. ALL POINT OF CONNECTION OF PROPOSED SANITARY AND STORM SEWER ARE TO BE VERIFIED FROM A KNOWN BENCHMARK PRIOR TO CONSTRUCTION.
16. ALL GRADES SHALL MEET EXISTING GRADE AT THE PROPERTY LINE.
17. ANY DISCREPANCIES WITH INFORMATION PROVIDED IN THESE CONSTRUCTION DOCUMENTS IS TO BE REPORTED TO THE ENGINEER AND OWNER IMMEDIATELY.
18. ANY FIELD TILES ENCOUNTERED DURING THE COURSE OF CONSTRUCTION SHALL BE INCORPORATED INTO THE PROPOSED STORM SEWER SYSTEM AS SHOWN WITHIN THESE PLANS.
19. CONTACT ENGINEER PRIOR TO RE-ROUTING OF ANY FIELD TILES.
20. THE CONTRACTOR SHALL CONFIRM ALL EARTHWORK QUANTITIES PRIOR TO START OF CONSTRUCTION. IF ANY EXCESS OR SHORTAGE OF EARTH IS ENCOUNTERED, THE CONTRACTOR SHALL CONFIRM WITH THE OWNER AND ENGINEER THE REQUIREMENTS FOR STOCKPILING, REMOVAL OR IMPORTING OF EARTH.



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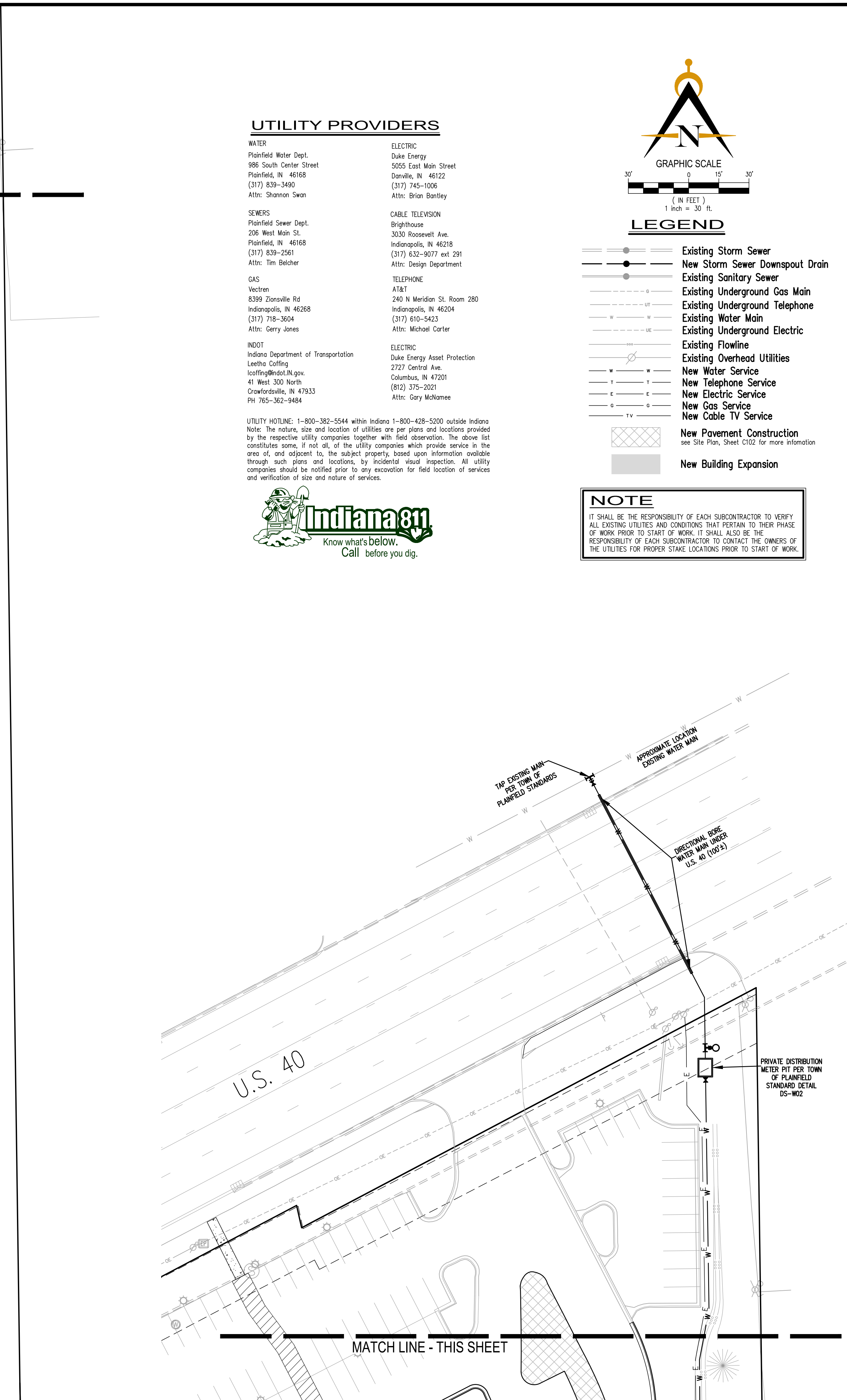
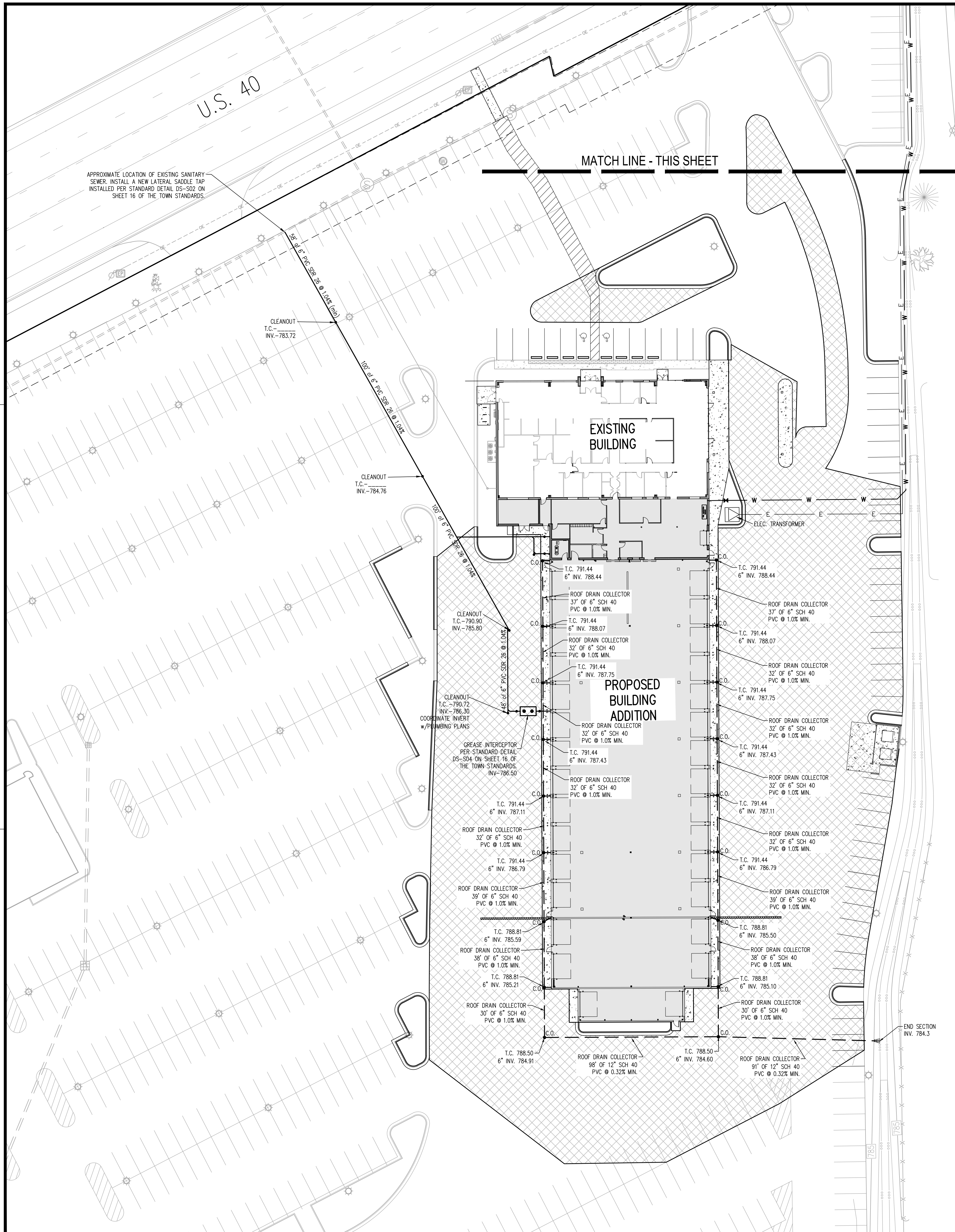
REVISIONS:

PREPARED FOR:
Andy Mohr Automotive
8941 East Highway 36
Avon, IN 46123
317-715-8181

AMAG Commercial Truck Sales
Building Addition
Plainfield, Indiana
Grading Plan

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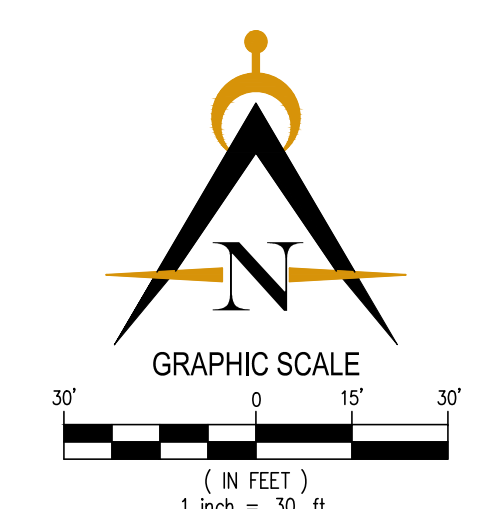
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JOB NUMBER: 23116
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UTILITY PROVIDERS

- | | |
|--|--|
| <p>WATER
Plainfield Water Dept.
986 South Center Street
Plainfield, IN 46168
(317) 839-3490
Attn: Shannon Swan</p> <p>SEWERS
Plainfield Sewer Dept.
206 West Main St.
Plainfield, IN 46168
(317) 839-2561
Attn: Tim Belcher</p> <p>GAS
Vectren
8399 Zionsville Rd
Indianapolis, IN 46268
(317) 718-3604
Attn: Gerry Jones</p> <p>INDOT
Indiana Department of Transportation
Leetha Coffey
leetha@indot.in.gov
41 West 300 North
Crawfordsville, IN 47933
PH 765-362-9484</p> | <p>ELECTRIC
Duke Energy
5055 East Main Street
Danville, IN 46122
(317) 745-1006
Attn: Brian Bantley</p> <p>CABLE TELEVISION
Brighthouse
3030 Roosevelt Ave.
Indianapolis, IN 46218
(317) 632-9077 ext 291
Attn: Design Department</p> <p>TELEPHONE
AT&T
240 N Meridian St. Room 280
Indianapolis, IN 46204
(317) 610-5423
Attn: Michael Carter</p> <p>ELECTRIC
Duke Energy Asset Protection
2727 Central Ave.
Columbus, IN 47201
(812) 375-2021
Attn: Gary McKamee</p> |
|--|--|

UTILITY HOTLINE: 1-800-362-5444 within Indiana 1-800-428-5200 outside Indiana
 Note: The nature, size and location of utilities are per plans and locations provided by the respective utility companies together with field observation. The above list constitutes some, if not all, of the utility companies which provide service in the area of, and adjacent to, the subject property, based upon information available through such plans and locations, by incidental visual inspection. All utility companies should be notified prior to any excavation for field location of services and verification of size and nature of services.



LEGEND

- Existing Storm Sewer
- New Storm Sewer Downspout Drain
- Existing Sanitary Sewer
- Existing Underground Gas Main
- Existing Underground Telephone
- Existing Water Main
- Existing Underground Electric
- Existing Flowline
- Existing Overhead Utilities
- New Water Service
- New Telephone Service
- New Electric Service
- New Gas Service
- New Cable TV Service
- New Pavement Construction
see Site Plan, Sheet C102 for more information
- New Building Expansion

NOTE
 IT SHALL BE THE RESPONSIBILITY OF EACH SUBCONTRACTOR TO VERIFY ALL EXISTING UTILITIES AND CONDITIONS THAT PERTAIN TO THEIR PHASE OF WORK PRIOR TO START OF WORK. IT SHALL ALSO BE THE RESPONSIBILITY OF EACH SUBCONTRACTOR TO CONTACT THE OWNERS OF THE UTILITIES FOR PROPER STAKE LOCATIONS PRIOR TO START OF WORK.

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ENGINEERING & CONSULTING
 3961 Perry Boulevard
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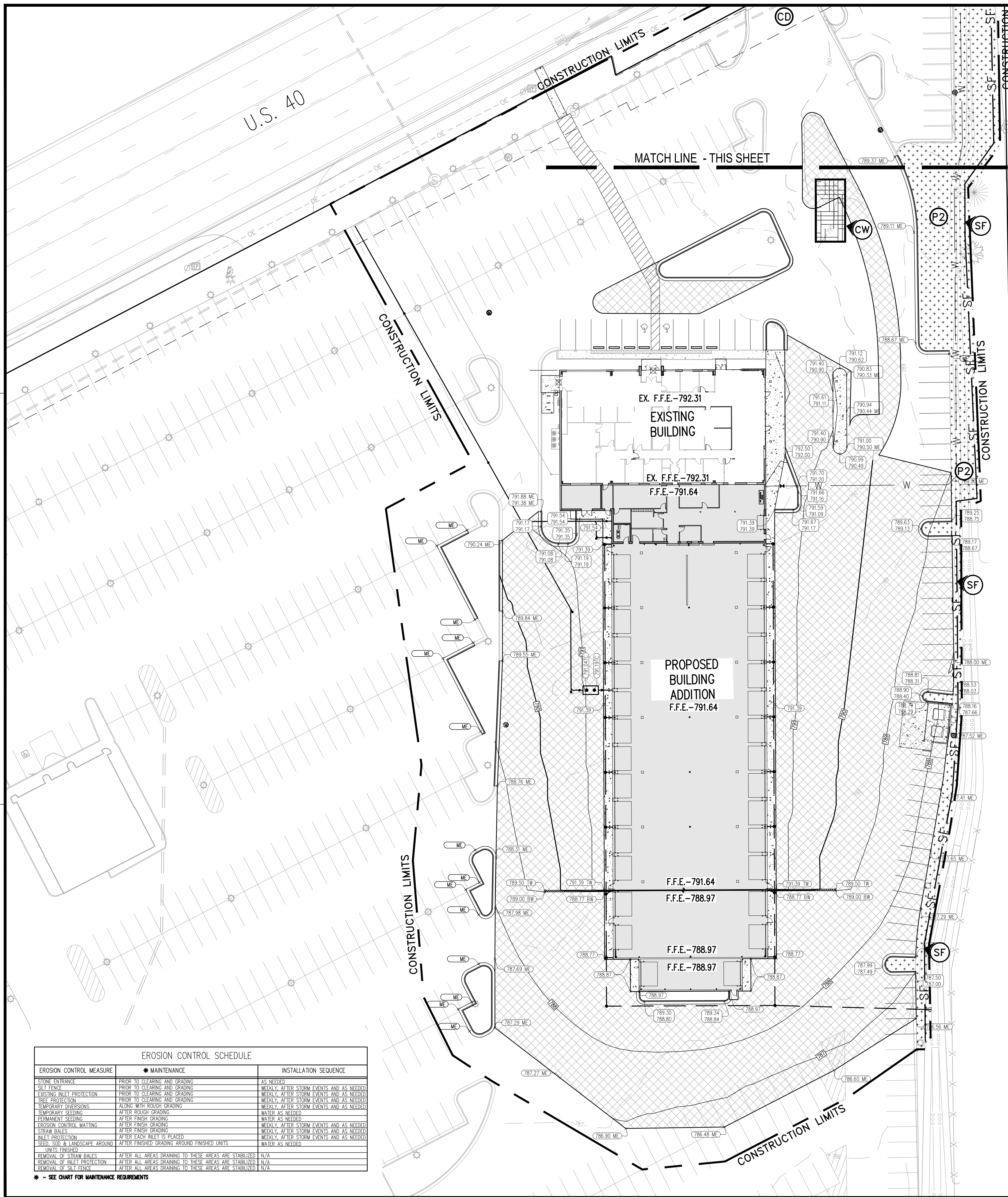
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AMAG Commercial Truck Sales
 Building Addition
 Plainfield, Indiana
 Utility Plan

PRELIMINARY PENDING AGENCY APPROVAL

DATE: 11/21/23 DRAWN BY: kwk
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 SHEET # C104



EROSION CONTROL LEGEND

- CONSTRUCTION LIMITS
- SF SILT FENCE SEDIMENT BARRIER (Notes: 3 NWS-6 OR EQUAL)
- CW CONCRETE WASHOUT
- P2 PERMANENT SEEDING WITH STRAW MULCH AT 1.5-2 TONS/ACRE
- CD TEMPORARY CONSTRUCTION DRIVE (USE EXISTING ASPHALT DRIVE TO ACCESS SITE)
- NS NOTIFICATION SIGN

EROSION CONTROL SEQUENCE

- CONTACT IEM AT (317) 233-1864 & HENDRICKS COUNTY SOIL AND WATER CONSERVATION SERVICE FORTY-EIGHT HOURS PRIOR TO THE BEGINNING OF CONSTRUCTION.
- POST CONTRACTOR AND OWNER INFORMATION AT SITE ENTRANCE.
- BEGIN SELF MONITORING PROGRAM.
- CALL THE INDIANA UNDERGROUND PLANT PROTECTION SYSTEMS, INC. AT 811 OR 1-800-392-5544 TO CHECK THE LOCATION OF EXISTING UTILITIES. THEY SHOULD BE NOTIFIED TWO WORKING DAYS BEFORE CONSTRUCTION TAKES PLACE.
- INSTALL SILT FENCE & INLET PROTECTION AROUND EXISTING STORM SEWER INLETS AS SHOWN ON THIS PLAN AND DETAIL SHEETS. NOTIFY ENGINEER ONCE SILT FENCE HAS BEEN INSTALLED.
- BEGIN DEMOLITION.
- ROUGH GRADE PARKING AREA. INSTALL SEDIMENT CONTROL BARRIERS AND EROSION CONTROL BLANKETS PER THIS PLAN AND DETAIL SHEETS.
- COMPLETE PARKING LOT AND BUILDING IMPROVEMENTS.
- FINISH GRADE REMAINDER OF SITE.
- INSTALL PERMANENT SEEDING PER THIS PLAN AND SEASONAL SOIL PROTECTION CHART.
- TEMPORARY SEED AND MULCH ANY DISTURBED AREA THAT IS PLANNED TO REMAIN UNCHANGED FOR A PERIOD OF MORE THAN 15 DAYS.

CONSTRUCTION TIMETABLE

BEGIN EROSION CONTROL PRACTICE INSTALLATION: JANUARY 2024
 PROJECT CONSTRUCTION START DATE: JANUARY 2024
 PROJECT COMPLETION DATE: JANUARY 2025

PROJECT NARRATIVE

THE PROPOSED PROJECT CONSIST OF AN ADDITION TO THE EXISTING FORD COMMERCIAL TRUCK DEALERSHIP BUILDING AND REWORKING OF THE PARKING LOT.

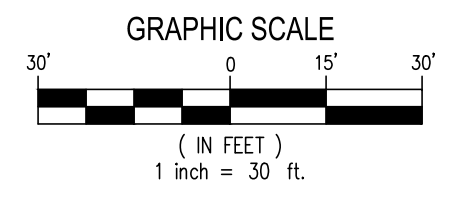
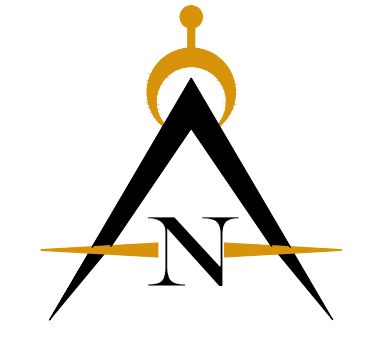
GENERAL NOTE

THE PROVIDED CONSTRUCTION SEQUENCE IS INTENDED AS A GENERAL GUIDELINE ONLY; THE ACTUAL CONSTRUCTION SEQUENCE MAY BE VARIED BY THE CONTRACTOR AS REQUIRED BY FIELD CONDITIONS, PROVIDED FULL CONFORMANCE WITH THE INTENT OF 327 IAC 15-5 (RULE 5). GENERAL PERMIT FOR CONSTRUCTION ACTIVITY STORM WATER RUNOFF CONTROL IS ACHIEVED. CONTRACTOR SHALL NOTIFY INNOVATIVE ENGINEERING & CONSULTING, INC. AND THE TOWN OF PLAINFIELD PLANNING STAFF PRIOR TO ANY CHANGES IN THE GENERAL CONSTRUCTION SEQUENCE.

THE CONTRACTOR, OWNER AND/OR THEIR DESIGNATED AGENTS SHALL ASSUME FULL RESPONSIBILITY FOR ENSURING SITE CONSTRUCTION ON THIS PROJECT IS COMPLETED IN FULL CONFORMANCE WITH THE REQUIREMENTS OF 327 IAC 15-5 (RULE 5).

EROSION CONTROL NOTES

- INSTALL SILT FENCE PERIMETER SEDIMENT CONTROL BARRIER PRIOR TO BEGINNING ON-SITE EARTH MOVING ACTIVITIES AND CONSTRUCTION DRIVE.
- INSPECT PERIMETER SILT FENCE PERIODICALLY AND AFTER EACH RAINFALL OF 0.5 INCHES OR GREATER AND REPAIR AND REPLACE AS REQUIRED. SEDIMENT DEPOSITS TO BE REMOVED WHEN AT A MAXIMUM OF ONE-THIRD OF FENCE HEIGHT.
- SILT FENCE PERIMETER SEDIMENT BARRIER TO REMAIN IN PLACE UNTIL SUCH TIME AS ALL DISTURBED AREAS OF SITE HAVE BEEN STABILIZED.
- TRACKING OF SEDIMENT ONTO ADJUTING ROAD SYSTEM SHALL BE PREVENTED TO THE GREATEST EXTENT POSSIBLE. VEHICLES SHALL BE CLEANED OF MUD AND DEBRIS AS REQUIRED TO PREVENT TRACKING. MUD AND DEBRIS WHICH IS TRACKED ONTO THE ROAD SYSTEM SHALL BE REMOVED BY SCRAPING AND/OR SWEEPING AND PLACED IN A PROTECTED AREA.
- ANY DISTURBED AREA THAT IS PLANNED TO BE LEFT UNCHANGED FOR MORE THAN 14 DAYS IS TO BE TEMPORARILY SEED AND MULCHED.
- NO SEDIMENT BARRIERS ARE TO BE REMOVED UNTIL ALL UPSTREAM AREAS HAVE BEEN STABILIZED.
- ADDITIONAL EROSION CONTROL MEASURES MAY BE REQUIRED BY STATE, COUNTY OR CITY OFFICIALS IF FIELD CONDITIONS WARRANT.
- ALL EROSION CONTROL PRACTICES SHALL BE IN ACCORDANCE WITH THE LATEST EDITION OF THE INDIANA STORM WATER QUALITY MANUAL AND THE INRS FIELD OFFICE TECHNICAL GUIDE.
- ALL SOIL REMOVED FROM THE SITE IS TO BE TAKEN TO A PERMITTED SITE WITH ADEQUATE EROSION CONTROL MEASURES IN PLACE.
- CONDUCT ON SITE EROSION AND SEDIMENT CONTROL INSPECTIONS ONCE EVERY 7 DAYS AND / OR FOLLOWING ANY RAINFALL OF 0.5 INCHES OR MORE.
- ADDITIONAL EROSION AND SEDIMENT CONTROL MEASURES MAY BE REQUIRED BY MPWD INSPECTOR.



LEGEND

- Existing Storm Sewer
- New Storm Sewer
- Existing Sanitary Sewer
- Existing Contour
- New Pavement Grade
- All Other Finish Grades
- Match Existing Grades
- Top of Curb Grade
- Curb Cutter Grade
- Storm Structure Number
- Surface Flow Arrow
- Existing Gas Main
- Existing Telephone
- Existing Water Main
- Existing Flowline
- Existing Overhead Utilities
- Existing Fire Hydrant
- Existing Water Valve
- New Pavement Construction see Site Plan, Sheet C102 for more information
- New Building Expansion

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3961 Perry Boulevard
Plainfield, IN 46075
Ph: 317-769-2916
www.innovativeci.com

REVISIONS:

NO.	DATE	DESCRIPTION

PREPARED FOR:

Andy Mohr Automotive
8941 East Highway 36
Avon, IN 46123
317-715-8181

AMAG Commercial Truck Sales
Building Addition
Plainfield, Indiana
Erosion Control Plan

PRELIMINARY PENDING AGENCY APPROVAL

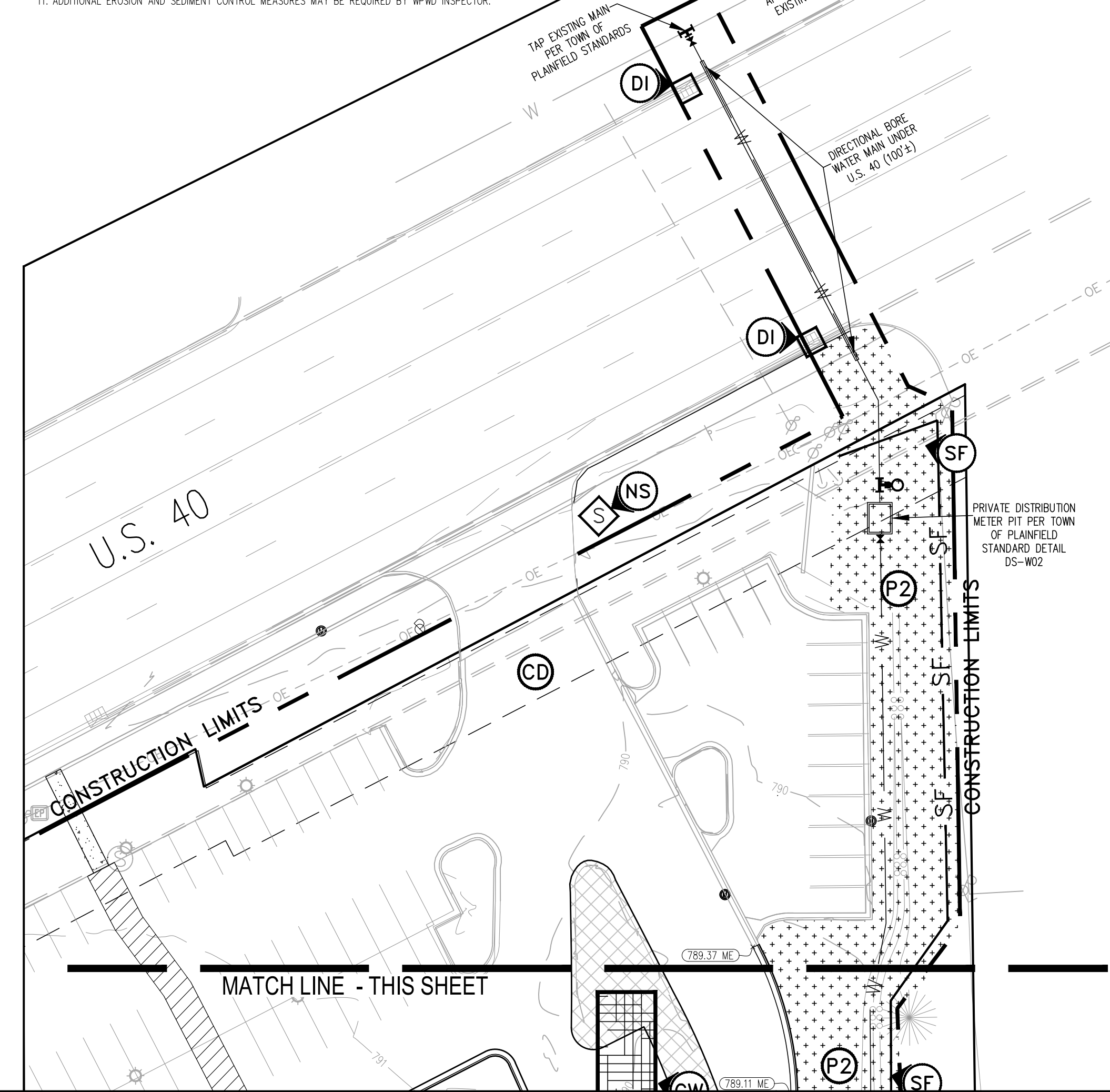
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EROSION CONTROL SCHEDULE

EROSION CONTROL MEASURE	MAINTENANCE	INSTALLATION SEQUENCE
STONE ENTRANCE	PRIOR TO CLEARING AND GRADING	AS NEEDED
SILT FENCE	PRIOR TO CLEARING AND GRADING	WEEKLY, AFTER STORM EVENTS AND AS NEEDED
EXISTING INLET PROTECTION	PRIOR TO CLEARING AND GRADING	WEEKLY, AFTER STORM EVENTS AND AS NEEDED
TRIE PROTECTION	PRIOR TO CLEARING AND GRADING	WEEKLY, AFTER STORM EVENTS AND AS NEEDED
TEMPORARY DIVERSIONS	ALONG WITH ROUGH GRADING	WEEKLY, AFTER STORM EVENTS AND AS NEEDED
TEMPORARY SEEDING	AFTER ROUGH GRADING	WATER AS NEEDED
PERMANENT SEEDING	AFTER FINISH GRADING	WATER AS NEEDED
EROSION CONTROL MATTING	AFTER FINISH GRADING	WEEKLY, AFTER STORM EVENTS AND AS NEEDED
STRAW BALES	AFTER FINISH GRADING	WEEKLY, AFTER STORM EVENTS AND AS NEEDED
INLET PROTECTION	AFTER EACH INLET IS PLACED	WEEKLY, AFTER STORM EVENTS AND AS NEEDED
SEED, SO2 & LANDSCAPE AROUND UNITS FINISHED	AFTER FINISHED GRADING AROUND FINISHED UNITS	WATER AS NEEDED
REMOVAL OF STRAW BALES	AFTER ALL AREAS DRAINING TO THESE AREAS ARE STABILIZED	N/A
REMOVAL OF INLET PROTECTION	AFTER ALL AREAS DRAINING TO THESE AREAS ARE STABILIZED	N/A
REMOVAL OF SILT FENCE	AFTER ALL AREAS DRAINING TO THESE AREAS ARE STABILIZED	N/A

* - SEE CHART FOR MAINTENANCE REQUIREMENTS



ASSESSMENT OF CONSTRUCTION PLAN ELEMENTS

(Section A)

A1 INDEX SHOWING LOCATIONS OF REQUIRED PLAN ELEMENTS
SEE EROSION CONTROL PLAN SHEET C105

A2 VICINITY MAP SHOWING LOCATIONS OF LOCAL LANDMARKS, TOWNS AND MAJOR ROADS
SEE SHEET C100 COVER SHEET

A3 NATURE AND PURPOSE OF PROJECT
CONSTRUCT A BUILDING ADDITION AND PARKING LOT RENOVATION

A4 LATITUDE AND LONGITUDE TO 4 DECIMAL POINTS OR FIFTEEN (15) SECONDS
LATITUDE: N 39°43'15" LONGITUDE: W 86°20'51"

A5 LEGAL DESCRIPTION OF PROJECT SITE
SEE RECORDED PLAT

A6 PLAT SHOWING BUILDING LOT NUMBERS, BOUNDARIES, ROADS AND ROAD NAMES
SEE SITE PLAN C102

A7 BOUNDARIES OF THE 100-YEAR FLOODPLAIN, FLOODWAY FRINGES AND FLOODWAYS
N/A

A8 LAND USE AND ADJOINERS
SEE SHEET C100 COVER SHEET AND PLAT

A9 IDENTIFICATION OF U.S. EPA APPROVED OR ESTABLISHED TMDL
THIS PROJECT DOES NOT FALL WITHIN AN ESTABLISHED U.S. EPA TMDL

A10 NAME(S) OF RECEIVING WATER(S)
SITE WILL DISCHARGE INTO AN EXISTING BMP AND POND.

A11 IDENTIFICATION OF DISCHARGE TO A WATERWAY ON THE CURRENT 303(d) LIST OF IMPAIRED WATERS
THE SITE ULTIMATELY DISCHARGES INTO GEORGE CREEK

A12 SOILS MAP
SEE THIS SHEET

A13 IDENTIFICATION OF ALL KNOWN WETLANDS, LAKES, AND WATER COURSES ON OR ADJACENT TO THE PROJECT SITE
N/A

A14 IDENTIFICATION OF ADDITIONAL JURISDICTIONAL, STATE OR FEDERAL WATER QUALITY PERMITTING
EDIT NO OTHER WATER QUALITY PERMITTING IS REQUIRED FOR THIS PROJECT

A15 IDENTIFICATION AND DELINEATION OF EXISTING VEGETATIVE COVER INCLUDING NATURAL BUFFERS
www.in.gov/DEM/stormwater/resources/stormwater-program-transition-to-master-general-permits
SEE SHEET C101 EXISTING CONDITIONS

A16 EXISTING TOPOGRAPHY SHOWING EXISTING DRAINAGE PATTERNS
SEE SHEET C101 EXISTING CONDITIONS

A17 LOCATION(S) RUN-OFF ENTERING THE PROJECT SITE
SEE SHEET C101 EXISTING CONDITIONS

A18 LOCATIONS RUN-OFF LEAVING THE PROJECT SITE
SEE SHEET C101 EXISTING CONDITIONS

A19 LOCATION OF EXISTING STRUCTURES
SEE SHEET C101 EXISTING CONDITIONS

A20 LOCATION OF EXISTING PERMANENT RETENTION AND/OR DETENTION FACILITIES INCLUDING MANMADE WETLANDS DESIGNED FOR THE PURPOSE OF STORMWATER MANAGEMENT
SEE SHEET C101 EXISTING CONDITIONS

A21 LOCATION(S) WHERE STORMWATER MAY BE DIRECTLY DISCHARGED INTO GROUND WATER SUCH AS WELLS, SINKHOLES AND/OR KARST FEATURES
SEE SHEET C101 EXISTING CONDITIONS

A22 SIZE OF THE PROJECT AREA IN ACRES
24.40 ACRES

A23 TOTAL EXPECTED LAND DISTURBED AREA IN ACRES
4.5± ACRES

A24 PROPOSED FINAL TOPOGRAPHY
SEE SHEET NUMBER SEE SHEET C103 GRADING PLAN

A25 LOCATIONS AND BOUNDARIES OF ALL DISTURBED AREAS ON THE PROJECT SITE
SEE SHEET C105 EROSION CONTROL PLAN

A26 LOCATIONS, SIZES, AND DIMENSIONS OF ALL STORMWATER DRAINAGE SYSTEM COMPONENTS
SEE SHEET C104 UTILITY PLAN

A27 LOCATIONS OF SPECIFIC POINTS WHERE STORMWATER AND NON-STORMWATER DISCHARGES FROM THE PROJECT SITE
SEE SHEET C104 UTILITY PLAN

A28 LOCATION OF PROPOSED SITE IMPROVEMENTS
SEE SHEET C103 AND C104 GRADING AND UTILITY PLANS

A29 LOCATION OF ALL ON-SITE AND OFF-SITE SOIL STOCKPILES AND BARROW AREAS
SEE SHEET C105 EROSION CONTROL PLAN

A30 CONSTRUCTION SUPPORT ACTIVITIES
SEE SHEETS C104 GRADING PLAN AND C105 EROSION CONTROL PLAN

A31 LOCATION OF ANY/ALL IN-STREAM ACTIVITIES INCLUDING BUT NOT LIMITED TO STREAM CROSSINGS AND PUMP AROUNDS
N/A

STORMWATER POLLUTION PREVENTION - CONSTRUCTION ELEMENTS
(Section B)

B1 DESCRIPTION OF POTENTIAL POLLUTANT GENERATING SOURCES AND POLLUTANTS INCLUDING ALL NON-STORMWATER DISCHARGES
THE MATERIALS AND SUBSTANCES LISTED BELOW ARE EXPECTED ON-SITE.

BIOLOGICAL SOLID WASTE
TRAP IN CONTAINERS, CLEANED REGULARLY, AND DISPOSED OF ACCORDING TO LOCAL, COUNTY, STATE AND FEDERAL REGULATIONS OR OTHER PUBLIC AGENCY. SCHEDULE WASTE COLLECTION MORE FREQUENTLY TO PREVENT CONTAINERS FROM OVERFILLING. UNTREATED, RAW SEWAGE OR SEPTAGE SHOULD NEVER BE DISCHARGED OR BURIED ON-SITE.

ADHESIVES
STORE IN APPROVED CONTAINERS, AND DISPOSE OF ACCORDING TO LOCAL, COUNTY, STATE AND FEDERAL REGULATIONS OR OTHER PUBLIC AGENCY.



Bs BROOKSTON SILTY CLAY LOAM

SOME OF THIS SOIL IS IN LARGE TRACTS WITHIN WHICH ARE IRREGULARLY SHAPED ISLAND LIKE AREAS OF LIGHTER COLORED SOILS, AND SOME OF IT IS IN DRAINAGE WAYS AND SMALL DEPRESSIONS SURROUNDED BY LIGHTER COLORED SOILS. THE CONTENT OF ORGANIC MATTER IS HIGH IN THIS SOIL. WETNESS IS THE MAIN LIMITATION THAT AFFECTS USE AND MANAGEMENT.

Ca CROSBY SILT LOAM, 0 TO 3% SLOPES

THIS SOIL IS IN LARGE CONTINUOUS AREAS OR SMALL TO LARGE ISLAND LIKE AREAS THAT ARE INTERMINGLED WITH OR SURROUNDED BY POORLY DRAINED SOILS. THE AREAS ARE COMMONLY 10 TO 40 ACRES IN SIZE AND ARE IRREGULAR IN SHAPE. PERMEABILITY IS SLOW IN THIS SOIL. RUNOFF IS SLOW. WHERE SLOPES ARE OVER 2 PERCENT, EROSION IS A HAZARD. WETNESS IS THE MAIN LIMITATION IN USE AND MANAGEMENT.

SOILS MAP

AEROSOL SPRAY PRODUCTS

STORE IN APPROVED CONTAINERS, AND DISPOSE OF ACCORDING TO LOCAL, COUNTY, STATE AND FEDERAL REGULATIONS OR OTHER PUBLIC AGENCY.

PAINTS, THINNERS AND SOLVENTS

ENSURE THAT CONTAINERS HAVE LIDS SO THAT THEY CAN BE COVERED BEFORE PERIODS OF RAIN, AND KEEP CONTAINERS IN DRY, COVERED AREA WHENEVER POSSIBLE.

BATTERIES

STORE ON-SITE IN DRY COVERED AREA AND DISPOSE OF PER MANUFACTURER'S RECOMMENDATIONS IN CONJUNCTION WITH STATE, LOCAL AND FEDERAL REGULATIONS.

REGULATED PCB MATERIAL

STORE IN APPROVED CONTAINERS, AND DISPOSE OF ACCORDING TO LOCAL, COUNTY, STATE AND FEDERAL REGULATIONS OR OTHER PUBLIC AGENCY.

MOTOR OIL & AUTOMOBILE FLUIDS

STORE PETROLEUM PRODUCTS FOR VEHICLES IN COVERED AREAS WITH LEAK-PROOF HEAVY DUTY PLASTIC LINER ON THE GROUND WITH DIKES IN PLACE TO CONTAIN AND SPILLS. IMMEDIATELY CONTAIN AND CLEAN UP ANY SPILLS WITH ABSORBENT MATERIALS. MOTOR OIL SHOULD BE CHANGED IN A DESIGNATED AREA WITH A METAL CATCH PAN OF 4'X4'8" MINIMUM AND PROPERLY DISPOSED OF.

ANTIFREEZE

STORE IN APPROVED CONTAINERS, AND DISPOSE OF ACCORDING TO LOCAL, COUNTY, STATE AND FEDERAL REGULATIONS OR OTHER PUBLIC AGENCY.

FUEL

STORE FUEL FOR VEHICLES IN COVERED AREAS WITH LEAK-PROOF HEAVY DUTY PLASTIC ON THE GROUND WITH DIKES IN PLACE TO CONTAIN AND SPILLS. IMMEDIATELY CONTAIN AND CLEAN UP ANY SPILLS WITH ABSORBENT MATERIALS.

BRAKE FLUIDS

STORE IN APPROVED CONTAINERS, AND DISPOSE OF ACCORDING TO LOCAL, COUNTY, STATE AND FEDERAL REGULATIONS OR OTHER PUBLIC AGENCY.

HYDRAULIC

FLUIDS STORE IN APPROVED CONTAINERS, AND DISPOSE OF ACCORDING TO LOCAL, COUNTY, STATE AND FEDERAL REGULATIONS OR OTHER PUBLIC AGENCY.

RUBBLE-ASPHALT/CONCRETE

DISPOSE OF IN PROPER CONTAINERS AND RECYCLE PER LOCAL, COUNTY, STATE AND FEDERAL REGULATIONS.

LAND CLEARING DEBRIS

RECYCLE APPROPRIATELY IN APPROPRIATELY MARKED CONTAINERS AND SCHEDULE REGULAR PICKUP BEFORE OVERFILLING OCCURS.

SOIL AMENDMENTS

ALL SOIL AMENDMENTS INCLUDING LIME USED AS STRUCTURAL SOIL MODIFICATION ARE TO BE APPLIED IN A MANNER AND AMOUNT AS DIRECTED BY GEOTECHNICAL ENGINEER. ALL AMENDMENTS ARE TO BE STORED IN THEIR ORIGINAL MANUFACTURE CONTAINER PRIOR TO USE. NO AMENDMENTS ARE TO BE STORED ON SITE IF NOT IN THEIR ORIGINAL CONTAINER. AMENDMENTS TRANSPORTED IN BULK ARE TO BE USED THE SAME DAY THEY ARE DELIVERED TO THE SITE. NO AMENDMENTS ARE TO BE EXPOSED TO RAIN OR EXCESSIVE WIND PRIOR TO PLACEMENT.

WASTE

ALL WASTE MATERIALS WILL BE COLLECTED AND STORED IN A SECURELY LIDDED APPROVED CONTAINER. ALL TRASH AND NON-RECYCLABLE MATERIALS SHALL BE DEPOSITED IN THE DUMPSTER DAILY. THE DUMPSTER SHOULD BE EMPTIED PERIODICALLY AND NOT ALLOWED TO OVERFILL. DO NOT THROW TRASH ON GROUND OR BURY MATERIALS ON SITE.

UNUSED BUILDING MATERIALS

ALL WASTE MATERIALS WILL BE COLLECTED AND STORED IN A SECURELY LIDDED APPROVED CONTAINER. ALL RECYCLABLE MATERIALS SHALL BE DEPOSITED IN THE DUMPSTER DAILY. THE DUMPSTER SHOULD BE EMPTIED PERIODICALLY AND NOT ALLOWED TO OVERFILL. DO NOT BURY MATERIALS ON SITE.

CONCRETE (MASONRY) WASHOUT

WASHOUT WATER AND WET CONCRETE MATERIAL ARE POLLUTED WASTE AND MUST BE TREATED AS SUCH. CONCRETE WASHOUT AREAS SHOULD BERMED, SELF CONTAINED AREA APPROXIMATELY 10'X10'X3" IN PLACE TO CONTAIN THE CONCRETE, BUT ALLOW THE WATER TO EVAPORATE. DRIED MATERIAL SHALL BE REMOVED AND DISPOSED OF PROPERLY. THE CONCRETE WASHOUT AREA SHALL BE PLACED AWAY FROM STORM WATER STRUCTURES AND WATER BODIES. SEE DETAIL.

FERTILIZERS/PESTICIDES/DETERGENTS

FERTILIZERS AND PESTICIDES WILL BE APPLIED ONLY IN THE MINIMUM AMOUNTS RECOMMENDED BY THE MANUFACTURER. ONCE APPLIED, FERTILIZER WILL BE WORKED INTO THE SOIL TO LIMIT THE EXPOSURE TIME TO STORM WATER. STORAGE WILL BE IN A COVERED SHED. THE CONTENTS OF ANY PARTIALLY USED BAG OF FERTILIZER WILL BE TRANSFERRED TO A SEALABLE PLASTIC BIN TO AVOID SPILLS. THE ORIGINAL LABEL AND SAFETY INFORMATION WILL BE RETAINED. STORAGE AREAS SHALL BE BERMED TO CONTAIN SPILL FROM RUNNING INTO GROUNDWATER OR STORM SYSTEM.

B2 STABLE CONSTRUCTION ENTRANCE LOCATION AND SPECIFICATIONS
SEE SHEET C105 EROSION CONTROL PLAN

B3 SPECIFICATIONS FOR TEMPORARY AND PERMANENT STABILIZATION
SEE SHEET C105 EROSION CONTROL PLAN

B4 SEDIMENT CONTROL MEASURES FOR CONCENTRATED FLOW AREAS
SEE SHEET C105 EROSION CONTROL PLAN

B5 SEDIMENT CONTROL MEASURES FOR SHEET FLOW AREAS
SEE SHEET C105 EROSION CONTROL PLAN

B6 RUN-OFF CONTROL MEASURES
SEE SHEET C105 EROSION CONTROL PLAN

B7 STORMWATER OUTLET PROTECTION MEASURES, LOCATIONS AND SPECIFICATIONS
SEE SHEET C105 EROSION CONTROL PLAN

B8 GRADE STABILIZATION STRUCTURE LOCATIONS AND SPECIFICATIONS
SEE SHEET C105 EROSION CONTROL PLAN

B9 DEWATERING APPLICATIONS AND MANAGEMENT
THIS PROJECT DOES NOT HAVE DEWATERING ACTIVITIES

B10 MEASURE UTILIZED FOR WORKING WITHIN WATERBODIES
SEE SHEET C105 EROSION CONTROL PLAN

B11 MAINTENANCE GUIDELINES FOR EACH PROPOSED STORMWATER QUALITY MEASURE
SEE SHEET C105 EROSION CONTROL PLAN

B12 PLANNED CONSTRUCTION SEQUENCE
www.in.gov/DEM/stormwater/resources/INDIANA-stormwater-quality-manual
SEE TOWN OF PLAINFIELD EROSION CONTROL DETAILS

B13 PROVISIONS FOR EROSION AND SEDIMENT CONTROL ON INDIVIDUAL RESIDENTIAL LOTS
N/A

B14 MATERIAL HANDLING AND SPILL PREVENTION RESPONSE PLAN 327 IAC 2-6.1

• THE PROPER MANAGEMENT AND DISPOSAL OF WASTES SHOULD BE PRACTICED ON SITE AT ALL TIMES TO REDUCE POLLUTION STORM WATER RUNOFF.

• HAZARDOUS WASTE SHOULD ALWAYS BE DISPOSED OF THROUGH A DESIGNATED HAZARDOUS WASTE MANAGEMENT OR RECYCLING FACILITY. HAZARDOUS WASTE SHOULD NOT BE DISPOSED OF WITH ORDINARY GARBAGE, OR POURED INTO THE SANITARY SEWER SYSTEM OR ONTO THE GROUND.

• DESIGNATE A WASTE COLLECTION AREA ON-SITE THAT DOES NOT RECEIVE A SUBSTANTIAL AMOUNT OF RUNOFF FROM UPLAND AREAS AND DOES NOT DRAIN DIRECTLY INTO A WATER BODY. KEEP PRODUCTS IN ORIGINAL CONTAINERS UNLESS THEY ARE NOT RE-SEALABLE, THEN ORIGINAL LABEL AND MATERIAL SAFETY DATA WILL BE RETAINED. MAKE SURE PRODUCTS ARE PROPERLY SEALED TO PREVENT LEAKS AND SPILLS AND STORED IN A WEATHER PROOF SELF CONTAINED AREA AWAY FROM HEAT, SPARKS AND FLAMES.

• A PROGRAM FOR RECYCLING OR DISPOSAL OF MATERIALS ASSOCIATED WITH OR FROM THE PROJECT SITE SHALL BE ESTABLISHED. ALL RECYCLING CONTAINERS WILL BE CLEARLY LABELED.

• ALL CONSTRUCTION ACTIVITIES TO BE MONITORED AND MAINTAINED BY THE CONTRACTOR. AS EACH NEW SUBCONTRACTOR COMES ON-SITE, THE CONTRACTOR WILL CONDUCT AND DOCUMENT A MEETING TO ENSURE AWARENESS OF THE POLLUTANT PREVENTION PROGRAM. GUIDELINES FOR PROPER HANDLING, STORAGE AND DISPOSAL OF CONSTRUCTION SITE WASTES SHOULD BE POSTED IN STORAGE AND USE AREAS AND WORKERS SHOULD BE TRAINED IN THESE PRACTICES TO ENSURE EVERYONE IS KNOWLEDGEABLE ENOUGH TO PARTICIPATE.

• IN AN EMERGENCY, THE CONTRACTOR WILL CALL 911. IN THE EVENT OF A SPILL THAT POSES NO IMMEDIATE THREAT, THE CONTRACTOR WILL CONTACT THE LOCAL FIRE DEPARTMENT AND IDEM EMERGENCY RESPONSE AT (888) 233-7745 AND THE DESIGNATED TOWN REPRESENTATIVE WITHIN 24 HOURS OF THE SPILL. EMERGENCY PHONE NUMBERS AND PROCEDURES SHALL BE PROMINENTLY DISPLAYED AT THE WORK SITE WHERE SPILLS MAY OCCUR, SUCH AS STAGING/REFUELING AREAS.
LOCAL FIRE DEPARTMENT EMERGENCY NON EMERGENCY
FIRE DEPARTMENT 911 765-807-1600

• CLEAN UP SPILLS IMMEDIATELY. FOR HAZARDOUS MATERIALS FOLLOW CLEANUP INSTRUCTIONS ON THE PACKAGE. USE ABSORBENT MATERIAL SUCH AS SAWDUST OR KITTY LITTER TO CONTAIN THE SPILL.

• PROPER SAFETY MATERIALS SHOULD BE STORED ON SITE IN CASE OF ACCIDENT OR SPILL WHICH SHOULD INCLUDE BUT NOT LIMITED TO BROOMS, DUST PANS, MOPS, RAGS, GLOVES, GOGGLES, AND PLASTIC AND METAL TRASH CONTAINERS SPECIFICALLY FOR THAT PURPOSE.

• SPILL AREAS SHOULD BE WELL VENTILATED.

• DURING THE DEMOLITION PHASE OF CONSTRUCTION, PROVIDE EXTRA CONTAINERS AND SCHEDULE MORE FREQUENT PICKUPS FOR RECYCLABLES AND GARBAGE. COLLECT, REMOVE, AND DISPOSE OF ALL CONSTRUCTION SITE WASTES AT AUTHORIZED DISPOSAL AREAS. CONTACT LOCAL ENVIRONMENTAL AGENCY TO IDENTIFY DISPOSAL SITES OR AUTHORIZED CONTRACTORS.

• CONSTRUCTION VEHICLES SHOULD BE INSPECTED FOR LEAKS DAILY AND REPAIRED IMMEDIATELY IN A SELF CONTAINED AREA DESIGNATED FOR VEHICLE MAINTENANCE AND REPAIR. THE VEHICLE MAINTENANCE AREA SHOULD BE CONDUCTED ON AN AREA THAT IS TO BECOME FUTURE PAVEMENT. THIS AREA WILL BE DESIGNED TO MINIMIZE CONTACT BETWEEN EQUIPMENT ACTIVITIES AND RAINFALL OR RUNOFF.

• SPILLS MUST BE CLEANED UP AND MATERIALS DISPOSED OF IMMEDIATELY. CONTAINERS OR EQUIPMENT THAT MAY MALFUNCTION AND CAUSE LEAKS OR SPILLS SHOULD BE IDENTIFIED THROUGH REGULAR INSPECTION AND STORAGE OF USE AREAS. EQUIPMENT AND CONTAINERS SHOULD BE INSPECTED REGULARLY FOR LEAKS, CORROSION, SUPPORT OR FOUNDATION FAILURE, OR ANY OTHER SIGNS OF DETERIORATION AND SHOULD BE TESTED FOR SOUNDNESS. ANY FOUND TO BE DEFECTIVE SHOULD BE REPAIRED OR REPLACED IMMEDIATELY.

• A TRAINED INDIVIDUAL SHALL PERFORM A WRITTEN EVALUATION OF THE PROJECT SITE:

• BY THE END OF THE NEXT DAY FOLLOWING EACH 1/2 INCH STORM EVENT A MINIMUM OF ONE (1) TIME PER WEEK.

• THE EVALUATION WILL: ADDRESS THE MAINTENANCE OF EXISTING EROSION CONTROL MEASURES TO ENSURE PROPER FUNCTIONING; AND IDENTIFY ANY ADDITIONAL MEASURES NECESSARY TO MEET THE REQUIREMENTS OF THE EROSION CONTROL PLAN.

• WRITTEN EVALUATION REPORTS INCLUDE: THE NAME OF THE INDIVIDUAL PERFORMING THE EVALUATION; THE DATE OF THE EVALUATION; PROBLEMS IDENTIFIED AT THE PROJECT SITE; AND DETAILS OR CORRECTIVE ACTIONS RECOMMENDED AND COMPLETED.

• ALL WRITTEN EVALUATION REPORTS FOR THE PROJECT SITE WILL BE MAINTAINED BY THE CONSTRUCTION SUPERINTENDENT THROUGHOUT THE TERM OF THE PROJECT CONSTRUCTION AND MADE AVAILABLE TO THE SWCD OR OTHER INSPECTING AUTHORITY WITHIN 48 HOURS OF A REQUEST.

• MAINTENANCE OF SPECIFIC EROSION CONTROL MEASURES SHALL BE ACCORDING TO THE LOCAL JURISDICTIONAL AGENCY.

B15 MATERIAL HANDLING AND STORAGE PROCEDURES ASSOCIATED WITH CONSTRUCTION ACTIVITIES

CONCRETE WASHOUT BASIN MAINTENANCE

1. INSPECT DAILY AND AFTER EACH STORM EVENT.
2. INSPECT THE INTEGRITY OF THE OVERALL STRUCTURE INCLUDING, WHERE APPLICABLE, THE CONTAINMENT SYSTEM.
3. INSPECT THE SYSTEM FOR LEAKS, SPILLS, AND TRACKING OF SOIL BY EQUIPMENT.
4. INSPECT THE POLYETHYLENE LINING FOR FAILURE, INCLUDING TEARS AND PUNCTURES.
5. ONCE CONCRETE WASTES HARDENS, REMOVE AND DISPOSE OF THE MATERIAL.
6. EXCESS CONCRETE SHOULD BE REMOVED WHEN THE WASHOUT SYSTEM REACHES 50 PERCENT OF THE DESIGN CAPACITY. USE OF THE SYSTEM SHOULD BE DISCONTINUED UNTIL APPROPRIATE MEASURES CAN BE INITIATED TO CLEAN THE STRUCTURE. PREFABRICATED SYSTEMS SHOULD ALSO UTILIZE THIS CRITERION, UNLESS THE MANUFACTURER HAS ALTERNATE SPECIFICATIONS.
7. UPON REMOVAL OF THE SOLIDS, INSPECT THE STRUCTURE. REPAIR THE STRUCTURE AS NEEDED OR CONSTRUCT A NEW SYSTEM.
8. DISPOSE OF ALL CONCRETE IN A LEGAL MANNER. REUSE THE MATERIAL ON SITE, RECYCLE, OR HAUL THE MATERIAL TO AN APPROVED CONSTRUCTION/DEMOLITION LANDFILL SITE. RECYCLING OF MATERIAL IS ENCOURAGED. THE WASTE MATERIAL CAN BE USED FOR MULTIPLE APPLICATIONS INCLUDING BUT NOT LIMITED TO ROADBEDS AND BUILDING. THE AVAILABILITY FOR RECYCLING SHOULD BE CHECKED LOCALLY.
9. THE PLASTIC LINER SHOULD BE REPLACED AFTER EVERY CLEANING WITH 10 MIL PLASTIC MATERIAL; THE REMOVAL OF MATERIAL WILL USUALLY DAMAGE THE LINING.
10. THE CONCRETE WASHOUT SYSTEM SHOULD BE REPAIRED OR ENLARGED AS NECESSARY TO MAINTAIN CAPACITY FOR CONCRETE WASTE.
11. CONCRETE WASHOUT SYSTEMS ARE DESIGNED TO PROMOTE EVAPORATION. HOWEVER, IF THE LIQUIDS DO NOT EVAPORATE AND THE SYSTEM IS NEAR CAPACITY IT MAY BE NECESSARY TO VACUUM OR REMOVE THE LIQUIDS AND DISPOSE OF THEM IN AN ACCEPTABLE METHOD. DISPOSAL MAY BE ALLOWED AT THE LOCAL SANITARY SEWER AUTHORITY PROVIDED THEIR NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM PERMITS ALLOW FOR ACCEPTANCE OF THIS MATERIAL. ANOTHER OPTION WOULD BE TO UTILIZE A SECONDARY CONTAINMENT SYSTEM OR BASIN FOR FURTHER DEWATERING.
12. PREFABRICATED UNITS ARE OFTEN PUMPED AND THE COMPANY SUPPLYING THE UNIT PROVIDES THIS SERVICE. INSPECT CONSTRUCTION ACTIVITIES ON A REGULAR BASIS TO ENSURE SUPPLIERS, CONTRACTORS, AND OTHERS ARE UTILIZING DESIGNATED WASHOUT AREAS. IF CONCRETE WASTE IS BEING DISPOSED OF IMPROPERLY, IDENTIFY THE VIOLATORS AND TAKE APPROPRIATE ACTION WHEN CONCRETE WASHOUT SYSTEMS ARE NO LONGER REQUIRED, THE CONCRETE WASHOUT SYSTEMS SHALL BE CLOSED. DISPOSE OF ALL HARDENED CONCRETE AND OTHER MATERIALS USED TO CONSTRUCT THE SYSTEM. NON SOLIDS ARE TO BE REMOVED AND TREATED AS CONTAMINATED WASTE AND DISPOSED OF AT A PROPER FACILITY.
13. HOLES, DEPRESSIONS AND OTHER LAND DISTURBANCES ASSOCIATED WITH THE SYSTEM SHOULD BE BACKFILLED, GRADED, AND STABILIZED.

GRAVEL CONSTRUCTION DRIVE MAINTENANCE - TEMPORARY

1. INSPECT DAILY AND AFTER EACH STORM EVENT AND IMMEDIATELY REPAIR SIGNS OF EROSION.
2. RESHAPE AS NEEDED FOR DRAINAGE AND RUNOFF CONTROL.
3. TOP DRESS WITH CLEAN AGGREGATE AS NEEDED.
4. IMMEDIATELY REMOVE MUD AND SEDIMENT TRACKED OR WASHED ONTO PUBLIC ROADS.
5. FLUSHING SHOULD ONLY BE USED IF THE WATER CAN BE CONVEYED INTO A SEDIMENT TRAP OR BASIN.
6. GRAVEL CONSTRUCTION DRIVE TO REMAIN UNTIL CONCRETE WORK IS COMPLETE.
7. CONTRACTOR TO REMOVE AFTER ALL CONCRETE WORK IS COMPLETE.

GRASS-LINED CHANNELS MAINTENANCE - PERMANENT

1. INSPECT WITHIN 24 HOURS OF EACH RAIN EVENT AND AT LEAST ONCE EVERY SEVEN CALENDAR DAYS.
2. CHECK CHANNEL OUTLET AND ROAD CROSSINGS FOR BLOCKAGE, SEDIMENT, BANK INSTABILITY, AND PIPING OR SCOUR HOLES; REMOVE ANY BLOCKAGE, AND MAKE REPAIRS IMMEDIATELY.
3. REMOVE SIGNIFICANT SEDIMENT AND DEBRIS FROM CHANNEL TO MAINTAIN DESIGN CROSS SECTION AND CHANNEL GRADE AND TO PREVENT SPOT EROSION.
4. GRASS-LINED CHANNELS SHALL BE MAINTAINED SUCH THAT PERMANENT VEGETATION IS ESTABLISHED.

MULCHING MAINTENANCE

1. INSPECT WITHIN 24 HOURS OF EACH RAIN EVENT AND AT LEAST ONCE EVERY SEVEN CALENDAR DAYS.
2. CHECK FOR EROSION OR MOVEMENT OF MULCH; REPAIR DAMAGED AREAS, RESEED, APPLY NEW MULCH AND ANCHOR THE MULCH IN PLACE.
3. CONTINUE INSPECTIONS UNTIL VEGETATION IS FIRMLY ESTABLISHED.
4. IF EROSION IS SEVERE OR RECURRING, USE EROSION CONTROL BLANKETS OR OTHER MORE SUBSTANTIAL STABILIZATION METHODS TO PROTECT THE AREA.

SILT FENCE MAINTENANCE - TEMPORARY

1. INSPECT WITHIN 24 HOURS OF A RAIN EVENT AND AT LEAST ONCE EVERY SEVEN CALENDAR DAYS.
2. IF FENCE FABRIC TEARS, STARTS TO DECOMPOSE, OR IN ANY WAY BECOMES INEFFECTIVE, REPLACE THE AFFECTED PORTION IMMEDIATELY. NOTE: ALL REPAIRS SHOULD MEET SPECIFICATIONS AS OUTLINED WITHIN THIS MEASURE.
3. REMOVE DEPOSITED SEDIMENT WHEN IT IS CAUSING THE FILTER FABRIC TO BULGE OR WHEN IT REACHES ONE-HALF THE HEIGHT OF THE FENCE AT ITS LOWEST POINT. WHEN CONTRIBUTING DRAINAGE AREA HAS BEEN STABILIZED, REMOVE THE FENCE AND SEDIMENT DEPOSITS, GRADE THE SITE TO BLEND WITH THE SURROUNDING AREA, AND STABILIZE.

TEMPORARY SEEDING MAINTENANCE

1. SEEDING AREAS WILL BE INSPECTED WITHIN 24 HOURS OF EACH RAINFALL EVENT AND AT LEAST ONCE EVERY SEVEN CALENDAR DAYS TO ENSURE THAT A GOOD STAND IS MAINTAINED.
2. CHECK FOR EROSION OR MOVEMENT OF MULCH AND REPAIR IMMEDIATELY.
3. MONITOR FOR EROSION DAMAGE AND ADEQUATE COVER (80% DENSITY): RESEED, FERTILIZE, AND APPLY MULCH WHERE NECESSARY.
4. IF NITROGEN DEFICIENCY IS APPARENT, TOP-DRESS FALL SEEDING WHEAT OR RYE SEEDING WITH 50 POUNDS PER ACRE OF NITROGEN IN FEBRUARY OR MARCH.
5. TEMPORARY SEEDING IS TO BE MAINTAINED UNTIL SITE IS STABILIZED.

PERMANENT SEEDING MAINTENANCE

1. INSPECT WEEKLY AND WITHIN 24 HOURS OF EACH RAIN EVENT AND AT LEAST ONCE EVERY SEVEN CALENDAR DAYS UNTIL THE VEGETATION IS SUCCESSFULLY ESTABLISHED.
2. CHARACTERISTICS OF A SUCCESSFUL STAND INCLUDE VIGOROUS DARK GREEN OR BLuishGREEN SEEDLINGS WITH A UNIFORM VEGETATIVE COVER DENSITY OF 90 PERCENT OR MORE.
3. CHECK FOR EROSION OR MOVEMENT OF MULCH.
4. REPAIR DAMAGED, BARE, GULLED, OR SPARSELY VEGETATED AREAS AND THEN FERTILIZE, RESEED, AND APPLY AND ANCHOR MULCH.
5. IF PLANT COVER IS SPARSE OR PATCHY, EVALUATE THE PLANT MATERIALS CHOSEN, SOIL FERTILITY, MOISTURE CONDITION, AND MULCH APPLICATION; REPAIR AFFECTED AREAS EITHER BY OVERSEEDING OR PREPARING A NEW SEEDBED AND RESEEDING. APPLY AND ANCHOR MULCH ON THE NEWLY SEEDBED AREAS.
6. IF VEGETATION FAILS TO GROW, CONSIDER SOIL TESTING TO DETERMINE SOIL PH OR NUTRIENT DEFICIENCY PROBLEMS. (CONTACT YOUR SOIL AND WATER CONSERVATION DISTRICT OR COOPERATIVE EXTENSION OFFICE FOR ASSISTANCE.)
7. IF ADDITIONAL FERTILIZATION IS NEEDED TO GET A SATISFACTORY STAND, DO SO ACCORDING TO SOIL TEST RECOMMENDATIONS.
8. ADD FERTILIZER THE FOLLOWING GROWING SEASON, FERTILIZE ACCORDING TO SOIL TEST RECOMMENDATIONS.
9. FERTILIZE TURF AREAS ANNUALLY. APPLY FERTILIZER IN A SPLIT APPLICATION. FOR COOL-SEASON GRASSES, APPLY ONE-HALF OF THE FERTILIZER IN LATE SPRING AND ONEHALF IN EARLY FALL. FOR WARM-SEASON GRASSES, APPLY ONE-THIRD IN EARLY SPRING, ONE-THIRD IN LATE SPRING, AND THE REMAINING ONE-THIRD IN MIDDLE SUMMER.
10. PERMANENT SEEDING AREAS SHALL REMAIN ON SITE WITH ESTABLISHED VEGETATION.

ROCK DONUT SEDIMENT BARRIER MAINTENANCE - TEMPORARY

1. INSPECT WITHIN 24 HOURS OF EACH RAIN EVENT AND AT LEAST ONCE EVERY SEVEN CALENDAR DAYS.
2. IF SIGNIFICANT EROSION OCCURS BETWEEN DAMS, INSTALL AN EROSION-RESISTANT LINER IN THAT PORTION OF THE CHANNEL.
3. REMOVE ACCUMULATED SEDIMENT WHEN IT REACHES ONE-HALF THE HEIGHT OF THE DAM TO MAINTAIN CHANNEL CAPACITY, ALLOW DRAINAGE THROUGH THE DAM, AND PREVENT LARGE FLOW FROM DISPLACING SEDIMENT.
4. ADD RIPRAP AND AGGREGATE AS NEEDED TO MAINTAIN DESIGN HEIGHT AND CROSS SECTION OF THE DAMS.
5. WHEN DAMS ARE NO LONGER NEEDED, REMOVE THE RIPRAP AND AGGREGATE AND STABILIZE THE CHANNEL, USING AN EROSION-RESISTANT LINING IF NECESSARY. (RIPRAP AND AGGREGATE FROM THE DAM MAY BE REMOVED OR UTILIZED TO STABILIZE THE CHANNEL.)
6. ROCK DONUT SEDIMENT BARRIER TO REMAIN UNTIL SITE IS STABILIZED.

EROSION CONTROL BLANKET MAINTENANCE - PERMANENT

1. INSPECT WITHIN 24 HOURS OF A RAIN EVENT AND AT LEAST ONCE EVERY SEVEN CALENDAR DAYS.
2. CHECK FOR EROSION OR DISPLACEMENT OF THE BLANKET.
3. IF ANY AREA SHOWS EROSION, PULL BACK THAT PORTION OF THE BLANKET COVERING THE ERODED AREA, ADD SOIL AND TAMP, RESEED THE AREA, REPLACE AND STAPLE THE BLANKET.
4. EROSION CONTROL BLANKET SHALL BE MAINTAINED SUCH THAT PERMANENT VEGETATION IS ESTABLISHED.

ENERGY DISSIPATER (OUTLET PROTECTION) MAINTENANCE - PERMANENT

1. INSPECT WITHIN 24 HOURS OF A RAIN EVENT AND AT LEAST ONCE EVERY SEVEN CALENDAR DAYS.
2. INSPECT FOR STONE DISPLACEMENT; REPLACE STONES ENSURING PLACEMENT AT FINISHED GRADE.
3. CHECK FOR EROSION OR SCOURING AROUND SIDES OF THE APRON; REPAIR IMMEDIATELY.
4. CHECK FOR PIPING OR UNDERCUTTING; REPAIR IMMEDIATELY.
5. ENERGY DISSIPATION SHALL REMAIN ON SITE AS A PERMANENT EROSION CONTROL FIXTURE.

TEMPORARY CURB & PAVED AREA INLET PROTECTION (INSERT BASKET)

1. INSPECT DAILY.
2. REMOVE ACCUMULATED SEDIMENT AND DEBRIS AFTER EACH STORM EVENT. DEPOSIT SEDIMENT IN AN AREA WHERE IT WILL NOT RE-ENTER THE PAVED AREA OR STORM DRAINS.
3. REPLACE OR CLEAN GEOTEXTILE FABRIC, AS NEEDED.
4. WHEN THE CONTRIBUTING DRAINAGE AREA HAS BEEN STABILIZED, REMOVE INLET PROTECTION.
5. BASKET INSERTS SHALL REMAIN UNTIL THE BASIN/SITE IS STABILIZED.
6. CONTRACTOR TO REMOVE UPON ESTABLISHED, STABLE SITE.

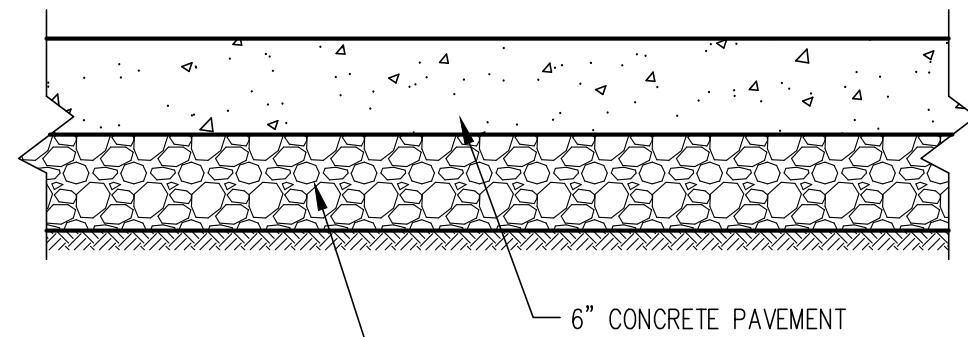
TEMPORARY TREE PRESERVATION AND PROTECTION MAINTENANCE

1. INSPECT AT LEAST ONCE EVERY SEVEN CALENDAR DAYS.
2. REPAIR PERIMETER BARRIERS IF DAMAGED.
3. INSPECT FOR DAMAGE FROM CONSTRUCTION EQUIPMENT, ETC. REPAIR WOUNDS SIMPLY BY REMOVING DAMAGED BARK AND WOOD TISSUE. DO NOT USE TREE PAINT.
4. TREE PRESERVATION TO REMAIN UNTIL SITE IS STABILIZED.
5. CONTRACTOR TO REMOVE UPON ESTABLISHED, STABLE SITE.

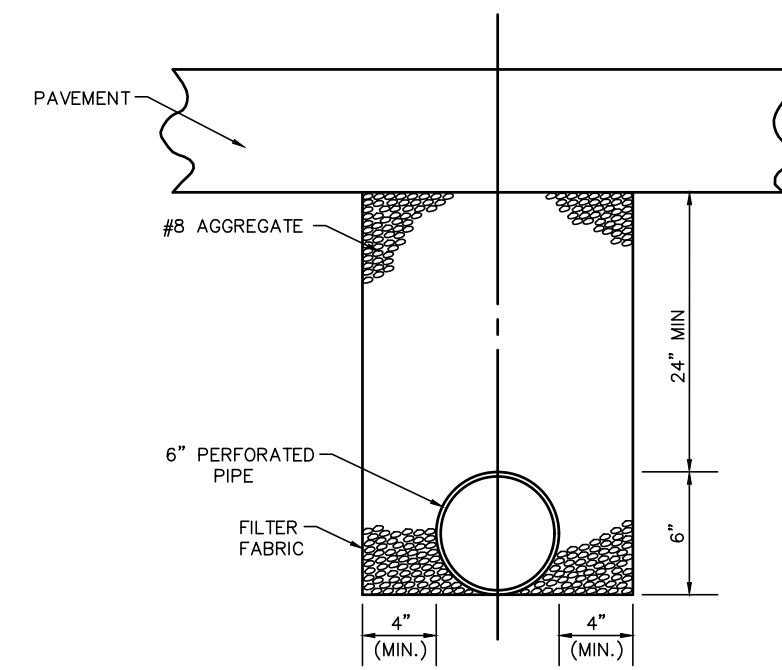
STORM WATER POLLUTION PREVENTION PLAN
POST CONSTRUCTION COMPONENT

(SECTION C)

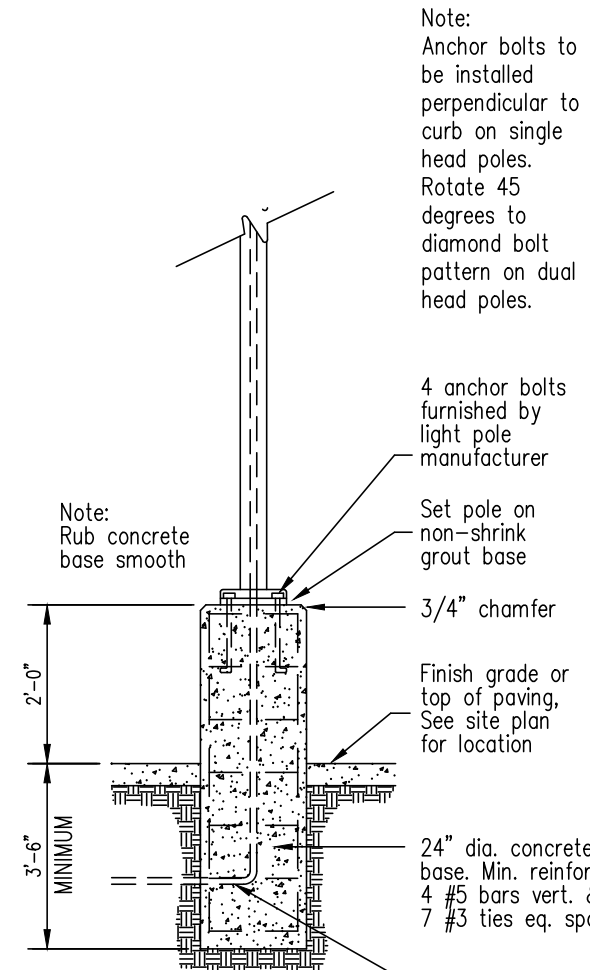
C1 DESCRIPTION OF POLLUTANTS AND THEIR SOURCES ASSOCIATED WITH THE PROPOSED LAND USE. POLLUTANTS THAT WILL BE EXPECTED TO MAKE THEIR WAY INTO THE STORM WATER COLLECTION SYSTEM IN A SIGNIFICANT AMOUNT INCLUDE FUEL, OILS, AUTOMOBILE FLUIDS, GRIT FROM THE ROAD SURFACE WEARING, YARD WASTE, AND PAVEMENT TREATMENTS DURING COLD WEATHER. THE WEARING OF ROADWAY SURFACES WILL RESULT IN SMALL PARTICLES OF PORTLAND CEMENT CONCRETE AND BITUMINOUS CEMENT CONCRETE. ROADWAY TREATMENTS WILL INCLUDE THE USE OF SALT COMPOUNDS AND SAND AS A MEANS OF LIMITING ICE BUILDUP ON PUBLIC ROADS, AS WELL AS PARKING AREAS AND WALKS. EACH



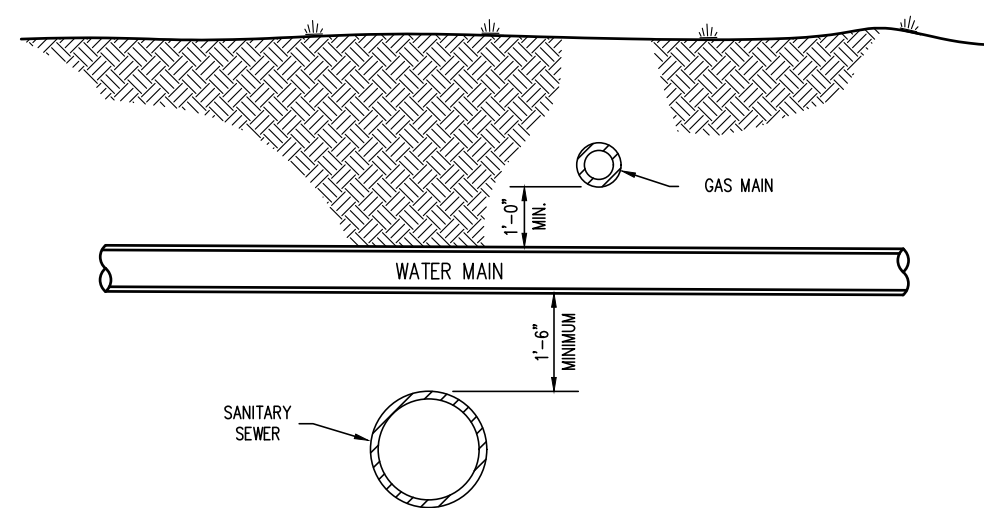
CONCRETE PAVEMENT SECTION
NTS



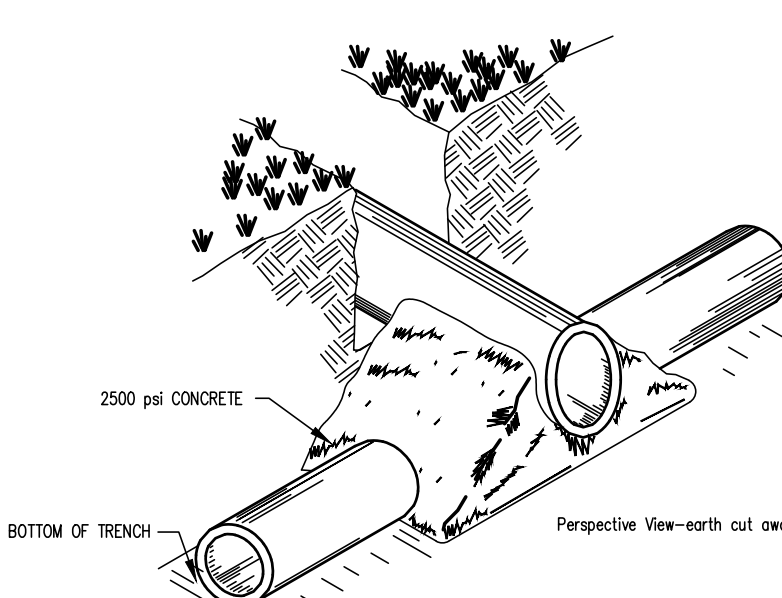
SUBSURFACE DRAIN DETAIL
NTS



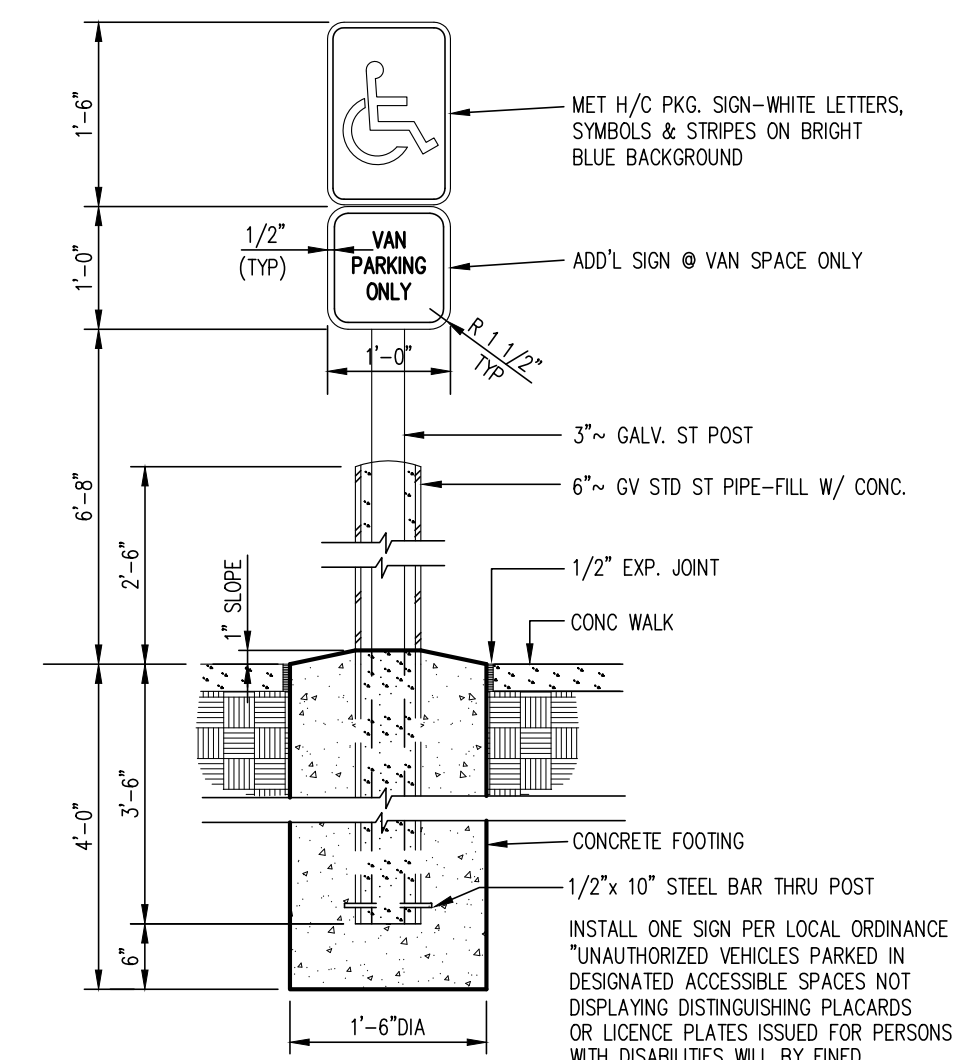
TYPICAL LIGHT POLE & BASE
NTS



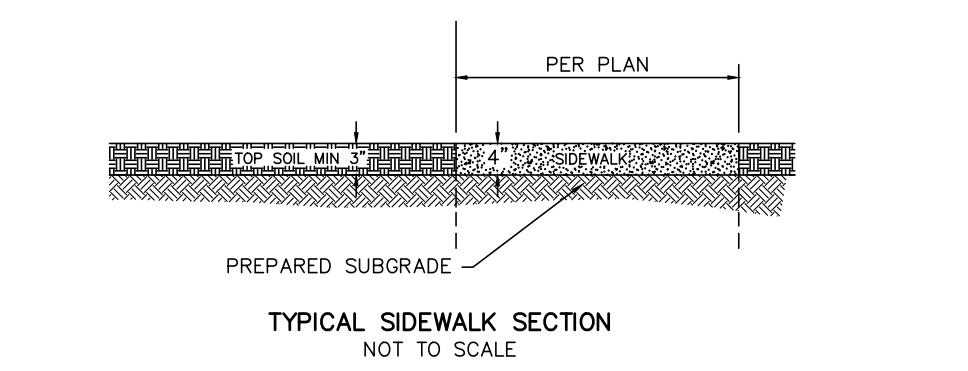
TYPICAL UTILITY CROSSING
NTS



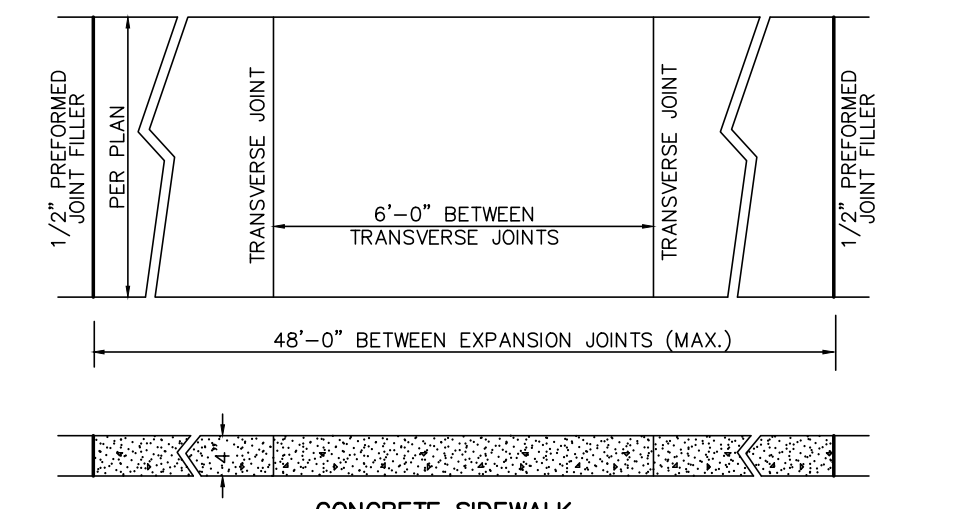
CONCRETE CRADLE
NTS



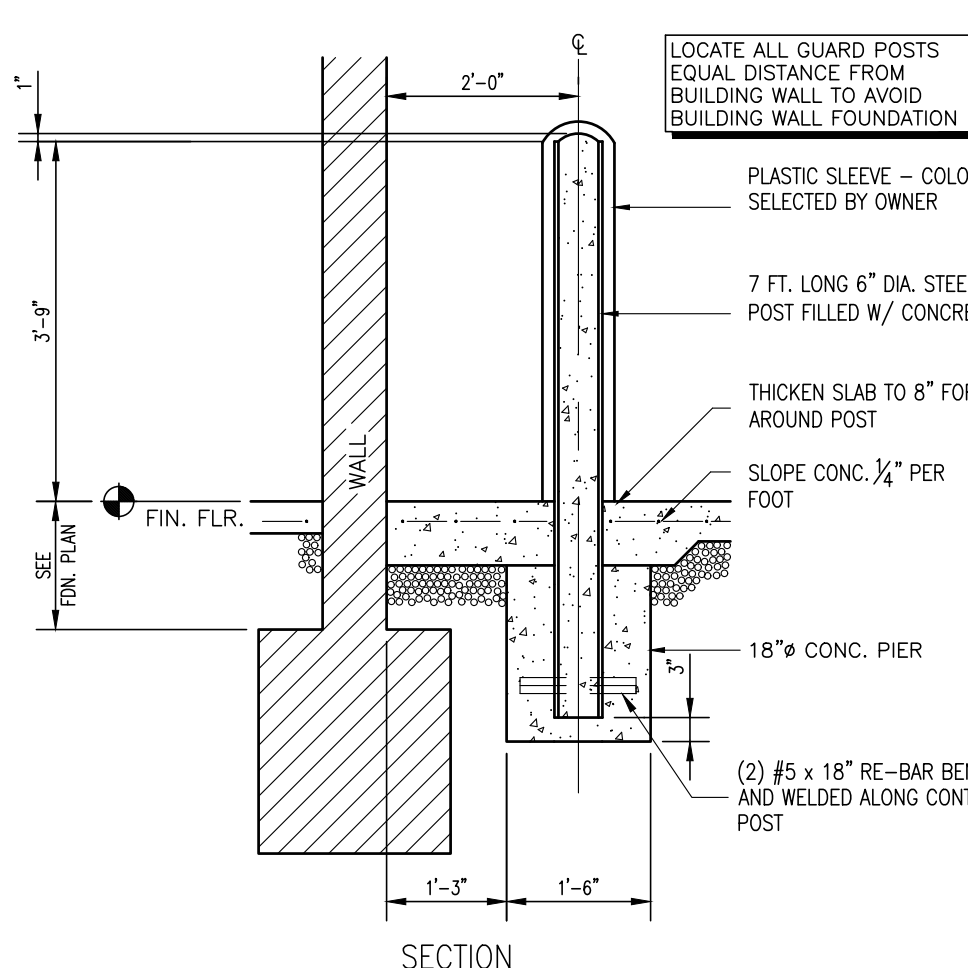
HANDICAP SIGN
NTS



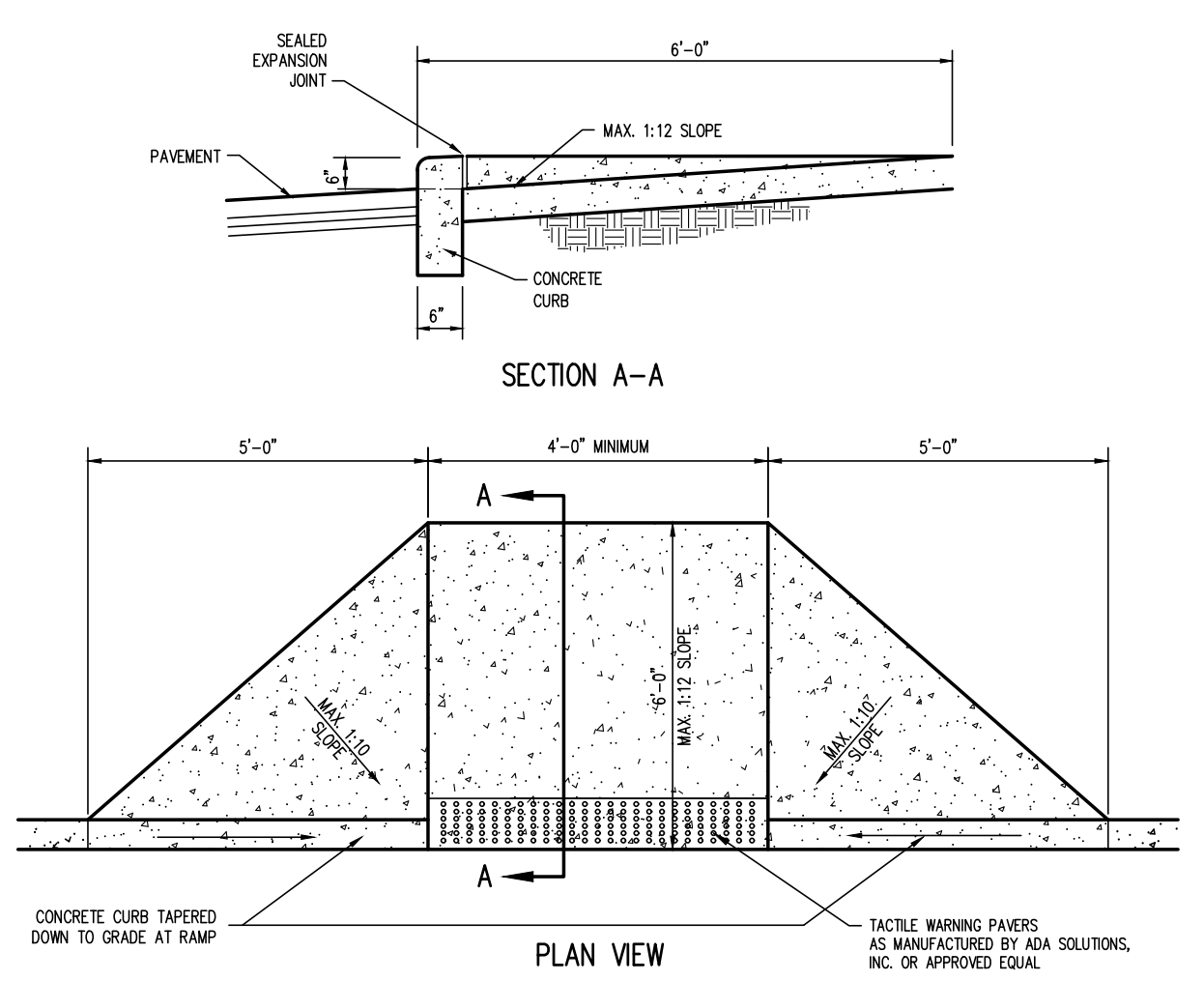
TYPICAL SIDEWALK SECTION
NOT TO SCALE



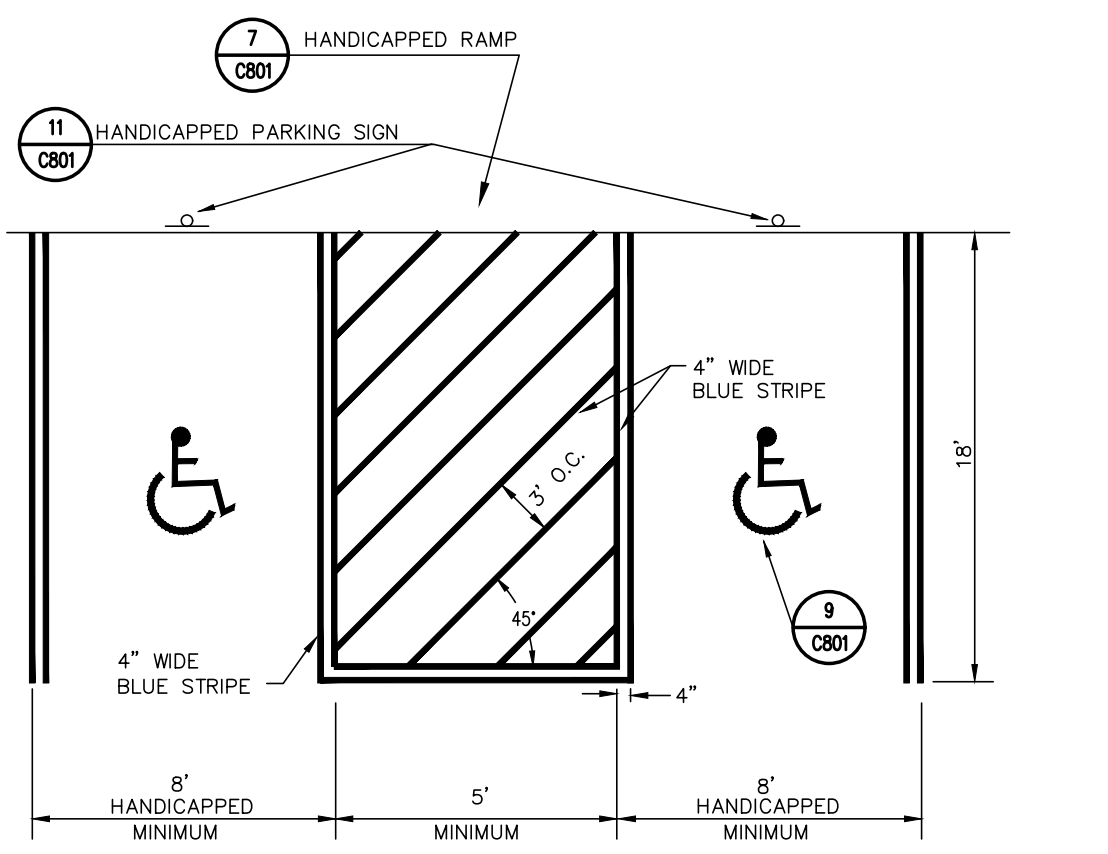
SIDEWALK DETAIL
NTS



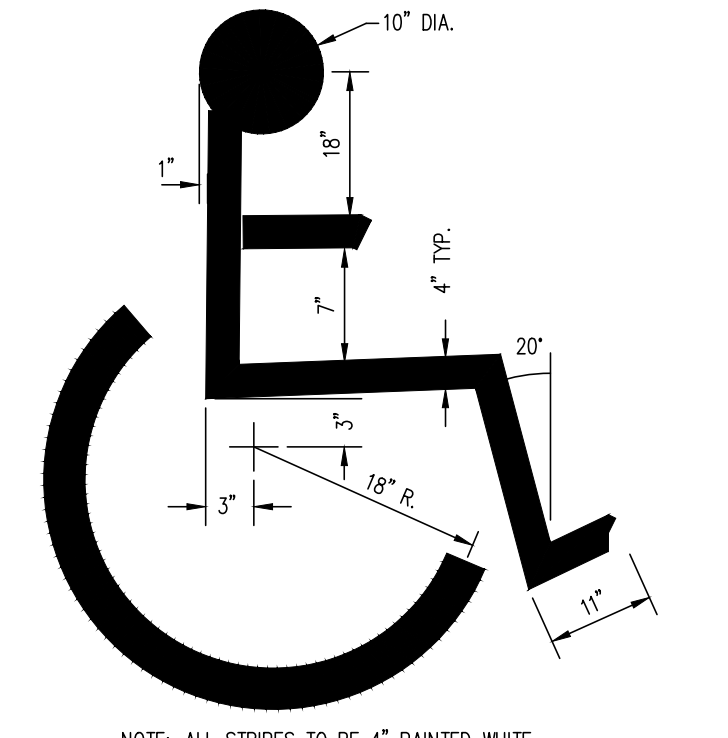
PIPE BOLLARD DETAIL
NTS



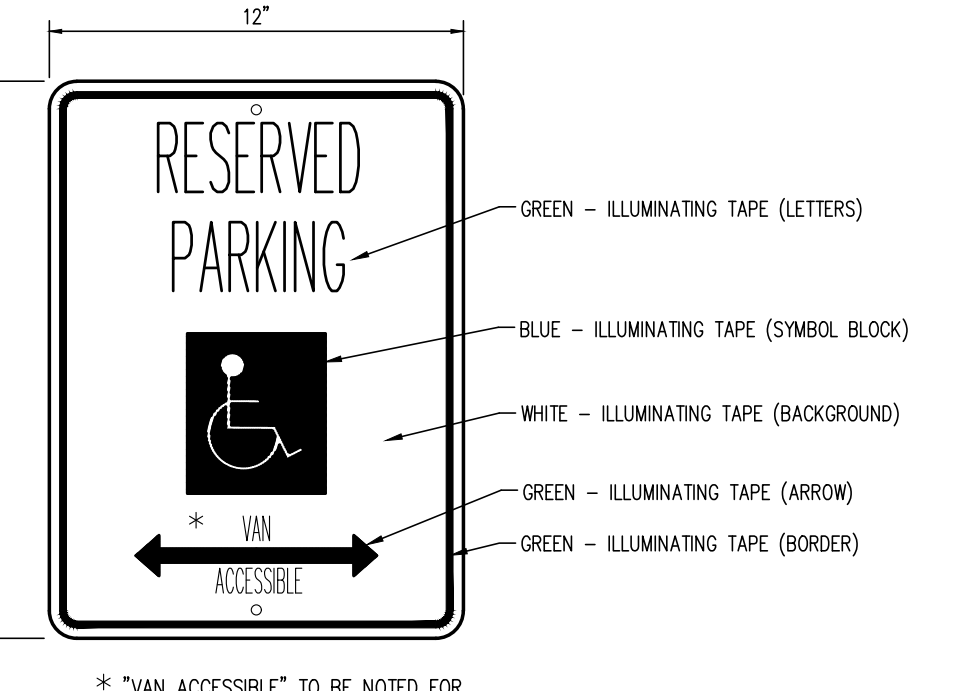
HANDICAP RAMP DETAIL
NTS



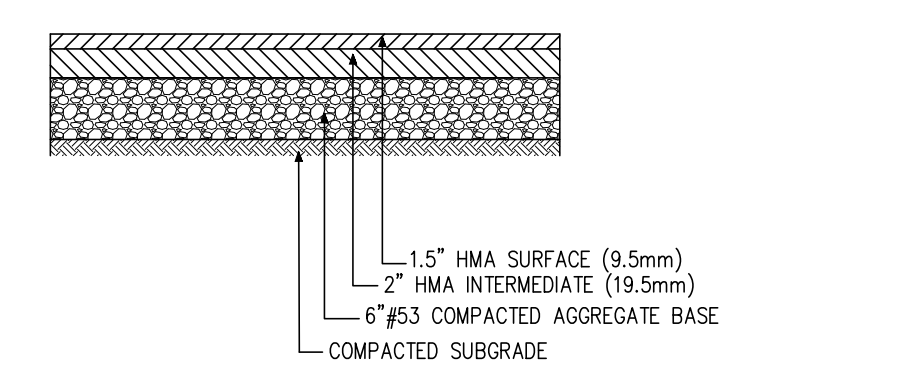
HANDICAP PARKING STALL
NTS



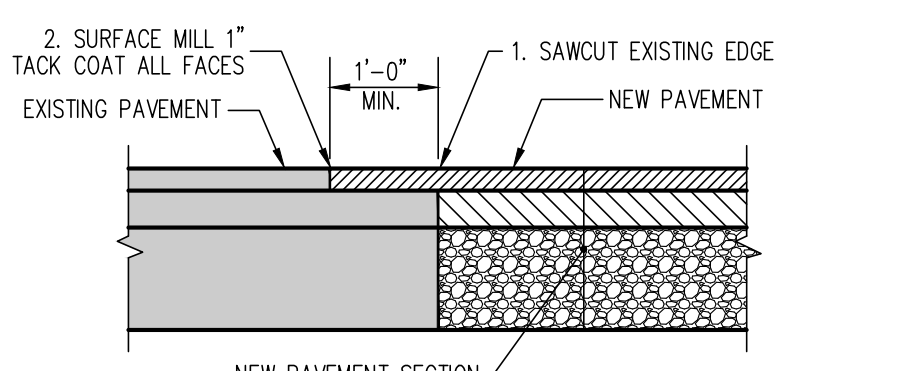
PAINTED HANDICAP SYMBOL DETAIL
NTS



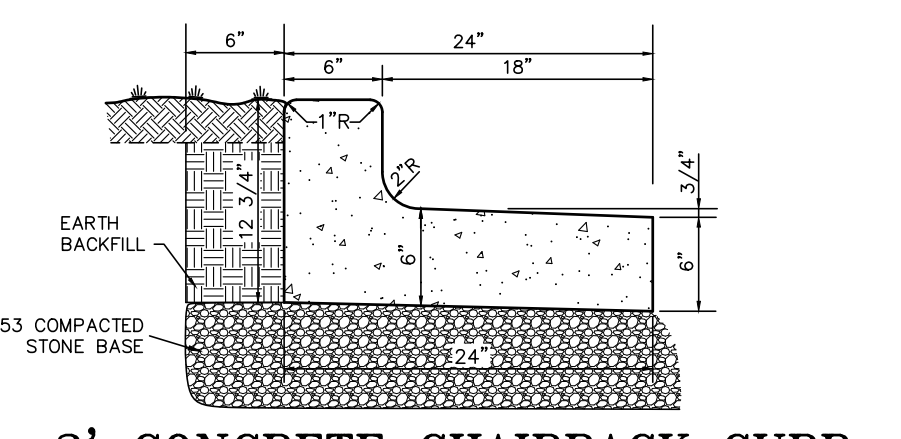
HANDICAP PARKING SIGN DETAIL
NTS



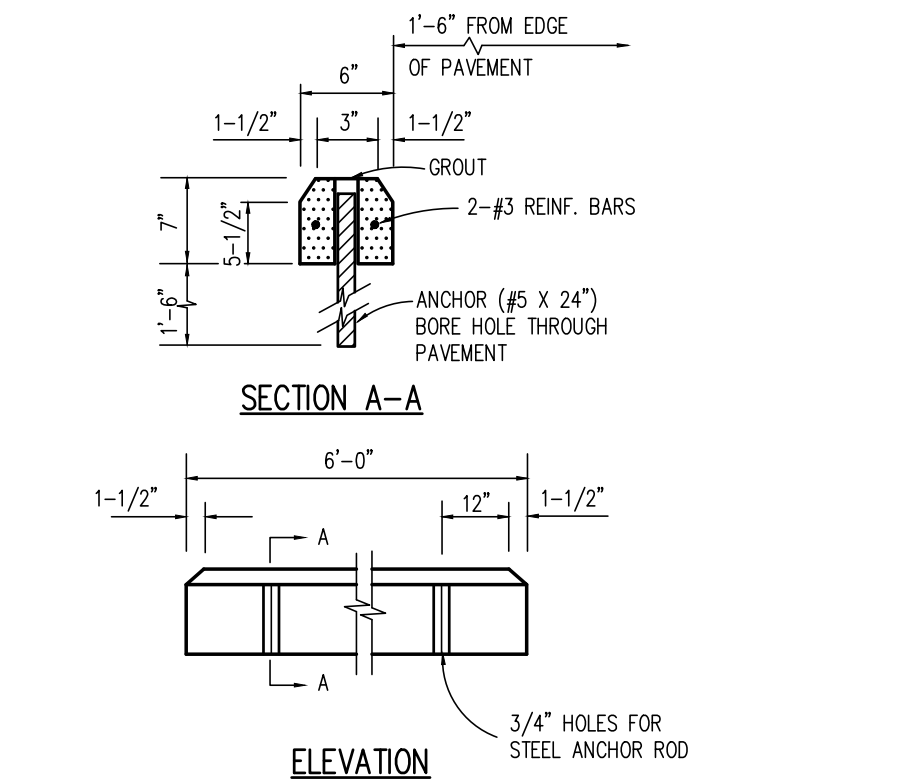
TYPICAL PAVEMENT SECTION
NTS



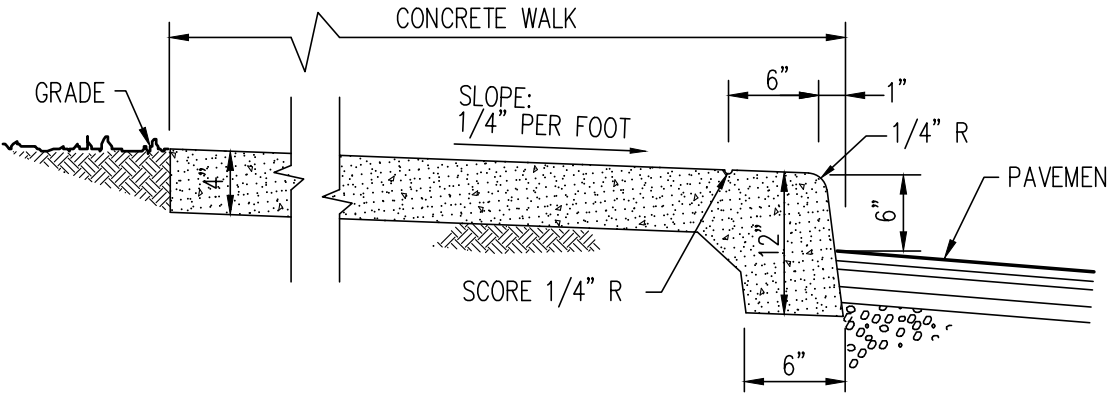
TYPICAL PAVEMENT TIE-IN DETAIL
NTS



2' CONCRETE CHAIRBACK CURB (WITHOUT GUTTER)
NTS



PRECAST CONCRETE WHEEL STOP
NTS



CONCRETE CURB AND WALK
NTS

Project Info

Andy Mohr Truck
Service Expansion

Plainfield, IN



Know what's below.
Call before you dig.

Seal

PRELIMINARY
NOT FOR CONSTRUCTION

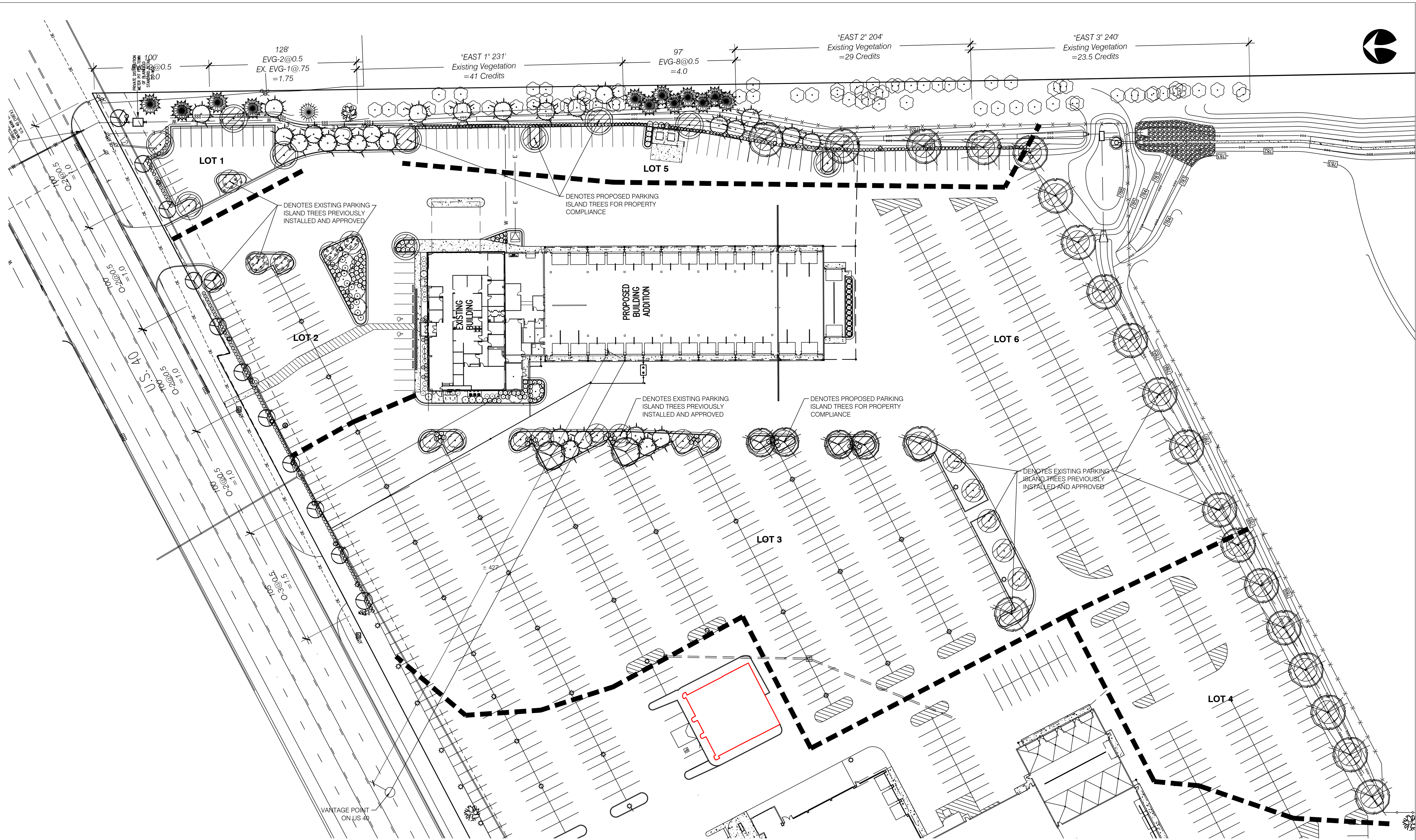
Drawing Scope

**OVERALL SITE
LANDSCAPE PLAN
AND ISLAND
DELINEATION**

Drawing Info

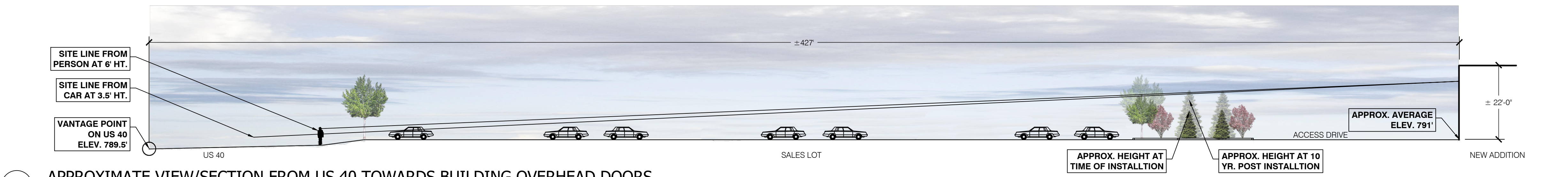
Drawn: JML
Checked: JML
Date: 09/01/2023
Project No: 23533
Revision: 11/02/2023
STAFF COMMENTS 11/08/2023
STAFF COMMENTS 11/22/2023

Sheet No.



1 EXISTING AND PROPOSED CONDITIONS - PARKING ISLAND LANDSCAPE PLAN EXHIBIT

Scale: 1" = 40'-0"

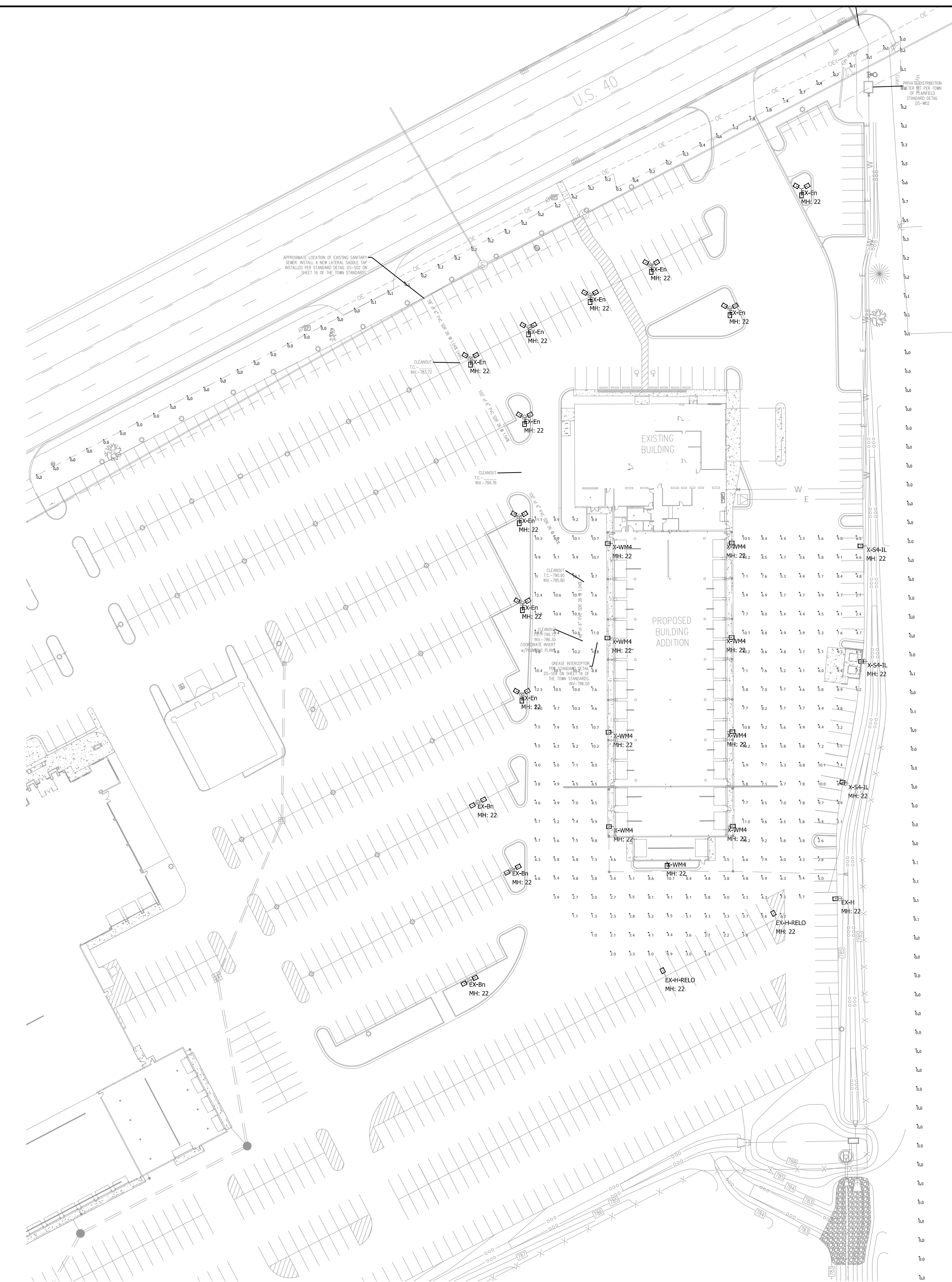


2 APPROXIMATE VIEW/SECTION FROM US 40 TOWARDS BUILDING OVERHEAD DOORS

Scale: 1" = 20'-0"

PARKING LOT TREE VALUES
1 TREE / 15 SPACES

LOCATION	NO. OF SPACES	TREES REQUIRED	TREES PROVIDED
LOT 1	15	1	1
LOT 2	63	4.2	5
LOT 3	379	25.3	26
LOT 4	96	6.5	6
LOT 5	53	3.5	3
LOT 6	192	12.8	13
TOTAL	798	53.3	54



Luminaire Schedule							
Symbol	Qty	Label	Arrangement	Lum. Lumens	LLF	Lum. Watts	Description
	3	X-S4-IL	Single	27941	0.900	354	MRM-LED-42L-SIL-FT-50-70CRI-IL
	9	X-WM4	Wall Mount	44130	0.900	354	MRM-LED-42L-SIL-FT-50-70CRI
	1	EX-H	Single	20706	0.600	272	EL2-4-T4-192LC-5-55K (RELOCATED)
	2	EX-H-RELO	Single	20706	0.600	272	EL2-4-T4-192LC-5-55K (RELOCATED)
	3	EX-Bn	Back-Back	24374	0.600	272	EL2-4-T5W-192LC-5-55K
	10	EX-En	3 @ 120 Degrees	24374	0.600	272	EL2-4-T5W-192LC-5-55K

Calculation Summary							
Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
_Property Line	Illuminance	Fc	0.06	1.9	0.0	N.A.	N.A.
SITE EXP AREA	Illuminance	Fc	6.72	12.4	1.0	6.72	12.40

- LIGHTING NOTES:**
- Mounting Height = 22'
 - Light Loss Factor = 0.90
 - Footcandle Values Calculated @ Grade
 - Reflectance Values - 80/50/20 (office spaces)
50/30/20 (warehouse areas)

National Lighting Vendor:
 For pricing and technical assistance contact:
 Rosaleigh Simpson of CBMC INC, tel#
 317-446-9601, rsimpson@cbmcinc.com

All electrical work shall comply with National, State, and Local codes including and not limited to the National Electric Code, NFPA 101 Life Safety Code, ASHREA and /or IECC Energy Codes.

The information contained in this document is proprietary to CBMC Lighting Solutions. This document is prepared for a specific site and incorporates calculations based on data available from the client at this time. By accepting and using this document, the recipient agrees to protect its contents from further dissemination, (other than that within the organization necessary to evaluate such specification) without the written permission of CBMC Lighting Solutions. The contents of this document are not to be reproduced or copied in whole or in part without the written permission of CBMC Lighting Solutions. copyright © 2018 CBMC Lighting Solutions all rights reserved.

CBMC LIGHTING SOLUTIONS

5855 KOPETSKY DR. SUITE G. | INDIANAPOLIS, IN 46217
 317-780-8350 | WWW.CBMCINC.COM

SEE MORE

This lighting pattern represents illumination levels calculated from laboratory data taken under controlled conditions in accordance with IESNA approved methods. Actual performance of any manufacturer's luminaire may vary due to variation in electrical voltage, tolerance in lamps and LED lumen package, location adjustments, and other variable field conditions.

Contractor to check and verify all dimensions on site before commencing any work shown.

Andy Mohr Ford 2022 LED

SITE EXP LAYOUT

Scale: 1" = 60' Drawing No: LP1
 Date: 11/22/23 Project No:
 Drawn By: SJD

CB20252-SITE-EXP-4 -



Central States Consulting, LLC
23-B North Green Street
Brownsburg, IN 46112
317-858-8662
fax: 317-858-8672

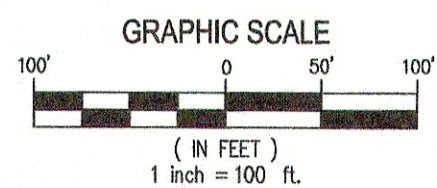
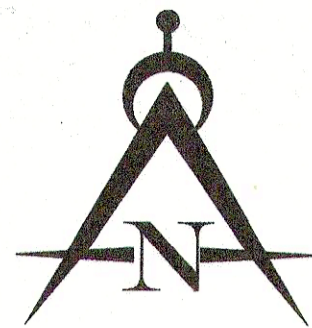


3961 Parry Boulevard
Whitestown, IN 46075
Ph. 317-789-2916
Fax: 317-789-3880

IECI JOB # 16102

REPLAT for: COX PLAT, LOT 1

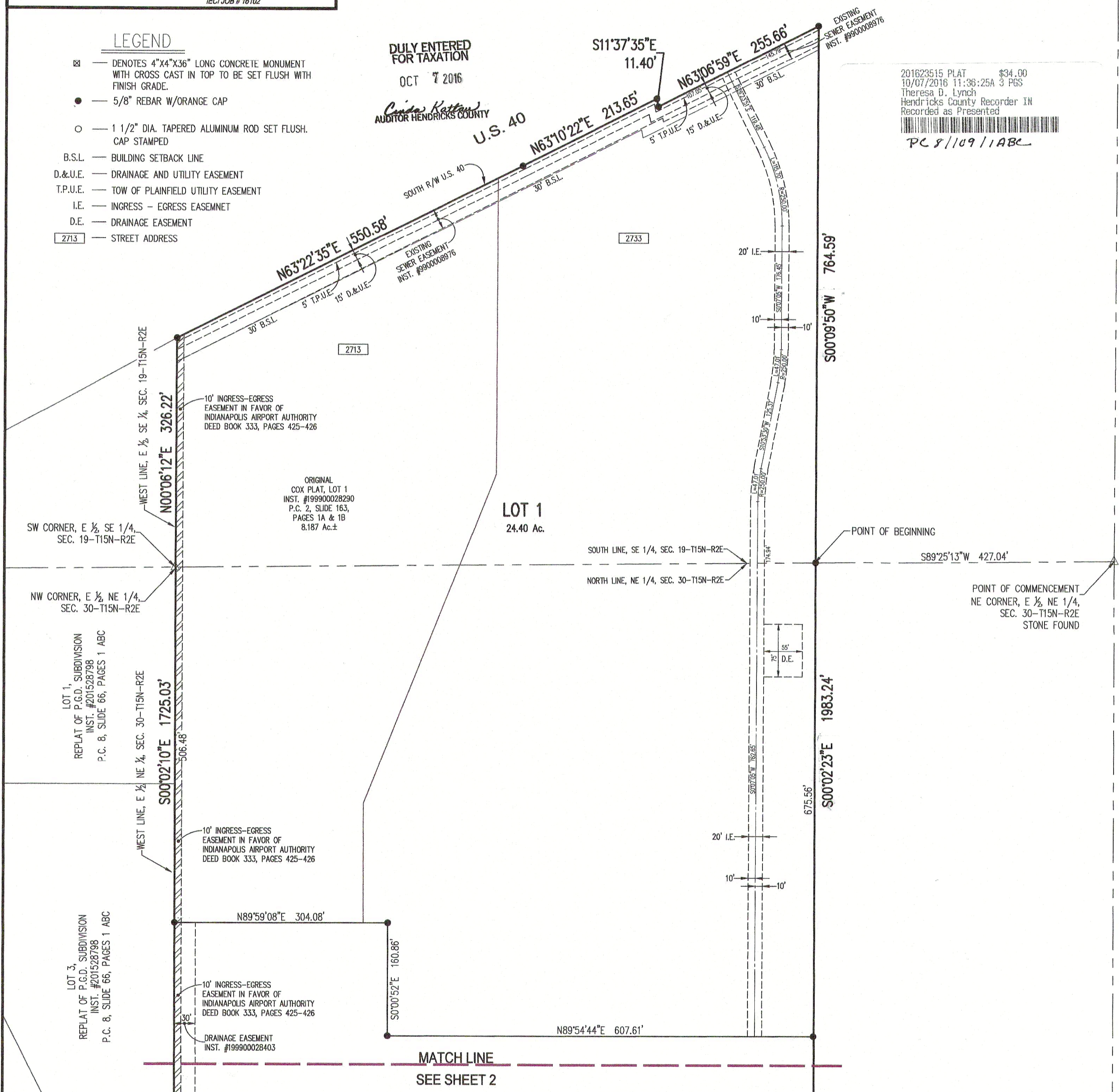
PART OF THE E 1/2 SE 1/4 SEC. 19-T15N-R2E &
PART OF THE E 1/2 NE 1/4 SEC. 30-T15N-R2E &
TOWN of PLAINFIELD, HENDRICKS COUNTY, INDIANA



- LEGEND**
- ☒ — DENOTES 4"x4"x36" LONG CONCRETE MONUMENT WITH CROSS CAST IN TOP TO BE SET FLUSH WITH FINISH GRADE.
 - — 5/8" REBAR W/ORANGE CAP
 - — 1 1/2" DIA. TAPERED ALUMINUM ROD SET FLUSH. CAP STAMPED
 - B.S.L. — BUILDING SETBACK LINE
 - D.&U.E. — DRAINAGE AND UTILITY EASEMENT
 - T.P.U.E. — TOW OF PLAINFIELD UTILITY EASEMENT
 - I.E. — INGRESS - EGRESS EASEMENT
 - D.E. — DRAINAGE EASEMENT
 - [2713] — STREET ADDRESS

DULY ENTERED FOR TAXATION
OCT 7 2016

Cinda Kattan
AUDITOR HENDRICKS COUNTY



201623515 PLAT \$34.00
10/07/2016 11:36:25A 3 PGS
Theresa D. Lynch
Hendricks County Recorder IN
Recorded as Presented
PC 8/109/1ABC

PLAN COMMISSION APPROVAL

THE DIRECTOR OF THE DEPARTMENT OF PLANNING AND ZONING HAS REVIEW THIS PLAT FOR TECHNICAL CONFORMITY WITH THE STANDARDS FIXED IN THE PLAINFIELD ZONING ORDINANCE AND THE PLAINFIELD SUBDIVISION CONTROL ORDINANCE AND HEREBY CERTIFIES THAT THIS PLAT MEETS ALL OF THE MINIMUM REQUIREMENTS OF THE APPLICABLE ORDINANCES OF THE TOWN OF PLAINFIELD, HENDRICKS COUNTY, INDIANA.

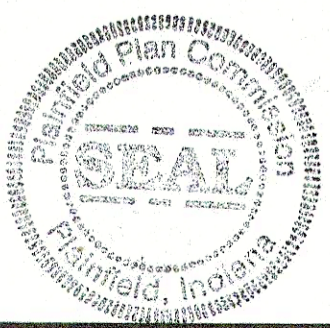
BY: *Joe James* DATE: 8/11/16
DIRECTOR, DEPARTMENT OF PLANNING & ZONING
PRINTED: JOE JAMES

WE, THE UNDERSIGNED, DO HEREBY CERTIFY THAT UNDER AUTHORITY PROVIDED BY INDIANA PLANNING LAW, IC 36-7-4, ET., SEQ., ENACTED BY THE GENERAL ASSEMBLY OF THE STATE OF INDIANA, AND ALL ACTS AMENDATORY THERETO, THE PLAT DEPICTED HEREIN IS THE PLAT WHICH WAS GIVEN PRIMARY APPROVAL BY THE TOWN OF PLAINFIELD PLAN COMMISSION AT MEETING HELD ON July 7 AND 2016

WITNESS BY SIGNATURE THIS 15th DAY OF August, 2016.

TOWN OF PLAINFIELD PLAN COMMISSION

BY: *Dennis Gibbs* ATTEST: *Andrew J. King*
Dennis Gibbs, PRESIDENT Andrew J. King, SECRETARY



I, THE UNDERSIGNED, HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, LICENSED IN COMPLIANCE WITH THE LAWS OF THE STATE OF INDIANA AND THAT THE WITHIN PLAT REPRESENTS A SUBDIVISION IN THE LANDS SURVEYED WITHIN THE CROSS REFERENCED SURVEY PLAT, AND THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF THERE HAS BEEN NO CHANGE FROM THE MATTERS OF SURVEY REVEALED BY THE CROSS-REFERENCED SURVEY ON ANY LINES THAT ARE COMMON WITH THE NEW SUBDIVISION. I FURTHER CERTIFY THAT THE SAID SUBDIVISION WAS PLATTED UNDER MY DIRECT SUPERVISION AND CONTROL AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF;

WITNESS MY SIGNATURE THIS 8th DAY OF August, 2016.

Donald R. Moisson
DONALD R. MOISSON
PROFESSIONAL LAND SURVEYOR
INDIANA - #9600013





Central States Consulting, LLC
23-B North Green Street
Brownsburg, IN 46112
317-858-8662
fax: 317-858-8672

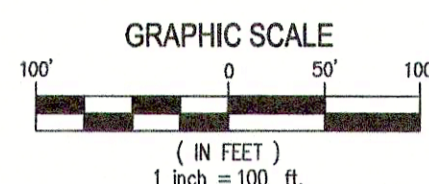
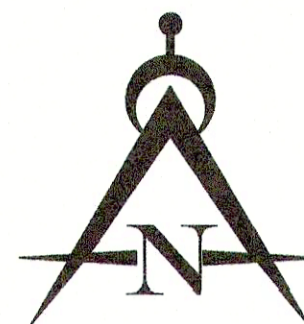


3961 Perry Boulevard
Whitestown, IN 46075
Ph. 317-769-2916
Fax: 317-769-3890

IECI JOB # 16102

REPLAT for: COX PLAT, LOT 1

PART OF THE E 1/2 SE 1/4 SEC. 19-T15N-R2E &
PART OF THE E 1/2 NE 1/4 SEC. 30-T15N-R2E &
TOWN of PLAINFIELD, HENDRICKS COUNTY, INDIANA



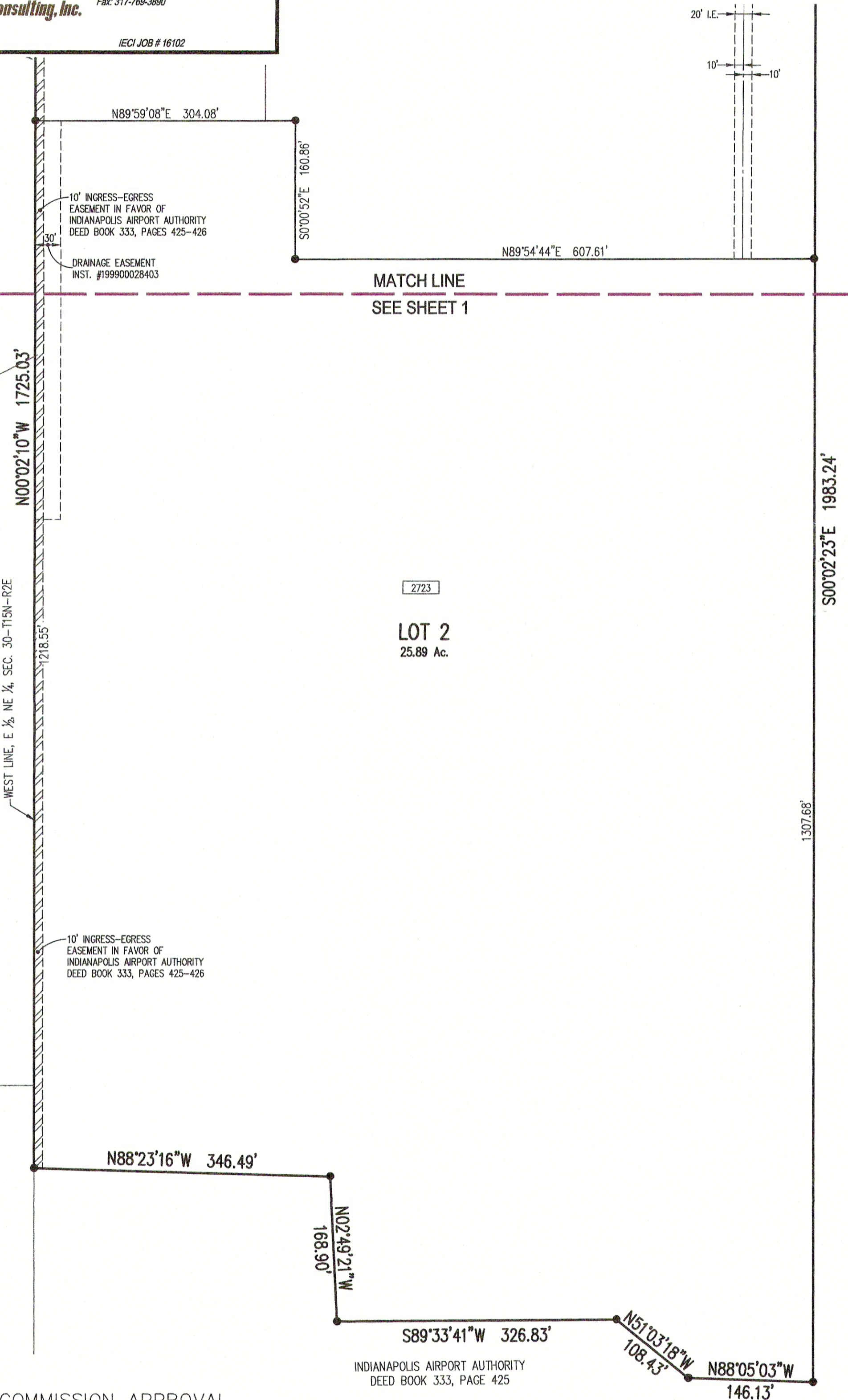
LEGEND

- ☒ — DENOTES 4"x4"x36" LONG CONCRETE MONUMENT WITH CROSS CAST IN TOP TO BE SET FLUSH WITH FINISH GRADE.
- — 5/8" REBAR W/ORANGE CAP
- — 1 1/2" DIA. TAPERED ALUMINUM ROD SET FLUSH. CAP STAMPED
- B.S.L. — BUILDING SETBACK LINE
- D.&U.E. — DRAINAGE AND UTILITY EASEMENT
- T.P.U.E. — TOW OF PLAINFIELD UTILITY EASEMENT
- I.E. — INGRESS - EGRESS EASEMENT
- D.E. — DRAINAGE EASEMENT
- 2713 — STREET ADDRESS

LOT 3,
REPLAT OF P.G.D. SUBDIVISION
INST. #201628798
P.C. 8, SLIDE 66, PAGES 1 ABC

BLOCK C, PLAINFIELD COMMONS IV, PHASE I
INST. #200600028474
P.C. 6, SLIDE 157, PAGES 2 AB

AMBROSE METROPOLIS, LLC
INST. #201323872



2723

LOT 2
25.89 Ac.

PLAN COMMISSION APPROVAL

THE DIRECTOR OF THE DEPARTMENT OF PLANNING AND ZONING HAS REVIEW THIS PLAT FOR TECHNICAL CONFORMITY WITH THE STANDARDS FIXED IN THE PLAINFIELD ZONING ORDINANCE AND THE PLAINFIELD SUBDIVISION CONTROL ORDINANCE AND HEREBY CERTIFIES THAT THIS PLAT MEETS ALL OF THE MINIMUM REQUIREMENTS OF THE APPLICABLE ORDINANCES OF THE TOWN OF PLAINFIELD, HENDRICKS COUNTY, INDIANA.

BY: Joe James DATE: 8/11/16
DIRECTOR, DEPARTMENT OF PLANNING & ZONING
PRINTED: JOE JAMES

WE, THE UNDERSIGNED, DO HEREBY CERTIFY THAT UNDER AUTHORITY PROVIDED BY INDIANA PLANNING LAW, IC 36-7-4, ET., SEQ., ENACTED BY THE GENERAL ASSEMBLY OF THE STATE OF INDIANA, AND ALL ACTS AMENDATORY THERETO, THE PLAT DEPICTED HEREIN IS THE PLAT WHICH WAS GIVEN PRIMARY APPROVAL BY THE TOWN OF PLAINFIELD PLAN COMMISSION AT MEETING HELD ON July 7 AND 2016.

WITNESS BY SIGNATURE THIS 15th DAY OF August, 2016.

TOWN OF PLAINFIELD PLAN COMMISSION

BY: Dennis G. Gibe PRESIDENT ATTEST: Andrew J. Kling SECRETARY

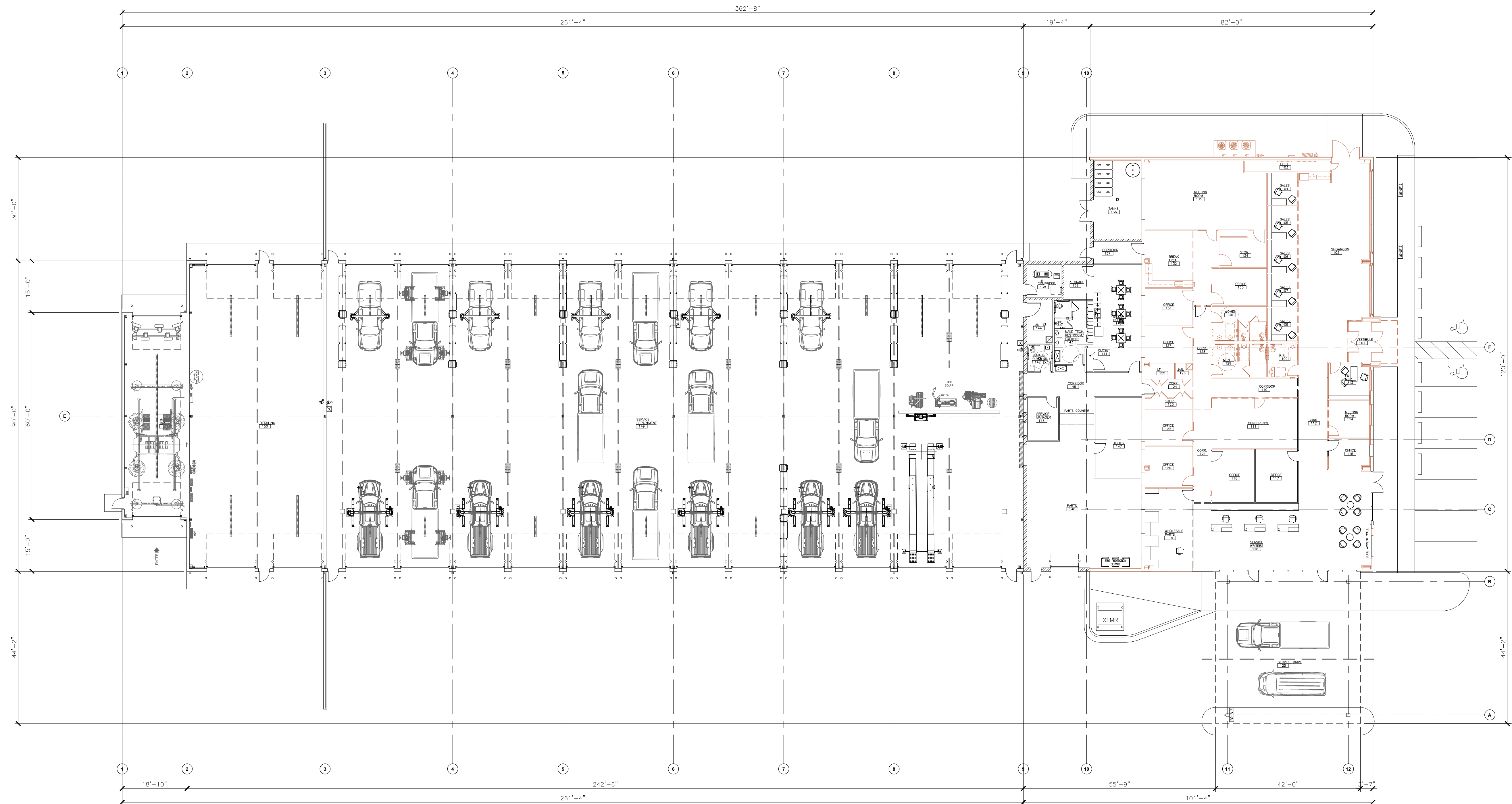


I, THE UNDERSIGNED, HEREBY CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, LICENSED IN COMPLIANCE WITH THE LAWS OF THE STATE OF INDIANA AND THAT THE WITHIN PLAT REPRESENTS A SUBDIVISION IN THE LANDS SURVEYED WITHIN THE CROSS REFERENCED SURVEY PLAT, AND THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF THERE HAS BEEN NO CHANGE FROM THE MATTERS OF SURVEY REVEALED BY THE CROSS-REFERENCED SURVEY ON ANY LINES THAT ARE COMMON WITH THE NEW SUBDIVISION. I FURTHER CERTIFY THAT THE SAID SUBDIVISION WAS PLATTED UNDER MY DIRECT SUPERVISION AND CONTROL AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF;

WITNESS MY SIGNATURE THIS 8th DAY OF August, 2016.

Donald R. Moisson
DONALD R. MOISSON
PROFESSIONAL LAND SURVEYOR
INDIANA - #9600013





OVERALL FLOOR PLAN
SCALE: 1/16" = 1'-0"

GENERAL NOTES:

G1. THIS DRAWING IS FOR GENERAL DISCUSSION WHERE AN OVERVIEW OF THE ENTIRE FACILITY IS REQUIRED.

G2. THIS DRAWING SHOWS THE BASIC FLOOR PLANS, ROOM NAMES, & OVERALL AREAS ONLY. FOR ADDITIONAL DIMENSIONAL INFORMATION & PLAN NOTES, REFER TO A124 SHEETS.

G3. THIS DRAWING SHOWS BUILDING ATTACHED SITE CONCRETE, SIDEWALKS, & LANDSCAPE AREAS. REFER TO CIVIL PLANS FOR DIMENSIONS & ADDITIONAL INFORMATION.

BUILDING AREA SUMMARY	
AREA NAME	AREA (SQ. FT.)
EXISTING BUILDING	8,038
PROPOSED ADDITION	26,495
TOTAL BUILDING	34,533
PROPOSED CANOPY	1,845

AREA BREAKDOWN	
AREA NAME	AREA (SQ. FT.)
ADMIN	2,516
BUILDING SUPPORT	2,311
CUSTOMER	1,539
PARTS	1,948
SALES	1,933
SERVICE	23,598
TECHNICIAN	688
TOTAL AREAS	34,533

AN ADDITION & RENOVATION FOR:

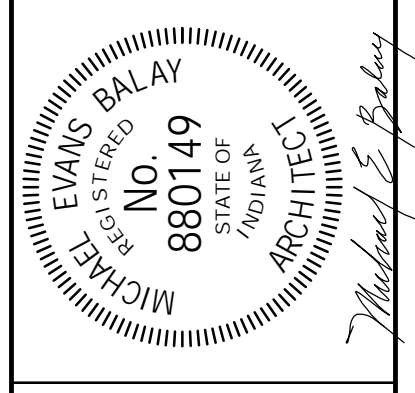
ANDY MOHR FORD PRO ELITE COMMERCIAL CENTER

2733 E MAIN STREET
PLAINFIELD, INDIANA 46168

Andy Mohr AUTOMOTIVE

Nissan - Buick - GMC
 Chevrolet - KIA - Nissan
 Hyundai - KIA - Nissan
 Toyota - Volkswagen

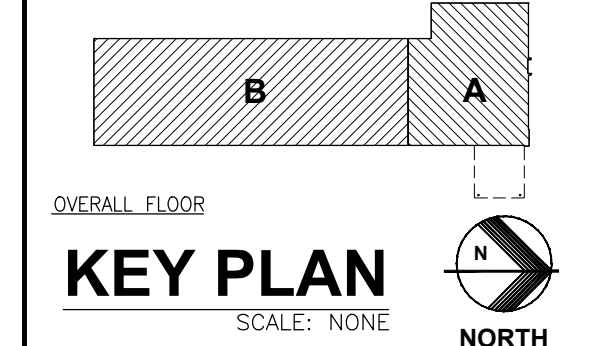
www.andymohr.com



BALAY ARCHITECTS

Michael E. Baley
 PO Box 617
 Plainfield, Indiana 46068
 Tel: (317) 590-7973
 mike@balayarchitects.com

DATE	DESCRIPTION



© 2023 BALAY ARCHITECTS, INC.

OVERALL FLOOR PLAN

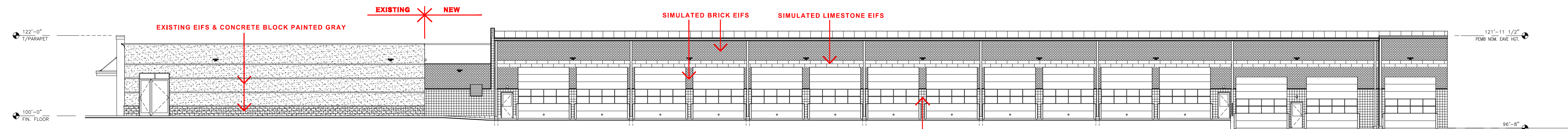
A111



PROPOSED NORTH ELEVATION

TOTALS (EXCLUDING DOORS & WINDOWS)

EXISTING EIFS & CONCRETE BLOCK	=	1552 SF	=	77%
NEW "FORD BLUE" FLAT ALUMINUM PANEL	=	308 SF	=	15%
NEW EIFS CANOPY	=	157 SF	=	8%



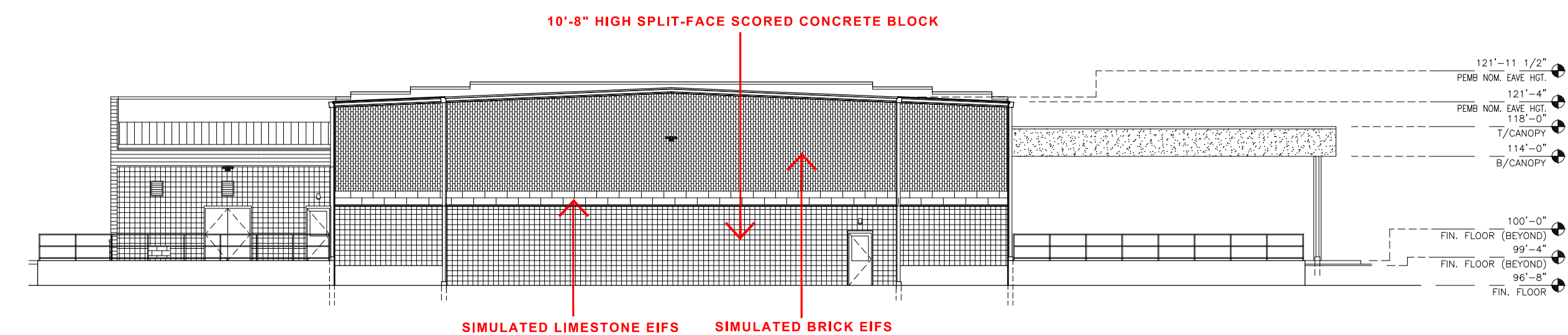
PROPOSED WEST ELEVATION

TOTALS (EXCLUDING DOORS & WINDOWS)

EXISTING EIFS & SPLIT-FACE CONCRETE BLOCK	=	1723 SF	=	35%
SCORED SPLIT-FACE CONCRETE BLOCK	=	813 SF	=	16%
SIMULATED BRICK & LIMESTONE EIFS	=	2453 SF	=	49%

TOTALS FOR ENTIRE BUILDING REV4

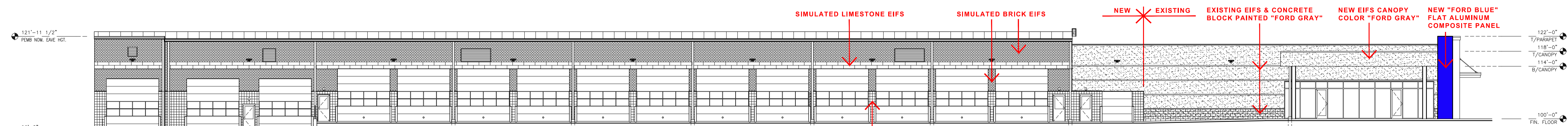
EXISTING EIFS & CONCRETE BLOCK	=	4567 SF	=	32%
SCORED SPLIT-FACE CONCRETE BLOCK	=	2525 SF	=	18%
SIMULATED BRICK & LIMESTONE EIFS	=	6061 SF	=	46%
NEW "FORD BLUE" FLAT ALUMINUM PANEL	=	396 SF	=	2%
NEW EIFS CANOPY	=	309 SF	=	2%



PROPOSED SOUTH ELEVATION

TOTALS (EXCLUDING DOORS & WINDOWS)

SCORED SPLIT-FACE CONCRETE BLOCK	=	1150 SF	=	47%
SIMULATED BRICK & LIMESTONE EIFS	=	1282 SF	=	53%



PROPOSED EAST ELEVATION

TOTALS (EXCLUDING DOORS & WINDOWS)

EXISTING EIFS & CONCRETE BLOCK	=	1292 SF	=	29%
SCORED SPLIT-FACE CONCRETE BLOCK	=	562 SF	=	13%
SIMULATED BRICK & LIMESTONE EIFS	=	2326 SF	=	53%
NEW EIFS CANOPY	=	152 SF	=	3%
NEW "FORD BLUE" FLAT ALUMINUM PANEL	=	88 SF	=	2%

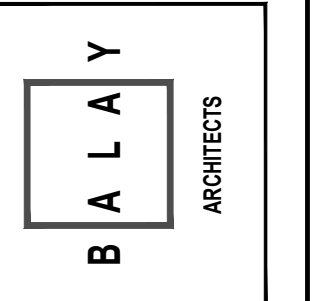
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AN ADDITION & RENOVATION FOR:
ANDY MOHR FORD PRO
ELITE COMMERCIAL CENTER
 2733 E MAIN STREET
 PLAINFIELD, INDIANA 46168

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Michael E. Balay
 PO Box 817
 Plainfield, Indiana 46008
 Tel: (317) 590-7973
 mike@balayarchitects.com



DWG. DATA	PRODUCT NO. 2303	CHECKED BY: MEB	DESCRIPTION
DATE	09/09/2023	INIT	ISSUED FOR PERMITS
MARK		DATE	
REV		DATE	
DATA		DATE	

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