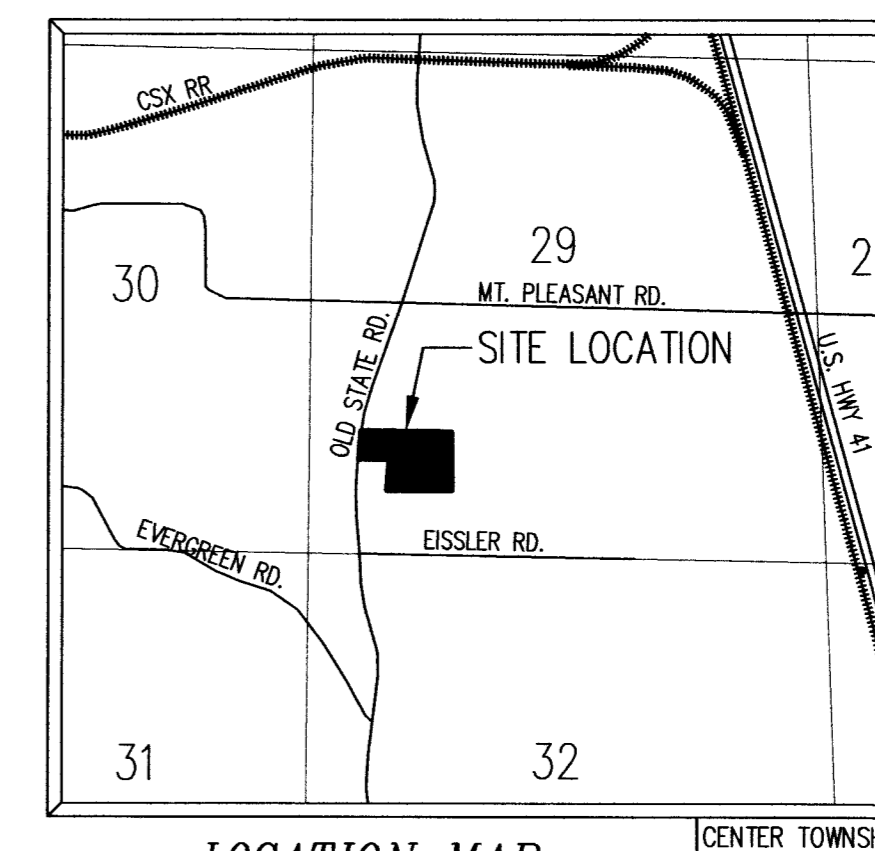
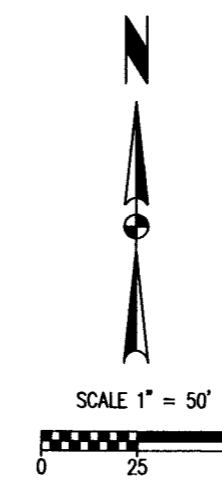
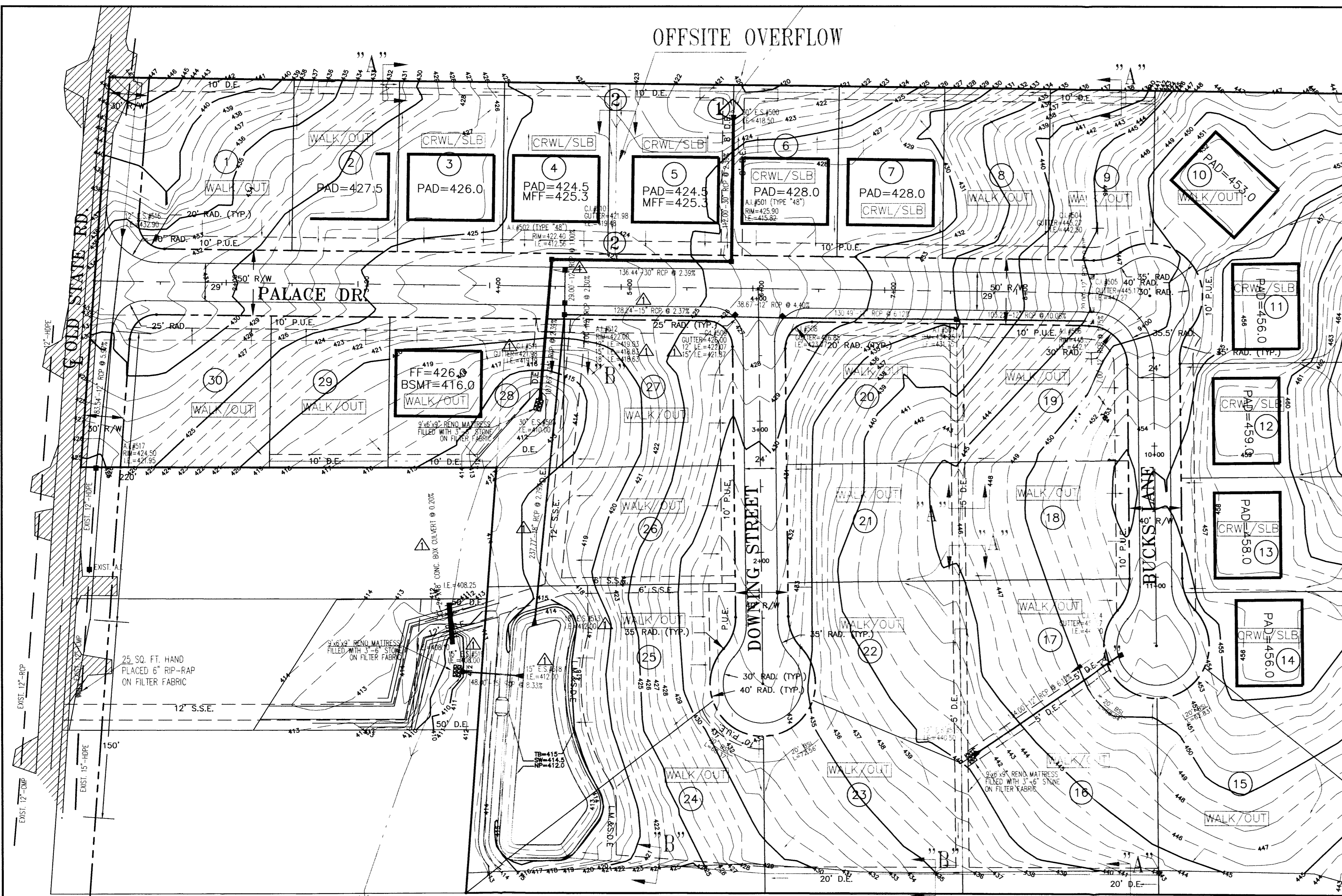


OFFSITE OVERFLOW



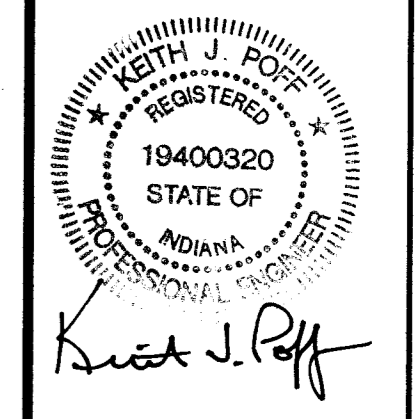
LOCATION MAP  
1"=2000'

With dimensions on this drawing and how procedures for construction shall be followed. All dimensions and conditions on the job and SITECON, Inc. must be notified of any variations from the dimensions and conditions shown by these drawings.

**SITECON, Inc.**  
Engineers-Surveyors  
10335 Hedden Rd. Suite 2  
Evansville, Indiana 47725  
(812) 868-0877

**BUCKINGHAM WOODS**  
FINAL  
DRAINAGE PLAN

Revisions	Description	By	Date
1			
2			
3			
4			
5			
6			
7			
8			
9			
10			
11			
12			
13			
14			
15			
16			
17			
18			
19			
20			
21			
22			
23			
24			
25			
26			
27			
28			
29			
30			
31			
32			
33			
34			
35			
36			
37			
38			
39			
40			
41			
42			
43			
44			
45			
46			
47			
48			
49			
50			
51			
52			
53			
54			
55			
56			
57			
58			
59			
60			
61			
62			
63			
64			
65			
66			
67			
68			
69			
70			
71			
72			
73			
74			
75			
76			
77			
78			
79			
80			
81			
82			
83			
84			
85			
86			
87			
88			
89			
90			
91			
92			
93			
94			
95			
96			
97			
98			
99			
100			



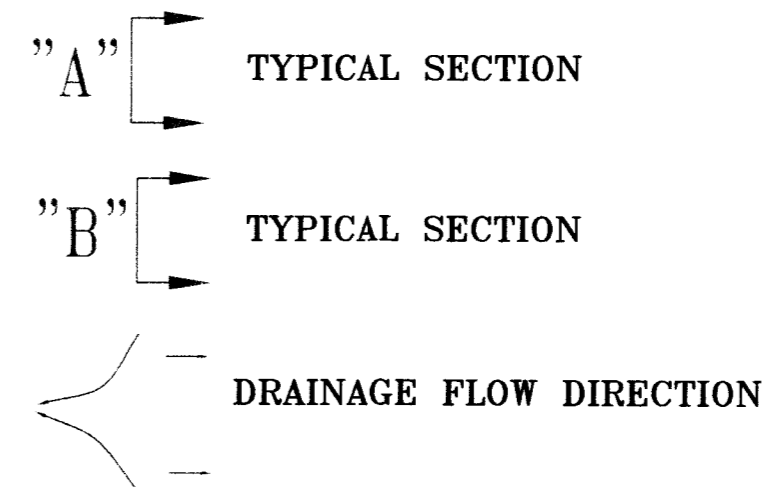
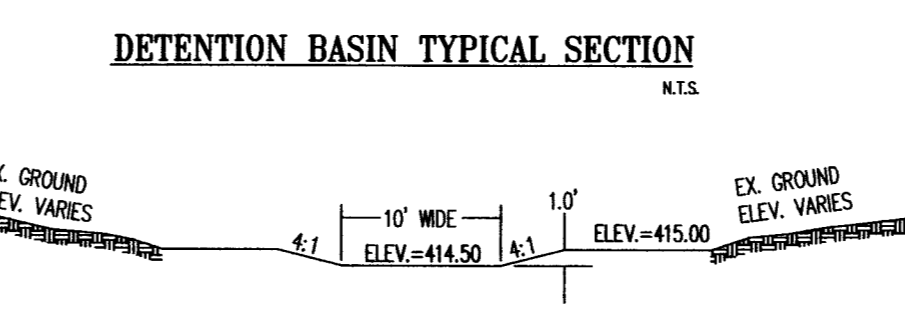
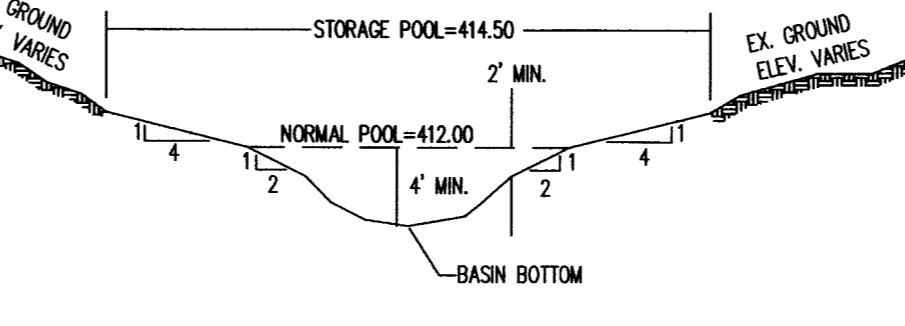
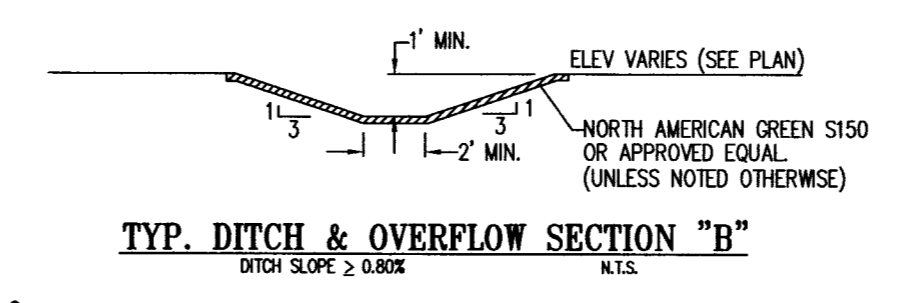
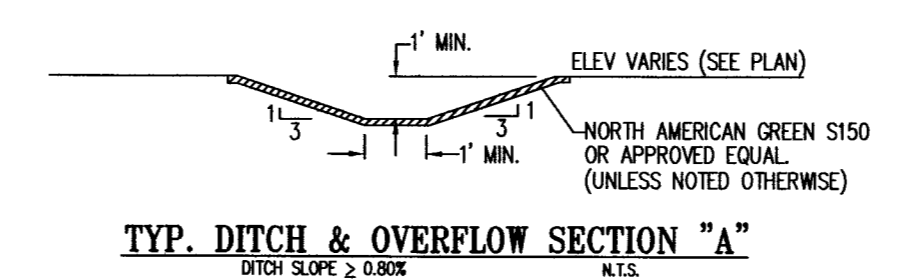
Scale: 1"=50'  
Designed By: NRM Job Number: 001-07-108  
Drawn By: NRM Date: 07-23-07  
Filename: BASELDWG  
Sheet Number: DR-1

GENERAL NOTES

- STORM SEWERS**
- STORM DRAINAGE SYSTEM TO BE IN TEMPORARY SERVICE FOR SITE DRAINAGE DURING CONSTRUCTION AND MUST BE CLEANED BEFORE CONSIDERATION FOR MAINTENANCE ACCEPTANCE.
  - PRODUCT CERTIFICATIONS OR REPORTS ARE TO BE OBTAINED BY THE CONTRACTOR FROM THE CONCRETE SUPPLIER AND MADE AVAILABLE TO THE VANDERBURGH COUNTY ENGINEER'S INSPECTOR OR OFFICE.
  - ALL STORM SEWERS SHALL BE CONSTRUCTED IN ACCORDANCE WITH ASTM C 76-79.
  - STORM SEWER PIPE SHALL CONFORM TO RCP CLASS III WITH O-RING RUBBER GASKET JOINTS. RUBBER GASKETS SHALL CONFORM TO ASTM C 473-79.
  - ALL LENGTHS OF RCP STORM SEWER TERMINATING OR BEGINNING WITH CONCRETE END SECTIONS REFER TO THE DISTANCE FROM THE CENTERLINE OF STRUCTURE TO THE FLOWLINE OF THE CONCRETE END SECTION.
- PAVEMENT**
- PRODUCT CERTIFICATIONS OR REPORTS ARE TO BE OBTAINED BY THE CONTRACTOR FROM THE CONCRETE SUPPLIER AND MADE AVAILABLE TO THE VANDERBURGH COUNTY ENGINEER'S INSPECTOR OR OFFICE.
  - ALL CONCRETE TESTS SHALL BE PERFORMED AT CONTRACTOR'S EXPENSE.
  - A MINIMUM OF ONE SET (THREE CYLINDERS) OF CONCRETE SAMPLES ARE TO BE TAKEN EACH DAY BY THE CONTRACTOR FOR STRENGTH TESTING. OTHERS MAY BE REQUESTED AT THE DISCRETION OF THE INSPECTOR OR ENGINEER.
  - IF NECESSARY, PAVEMENT CORES WILL BE TAKEN AT THE EXPENSE OF CONTRACTOR IN ACCORDANCE WITH INDOT STANDARDS.
  - ALL JOINTS AND ANY CRACKS IN THE PAVEMENT SHALL BE FILLED WITH JOINT SEALER.
- THE FOLLOWING LOCAL GOVERNMENTAL AGENCY SHALL BE NOTIFIED 24 HOURS PRIOR TO BEGINNING WORK AND ON A DAILY BASIS WHEN PERFORMING THE WORK LISTED BELOW:
- STORM SEWERS, STREET SUBGRADE, STREETS  
VANDERBURGH COUNTY ENGINEER 812-435-5773
- SANITARY SEWERS  
EVANSVILLE WATER & SEWER UTILITY OPERATIONS DEPT. 421-2130

- GENERAL SITE**
- WORK COVERS ALL EARTHWORK, SEWERS, PAVING AND OTHER RELATED WORK FOR THE DEVELOPMENT OF BUCKINGHAM WOODS.
  - THE CONTRACTOR SHALL COMPLY WITH ALL LOCAL, STATE AND FEDERAL CODES, ORDINANCES, RULES, REGULATIONS, ORDERS AND OTHER LEGAL REQUIREMENTS OF MUNICIPAL AUTHORITIES WHICH BEAR ON THE PERFORMANCE OF THE WORK.
  - ALL FIELD ENGINEERING SHALL BE SUPPLIED BY THE OWNER.
  - ALL BUILDING PAD FILL MATERIAL SHALL BE COMPACTED TO 95% (STANDARD PROCTOR).
  - DITCH SLOPES LESS THAN 0.80% SHALL BE CONSTRUCTED WITH A CONCRETE LINER OR REGRADED TO A SLOPE GREATER THAN 0.80%.
- EXCAVATING**
- ROADWAY SUBGRADE COMPACTION TESTS SHALL BE PERFORMED AT CONTRACTORS EXPENSE.
  - SUFFICIENT SOIL SAMPLES ARE TO BE TAKEN BY THE CONTRACTOR FROM THE ROADWAY SUBGRADE AFTER THE TOPSOIL IS REMOVED OR FROM BORROW AREAS IN ORDER TO OBTAIN ACCURATE PROCTOR VALUES FOR SUBSEQUENT SUBGRADE DENSITY TESTING.
  - SUBGRADE IS TO BE COMPACTED IN ACCORDANCE WITH VANDERBURGH COUNTY ROAD STANDARDS.
  - SUBGRADE DENSITY IS TO BE TESTED AT A MINIMUM OF ONE TEST PER SECTION OF ROADWAY CONNECTED BY AN INTERSECTION. OTHERS MAY BE REQUESTED AT THE DISCRETION OF THE INSPECTOR OR ENGINEER.
  - DRAWINGS DO NOT REPRESENT A BALANCE BETWEEN BORROW AND FILL MATERIAL.
  - PROOF ROLLING REQUIRED ON ALL SUBGRADES.
  - TOP SOIL WILL BE SALVAGED & PLACED IN ALL AREAS OF THE SITE EXCEPT FOR A 40' STRIP BETWEEN THE 20' BUILDING SETBACK LINE, AREAS WHERE STREETS WILL BE CONSTRUCTED, AND AREAS BELOW THE NORMAL POOL OF THE RETENTION BASIN.

- Flood Plain Data:** No portion of this property lies within the 100 year flood zone (Zone A) as sold property plots by scale on the Flood Insurance Rate Map (FIRM) Community Panel 180256 0015 C, dated August 5, 1991.
- Lot Drainage:** Individual lot owners are responsible to construct and maintain respective lot grades in such a manner as to allow stormwater runoff from abutting lots to flow freely to drainage swales or street curbs.
- Temporary Erosion Control (during construction)**
  - Slopes of 0%- 6% shall be mulched and seeded with a cover crop, i.e., rye, red top, or wheat, within forty-five (45) days of disturbance of soil, which must remain in place until final grading and shaping.
  - Slopes of more than 6% shall be mulched and seeded and shall have straw bales and/or erosion blankets in place within five (5) days of disturbance of soil which must remain in place until final grading and seeding.
- Erosion Control for Ditches**
  - Slopes of 0%-2% shall be mulched and seeded within forty-five (45) days of disturbance.
  - Slopes of 2%-8% shall be sodded or stabilized with an erosion control mat at completion of ditch grading.
  - Slopes over 8% require riprap or other approved stabilization at completion of ditch grading if the total ditch length at that point is greater than 100 feet.
- Storm Drainage Maintenance:** The individual lot owner(s) shall be responsible, including financially, for maintaining that part of the storm water drainage system and its easements which exist in his or her property in proper working order including:
  - Mowing grass, controlling weeds and maintaining the designed cover of the waterways, storage basins, and easements in accordance with applicable ordinances.
  - Keeping all parts of the storm water drainage system operating as designed and constructed; and free of all trash, debris, and obstructions to the flow of water.
  - Keeping the channels, embankments, shorelines, and bottoms of waterways and basins free of all erosion and sedimentation.
  - Maintaining that part of the storm water drainage system which lies at his or her property in accordance with the conditions described on the approved street and/or drainage plans on file in the County Surveyor's Office; and in compliance with the County drainage Ordinance.
  - Preventing all persons or parties from causing any unauthorized alterations, obstructions, or detrimental actions from occurring to any part of the storm water drainage system and easement which lies at his or her property.
  - Notice: Any pipe, fence, wall, building, pool, patio, planting, stored material, excavation, fill, or other construction, improvement, addition to, or alteration of the lots within a drainage easement in this subdivision requires the prior written approval of the Board of Public Works.
- Contours:** Are based on the final surface model using proposed building pad & street elevations.



**SITE NOTES**

- OWNERS OF LOTS 5 & 6 MUST TAKE SPECIAL CARE TO MAINTAIN & KEEP FREE OF TRASH & DEBRIS THE 30' RCP THAT RUNS BETWEEN THEIR PROPERTIES THIS IS TO INSURE THAT A BACK UP SITUATION IS PREVENTED THEREBY REDUCING THE POTENTIAL FOR FLOODING
- SEE DRAINAGE PLAN FOR FLOW CALCS. & OVERFLOW EXHIBIT FOR GRADING DETAILS