#5 REBAR W/ BANNING CAP FOUND 3.3' W.

10' SIDE YARD

#5 REBAR W/ FIRM0018 CAP FOUND.

148 FUTURE PARKING SPACES

195' OF MODULAR BLOCK RETAINING WALL W/ 140' OF GUARD RAIL

MONUMENT SIGN

S88°49'40"W – 505.13'

S00°11'04"E – 16.78'

#5 REBAR W/ SEC. CAP FOUND.

PROPOSED BUILDING #6
AREA: 25.10 AC
BUILDING AREA: 278,148 SF
FFE: 756.00

1030'

550' OF MODULAR BLOCK RETAINING WALL W/ 115' OF GUARD RAIL

N02°17'58"W – 209.10'

N00°37'57"E – 25.42'

N00°37'57"W – 121.91'

AIRTECH PARKWAY

INGRESS-EGRESS DRAINAGE AND UTILITY EASEMENT

60' INGRESS-EGRESS DRAINAGE & UTILITY EASEMENT

30' FRONT YARD

20' D.&U.E.

LOT 1
25.103 AC.

D.I.D.

MATCH LINE

77 TRAILER SPACES

MONUMENT SIGN

TEMPORARY ACCESS EASEMENT

59 TRAILER SPACES

DRY DETENTION POND
TOB: 744.50
BTM: 737.50
10-YR: 741.89
100-YR: 743.12

S57°20'20"E – 175.74'

N41°12'36"E – 66.55'

N27°57'05"E – 202.39'

S85°18'28"E – 203.36'

S86°52'27"E – 158.54'

S05°08'11"E – 59.30'

N87°40'32"E – 115.78'

S80°29'20"E – 210.76'

S61°04'26"E – 196.78'

S69°24'01"E – 184.48'

N00°59'33"W – 278.62'

N01°16'02"E – 432.15'

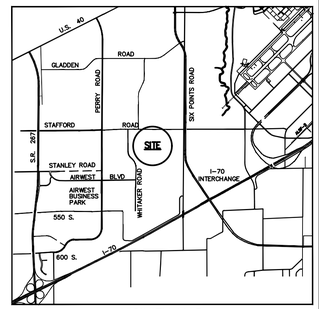
12" SSP (direction of flow) inv: 732.66

S00°11'04"W – 584.04'

PLOT DATE: 4/14/2022 12:39 PM
PLOT SCALE: 1:2.5849
EDIT DATE: 2/17/2021
EDITED BY: NWINSLOW
DRAWING FILE: P:\2020\01487\D Drawings\Civil\Construction Documents\2020.01487 CE C200 OSP.dwg

0' 60' 120'

SCALE: 1"=60'



VICINITY MAP
Not to Scale

EXISTING LEGEND

- Fire Hydrant
- Light Pole
- Pine
- Post
- Temporary Bench Mark
- Tree

SITE LEGEND

- LIGHT DUTY ASPHALT PAVEMENT
- HEAVY DUTY ASPHALT PAVEMENT
- RIGHT OF WAY ASPHALT PAVEMENT (TOWN OF PLAINFIELD LOCAL INDUSTRIAL SECTION)
- CONCRETE PAVEMENT

SITE DATA TABLE

SITE ZONING:	I2
PROJECT AREA:	25.10± ACRES
BUILDING AREA:	278,148± SF
SITE IMPERVIOUS AREA:	14.52± ACRES
STANDARD PARKING (9'x18'):	253
ADA PARKING PROVIDED:	8
(INCLUDES 8 VAN ACCESSIBLE)	
TOTAL PROPOSED PARKING:	261
TRAILER PARKING (12'x52'):	136
FUTURE PARKING (9'X18')	148

GENERAL NOTES:

1. CONTRACTOR SHALL PROTECT AND NOT DESTROY THE PROPERTY CORNER MONUMENTS DURING CONSTRUCTION.
2. CONTRACTOR TO VERIFY LOCATION, SIZE AND DEPTH OF EXISTING UTILITIES PRIOR TO COMMENCING ANY CONSTRUCTION. CONTACT ENGINEER IF VARIATION EXISTS.
3. SEE SHEET C002 GENERAL NOTES FOR MORE INFORMATION.

!! CAUTION !!

THE LOCATIONS OF ALL EXISTING UNDERGROUND UTILITIES SHOWN ON THIS PLAN ARE BASED UPON ABOVE GROUND EVIDENCE (including, but not limited to, manholes, inlets, valves, and marks made upon the ground by others) AND ARE SPECULATIVE IN NATURE. THERE MAY ALSO BE OTHER EXISTING UNDERGROUND UTILITIES FOR WHICH THERE IS NO ABOVE GROUND EVIDENCE OR FOR WHICH NO ABOVE GROUND EVIDENCE WAS OBSERVED. THE EXACT LOCATIONS OF SAID EXISTING UNDERGROUND UTILITIES SHALL BE VERIFIED BY THE CONTRACTOR PRIOR TO ANY AND ALL CONSTRUCTION.

CALL TOLL FREE
"811" OR 1-800-382-5544
– INDIANA UNDERGROUND –

HSA COMMERCIAL REAL ESTATE

AMERICAN STRUCTUREPOINT INC.
9025 River Road, Suite 200 | Indianapolis, Indiana 46240
TEL 317.547.5580 | FAX 317.543.0270
www.structurepoint.com

GATEWAY BUSINESS PARK, BUILDING #6

915 Airtech Parkway
Plainfield, Indiana

NATHANF. WINSLOW
REGISTERED
No. 11500408
STATE OF INDIANA
PROFESSIONAL ENGINEER

Nathan Winslow

CERTIFIED BY

ISSUANCE INDEX
DATE:
01/25/2021
PROJECT PHASE:
FINAL CONSTRUCTION PLANS

REVISION SCHEDULE		
NO.	DESCRIPTION	DATE
1	COMMENTS	02/17/21
2	COMMENTS	03/01/21
3	COMMENTS	03/17/21
4	WALL REVS	05/25/21
5	FORCE MAIN MODS	07/21/21
6	FORCE MAIN MODS	12/22/21
7	GRADING MODS	03/10/22

Project Number 2020.01487

OVERALL SITE PLAN

C200