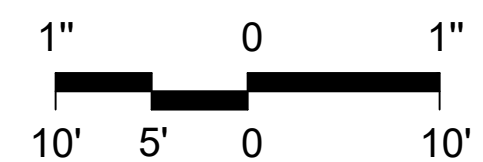




Know what's below. Call before you dig.



PART OF LOT 147
WATERVIEW ESTATES
SECTION THREE
HANCOCK COUNTY, INDIANA
PARCEL NUMBER:
30-07-33-201-037.001-009

Compensatory Area

Predeveloped volume to 868.8

Contour	Area (sf)	Incremental Volume (cf)	Cumulative Volume (cf)
864	0	0	0
865	155	77.5	77.5
866	230	192.5	270
867	492	361	631
868	752	622	1253
868.8	1107	743.6	1996.6

Flood Fringe Area to be Compensated

Contour	Area (sf)	Incremental Volume (cf)	Cumulative Volume (cf)
865.1	0	0	0
866	24	10.8	10.8
867	68	46	56.8
868	260	164	220.8
868.8	968	491.2	712

Postdeveloped volume to 868.8

Contour	Area (sf)	Incremental Volume (cf)	Cumulative Volume (cf)
864	0	0	0
865	315	157.5	157.5
866	510	412.5	570
867	708	609	1179
868	908	808	1987
868.8	1107	806	2793

Difference is 796.4 Cubic Feet which compensates for the 712 cubic feet taken for the house

LEGEND

- Proposed finished grade elevation
- Existing grade spot elevations
- Existing grade contours
- Water Lateral & Main
- Sanitary Sewer Lateral & Main
- Benchmark for elevation control

I, the undersigned Registered Land Surveyor, hereby certify that I have prepared a Plot Plan of proposed improvements, and to the best of my knowledge, information and belief this drawing is an accurate representation of that survey of the following described real estate:

The South Half of LOT NO. 147 in WATERVIEW ESTATES, SECTION THREE, being a part of the Northwest Quarter of Section 33, Township 16 North, Range 7 East in Hancock County, Indiana, the plat of which is recorded October 6, 1976 as Instrument Number 76-4798 in the Office of the Recorder of Hancock County, Indiana, more particularly described as follows:

Commencing at the Northeast corner of the said Lot 147; thence South 45 degrees 00 minutes 00 seconds East (assumed bearing) a distance of 15.33 feet to the Point of Beginning; thence South 45 degrees 00 minutes 00 seconds West a distance of 300.00 feet; thence South 28 degrees 44 minutes 16 seconds East a distance of 8.74 feet; thence North 61 degrees 15 minutes 54 seconds West a distance of 299.30 feet; thence Northwesterly a distance of 94.04 feet to the Point of Beginning, and containing 15,418 square feet, more or less.

Subject, however, to all legal highways, rights of way, easements and restrictions of record.

NOTES:
Proposed Finished Floor Elevation and Finished Grade Elevations shown are minimum for adequate storm water drainage. The grades may need to be higher to satisfy the requirements of the septic system.

Proposed finished floor elevation of the main level of the residence shall be 873.00. (No Basement).

The finished grade elevation around the residence shall be as noted on the drawing and shall be sloped away from the residence to prevent any surface drainage towards the residence.

All house dimensions shown are as provided by the client at the date indicated hereon. The contractor shall be responsible to verify all dimensions prior to construction.

The contractor shall be responsible for identifying the location of all utilities prior to beginning construction.

This plot plan is designed for use by the contractor for obtaining building approvals, and is not intended as a survey to establish the location of any of the boundary corners or deed lines.

The contractor shall comply with all applicable sections of the "Indiana Stormwater Quality Manual" published by the Indiana Department of Environmental Management, October 2007, for the proper installation and materials used for all erosion control measures shown on these plans.

Proposed Retaining wall built to BFE elevation 868.8

Proposed 56' of 8 Inch drain tile

Shaded area indicates proposed overlap of Easement up to 7.1 feet

East edge of Brandywine Creek

Limit of Flood Zone AE by scale on the FEMA FIRM 18059C0142 D, dated December 4, 2007

100 year Flood Elevation 868.8 (NAVD 1988) per Indiana DNR Floodplain Portal

Fill shall be placed in six to nine inch lifts and shall be compacted with each lift. Compaction report to be provided to the City of Greenfield.

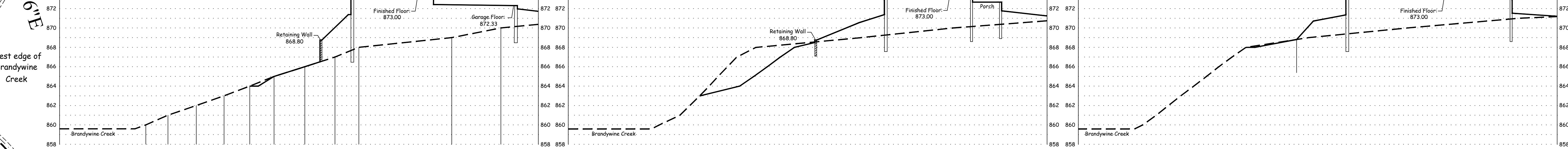
Revised: February 12, 2021:
- Add three cross-sections; add proposed tile and riser on North side of proposed residence; Add 10 year and 50 year floodplain info.
Revised: May 4, 2021:
- Revised to slab foundation per client request
Revised: August 19, 2021
- Layout deck dimensions that fit within the approved flood protection area.

S28°41'01"E 8.74'

Cross-Section A

Cross-Section B

Cross-Section C



Scale 1" = 10'
Date: 02/10/2020
Project #: 02-19-0621

A part of this real estate IS located in a special Flood Hazard Zone A, by scale on the FEMA Flood Insurance Rate Map (FIRM) Number 18059C0142D, dated 12/04/2007

CLIENT:
Joyner Homes LLC
The Jones Residence

Phone: 317.462.3734
PO Box 786

PROPERTY LOCATION:
Part of Lot 147 - Waterview Estates
470 Waterview Boulevard
Greenfield, IN 46140

Fax: 888.585.9642
Greenfield, IN 46140

Geomatic Land Specialists