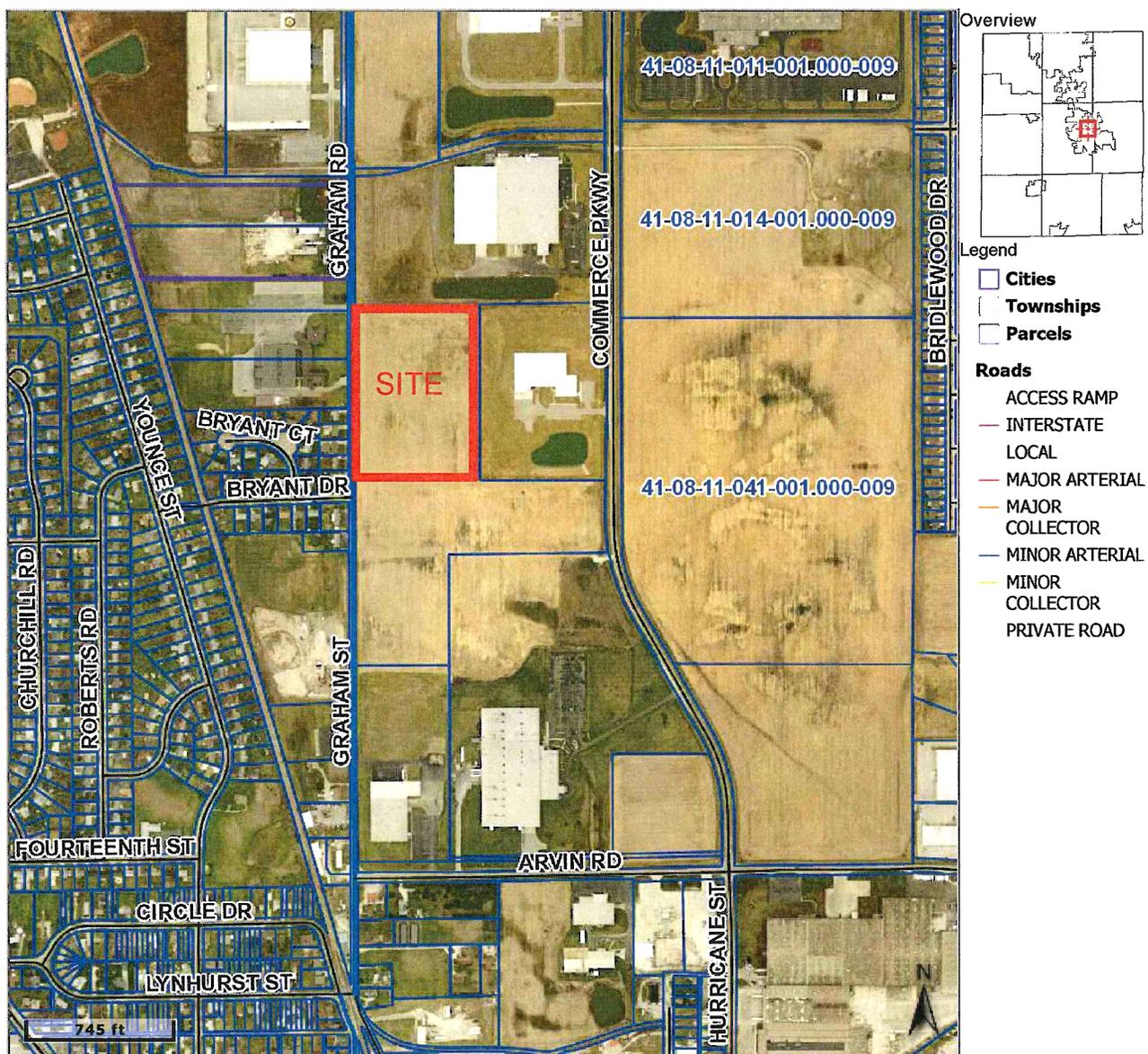


BMP Operations and Maintenance Manual for City of Franklin Spec Building

Johnson County, IN



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1. Administrative Information:

BMP Owner Information

Name:

Primary Contact:

Street Address:

City/State/Zip Code:

Business Phone Number:

Cell Phone Number:

E-mail Address:

Cost Responsibility

As a condition of the City of Franklin, Subdivision Control Ordinance, it must be stated that any cost incurred during the maintenance of any of the following described Best Management Practices, BMPs, shall be incurred by the owner listed above. If at the time of this submittal no owner is listed, one shall be provided once construction of the BMP is completed. In the event that ownership changes, responsibility for maintaining the BMPs shall change accordingly. It is the responsibility of the preceding owner to pass the information contained within this document to the new owner.

Right-of-Entry

As a condition of the City of Franklin, Subdivision Control Ordinance, it must be stated that the owner declared above shall allow entry by City of Franklin personnel to inspect the BMPs described within this manual. City personnel shall be granted access when, and only when they are inspecting the BMPs.

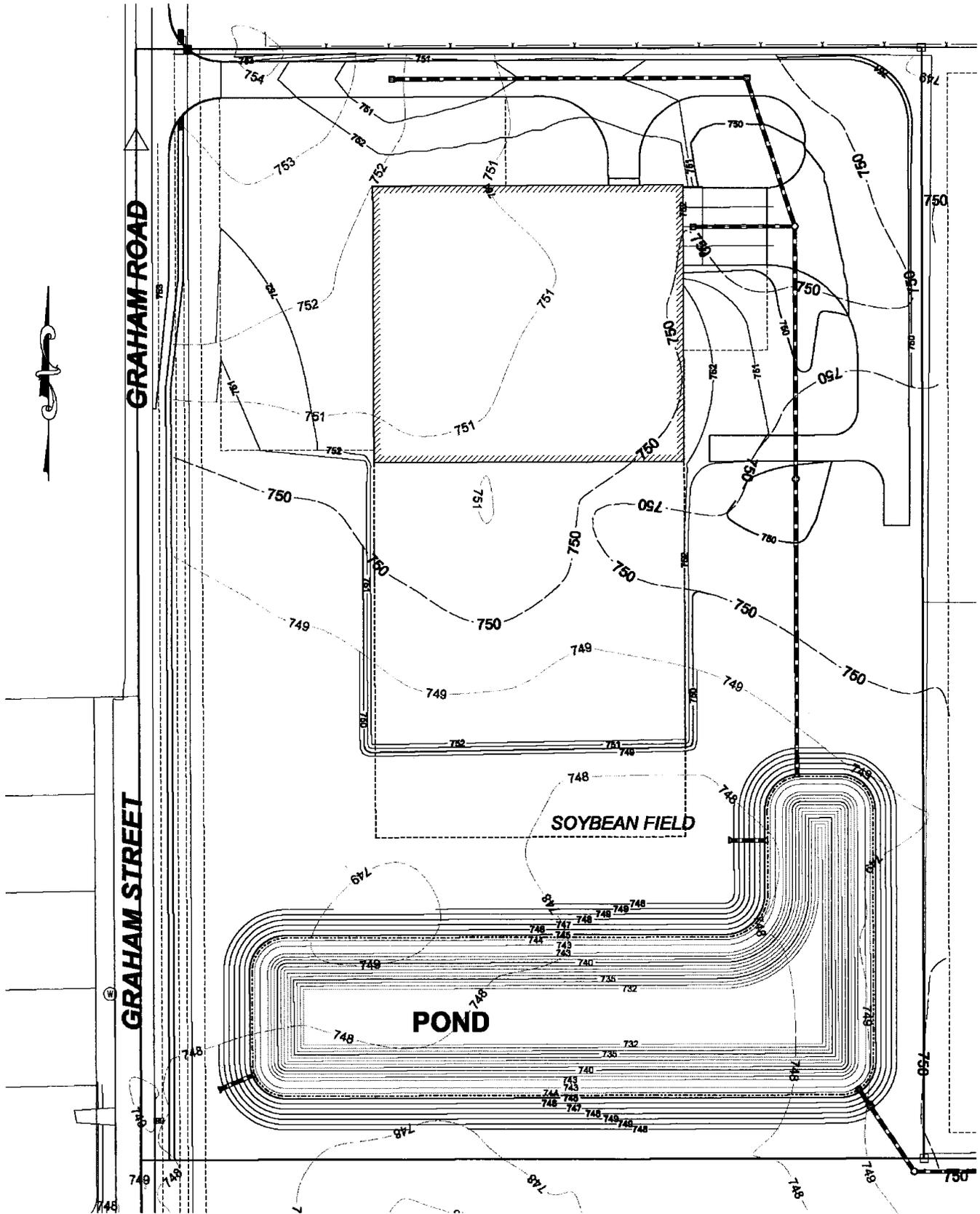
2. BMP Locations:

The project is located on the northeast corner of Graham Street and Bryant Drive in Franklin, Indiana.

Driving Directions

From the intersection of Arvin Road and Commerce Parkway in Franklin, Indiana travel west on Arvin Road approximately 1/3 mile to Graham Street. Turn north on Graham Street and travel approximately 1/3 mile. Pond is on the east side of Graham Street.

BMP Location Map:



3 Wet Ponds:

Description

The wet pond or retention pond is a facility which removes sediment, Biochemical Oxygen Demand (BOD), organic nutrients, and trace metals from stormwater runoff. This is accomplished by slowing down stormwater using an in-line permanent pool or pond effecting settling of pollutants. The wet pond is similar to a dry pond, except that a permanent volume of water is incorporated into the design. The drainage area should be such that an adequate base flow is maintained in the pond. Biological processes occurring in the permanent pond pool aid in reducing the amount of soluble nutrients present in the water, such as nitrate and ortho-phosphorus (Schueler, 1987)

Landscaping

Grass or other suitable vegetative cover shall be provided along the banks of the detention storage basin. Vegetative cover around detention facilities should be maintained as appropriate. The City will not be responsible for maintenance of the detention pond and bank slopes.

Maintenance Considerations

Regular maintenance and inspection practices are needed. The table below outlines these practices.

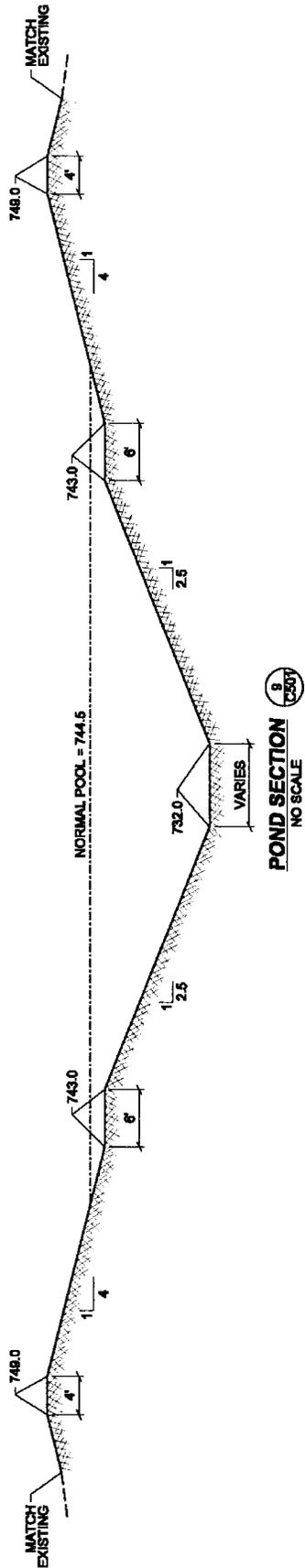
Activity	Schedule
<ul style="list-style-type: none"> • If wetland components are included, inspect for invasive vegetation. 	Semi-annual inspection
<ul style="list-style-type: none"> • Inspect for damage. • Note signs of hydrocarbon build-up, and deal with appropriately. • Monitor for sediment accumulation in the facility and forebay. • Examine to ensure that inlet and outlet devices are free of debris and operational. 	Annual inspection
<ul style="list-style-type: none"> • Repair undercut or eroded areas. 	As needed maintenance
<ul style="list-style-type: none"> • Clean and remove debris from inlet and outlet structures. • Mow side slopes. 	Monthly maintenance
<ul style="list-style-type: none"> • Manage and harvest wetland plants. 	Annual maintenance (if needed)
<ul style="list-style-type: none"> • Remove sediment from pond. 	5- to 7-year maintenance
<ul style="list-style-type: none"> • Monitor sediment accumulations, and remove sediment when the pool volume has become reduced significantly or the pond becomes eutrophic. 	20- to 50-year maintenance

Maintenance Schedule Pond

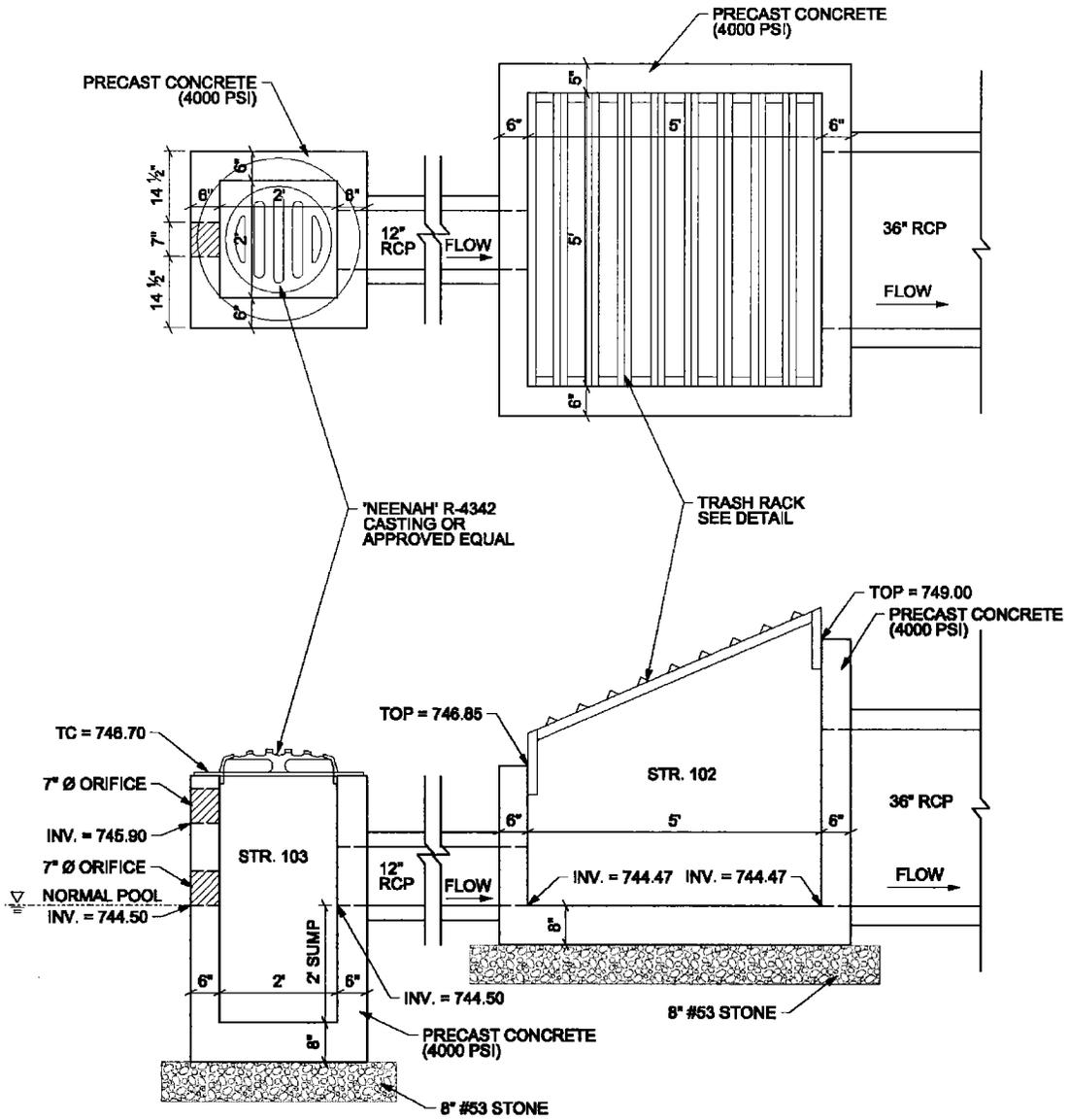
Date Installed:

Month After Installation	1	2	3	4	5	6	7	8	9	10	11	12
Clean and remove debris from inlet and outlet structures	X	X	X	X	X	X	X	X	X	X	X	X
Mow side slopes	X	X	X	X	X	X	X	X	X	X	X	X
Inspect for damage												X
Note signs of hydrocarbon build-up, and deal with appropriately												X
Inspect for invasive plant species and deal with appropriately						X						X

Pond Details, Pond Cross Section:



Pond Details, Pond Outlet:



STORM STRUCTURES 102 & 103 (13)
NO SCALE (C507)

5. References:

- 1) City of Franklin, Indiana Subdivision Control Ordinance
- 2) National Menu of Best Management Practices for Stormwater Phase II, July 2005, United States Environmental Protection Agency