

Drawing name: K:\IND\_LEV\170350000\_cold-summit-franklin\_in\2\_Design\CADD\plansheets\C31-SITE PLAN.dwg C3.4 Nov 03, 2022 2:30pm by: Kate Porock  
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MATCHLINE - SEE SHEET Cx.4  
MATCHLINE - SEE SHEET Cx.1

Adjoiner:  
Shown and Charlotte Sullivan  
Quitclaim Deed  
INST. # 1999-021950

Adjoiner:  
Franklin Christian Fellowship of  
Johnson County  
Quitclaim Deed  
INST. # 2007-010755

&  
Replat of Block "B"  
Miller Flex Space  
Section Two Lot 3  
INST. #  
2008-025819

MATCHLINE - SEE SHEET Cx.4  
MATCHLINE - SEE SHEET Cx.5

Indiana Utilities Protection Service

Call 811

before you dig

NORTH

015'30'60'

GRAPHIC SCALE IN FEET

PAVING LEGEND

- STANDARD DUTY ASPHALT PAVEMENT  
SEE CONSTRUCTION DETAILS FOR PAVEMENT SECTION
- HEAVY DUTY ASPHALT PAVEMENT  
SEE CONSTRUCTION DETAILS FOR PAVEMENT SECTION
- TOP CONCRETE  
SEE CONSTRUCTION DETAILS FOR PAVEMENT SECTION
- CONCRETE SIDEWALK  
SEE CONSTRUCTION DETAILS FOR PAVEMENT SECTION
- HEAVY DUTY CONCRETE PAVEMENT  
SEE CONSTRUCTION DETAILS FOR PAVEMENT SECTION
- ASPHALT TRAIL  
SEE CONSTRUCTION DETAILS FOR PAVEMENT SECTION
- GRAVEL  
SEE CONSTRUCTION DETAILS FOR GRAVEL SECTION

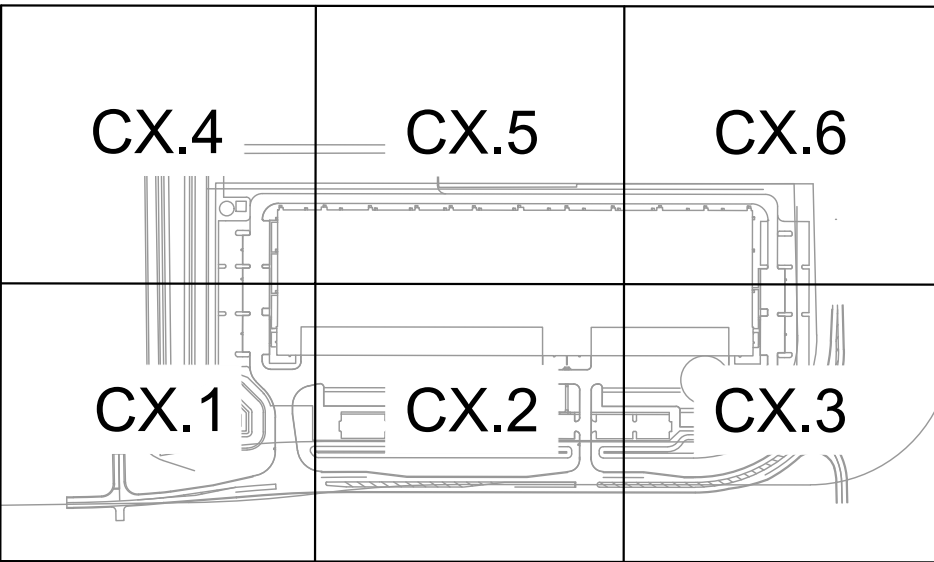
KEY NOTES

1. CONCRETE CURB, TYP. (SEE DETAILS)
2. DEPRESSED CURB (SEE DETAILS)
3. CONCRETE SIDEWALK, TYP. (SEE DETAILS)
4. CONCRETE CURB AND WALK (SEE DETAIL) (5' FROM FACE OF CURB)
5. CONCRETE CURB AND GUTTER (SEE DETAILS)
6. CONNECT TO EXISTING PAVEMENT, SIDEWALK, CURB, TYP.
7. CONCRETE PARKING BUMPER TYP. (SEE DETAILS)
8. ACCESSIBLE PAVEMENT MARKINGS, TYP. (SEE DETAILS)
9. ACCESSIBLE PARKING SIGN, TYP. (SEE PLAN FOR VAN LOCATION) (MUTCD R7-8, SEE DETAILS)
10. ACCESSIBLE RAMP (SEE DETAILS)
11. 2" WIDE TACTILE WARNING STRIP
12. 4" WIDE PAVEMENT MARKING, WHITE SOLID LINE, TYP.
13. 24" WIDE STOP BAR, TYP. (SEE DETAILS)
14. STOP SIGN, TYP. (MUTCD R1-1, SEE DETAILS)
15. BOLLARD, TYP. (SEE DETAILS)
16. 2" GRAVEL SHOULDER
17. TRANSFORMER PAD (SEE ARCHITECTURAL PLANS FOR DETAILS)
18. MONUMENT SIGN (SEE ARCHITECTURAL PLANS FOR DETAILS)
19. LIGHT POLES SHOWN FOR COORDINATION ONLY (SEE SITE LIGHTING PLAN)
20. BIKE RACK (SEE LANDSCAPE PLAN FOR DETAILS)
21. DIRECTIONAL ARROWS (WHITE)
22. 2" CURB TURNOUT (SEE DETAILS)
23. 3-FT TRANSITION CURB
24. 4" GRAVEL MOW STRIP (SEE DETAILS)
25. WOOD POSTS TYP. 5' O.C.
26. CHAIN LINK FENCE
27. DECORATIVE FENCE
28. SLIDE GATE WITH KNOX BOX
29. PATIO WITH PICNIC TABLES
30. ELECTRIC GENERATOR (SEE ELECTRICAL PLANS FOR DETAILS)
31. CROSSWALK STRIPING (2' WHITE STRIPE @ 4' O.C.)
- XX PARKING COUNT

GENERAL PLAN NOTES

REFER TO GENERAL NOTES SHEET FOR MORE INFORMATION INCLUDING THE FOLLOWING: (EXISTING LEGEND, BENCHMARK INFORMATION, AND SPECIFIC GENERAL PLAN NOTES.)

KEYMAP



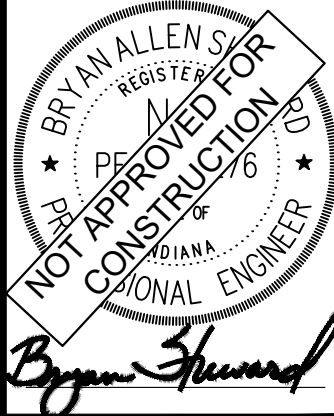
COLD SUMMIT  
FRANKLIN, IN  
SEC GRAHAM RD & EARLYWOOD DR

ORIGINAL ISSUE:  
11/3/2022  
KHA PROJECT NO.  
170350000

SHEET NUMBER

C3.4

SITE PLAN



SCALE: AS NOTED  
DESIGNED BY: CDC  
DRAWN BY: KGP  
CHECKED BY: BAS

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250 EAST 96TH STREET, SUITE 550,  
INDIANAPOLIS, IN 46240  
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| NO. | REVISIONS | DATE | BY |
|-----|-----------|------|----|
|     |           |      |    |
|     |           |      |    |
|     |           |      |    |
|     |           |      |    |



Drawing name: K:\IND\_LEV\170350000\_cold-summit-franklin\_in\2\_Design\CADD\plansheets\C31-SITE PLAN.dwg C3.6 Nov 03, 2022 2:30pm by: Kate Peacock  
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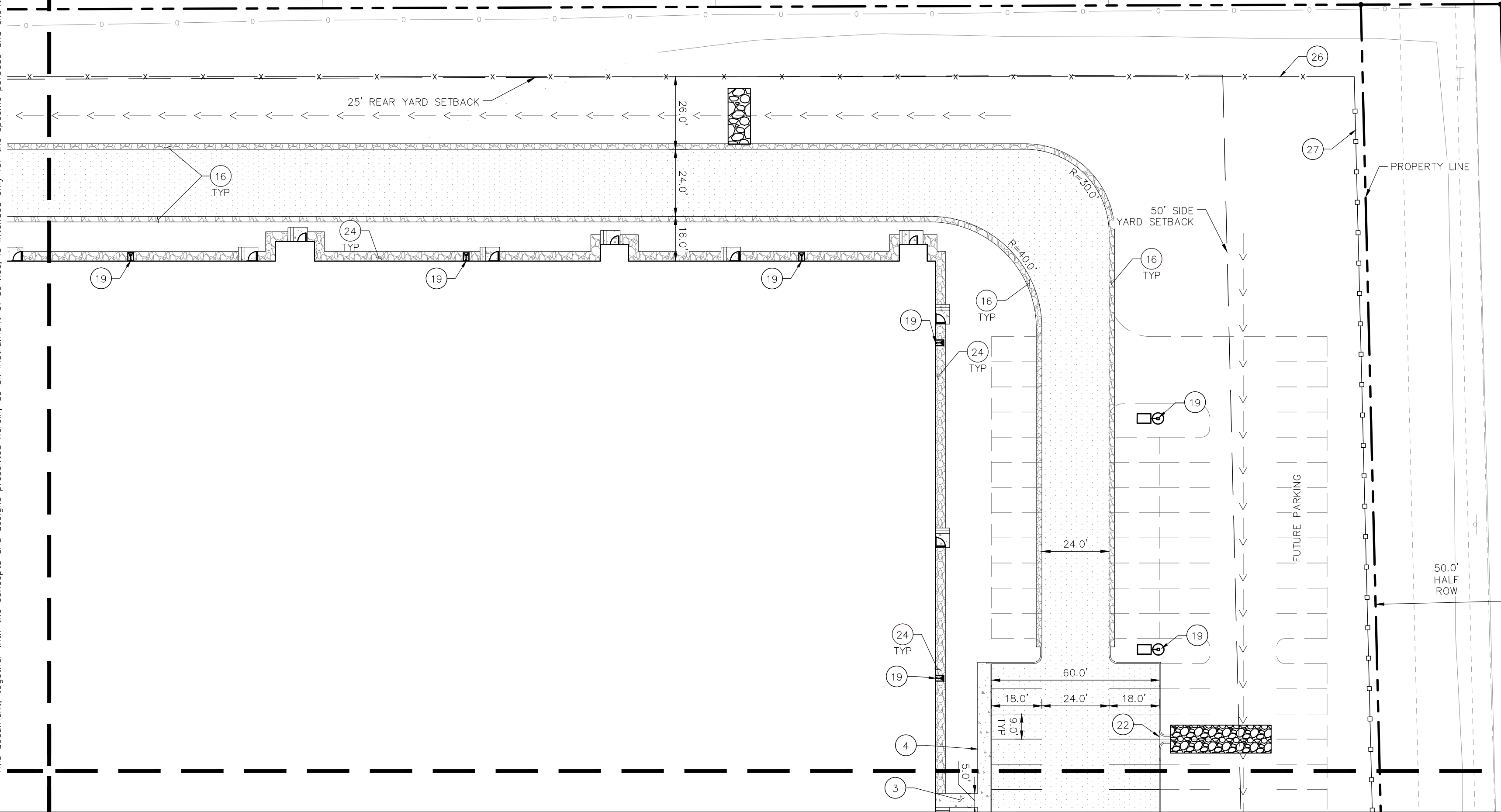
MATCHLINE - SEE SHEET Cx.5  
MATCHLINE - SEE SHEET Cx.6

Adjoiner:  
Paul & Daphne Mowery  
DR 191, P 409

Adjoiner:  
Bruce & Jamie Lasley  
INST. # 2019-011593

Adjoiner:  
Sandra & Patrick Gray  
INST. # 89006713

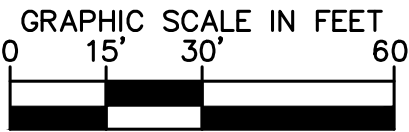
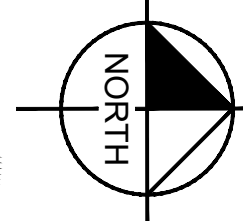
Adjoiner:  
Samuel & Pamela Phelps  
DR 258, P 648



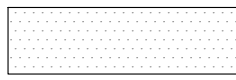
MATCHLINE - SEE SHEET Cx.6  
MATCHLINE - SEE SHEET Cx.3

Indiana Utilities Protection Service

Call 811  
before you dig



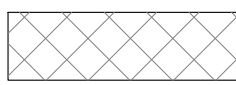
### PAVING LEGEND



STANDARD DUTY ASPHALT PAVEMENT  
SEE CONSTRUCTION DETAILS FOR PAVEMENT SECTION



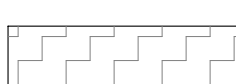
HEAVY DUTY ASPHALT PAVEMENT  
SEE CONSTRUCTION DETAILS FOR PAVEMENT SECTION



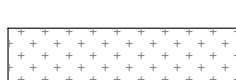
TOP CONCRETE  
SEE CONSTRUCTION DETAILS FOR PAVEMENT SECTION



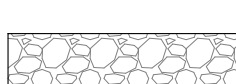
CONCRETE SIDEWALK  
SEE CONSTRUCTION DETAILS FOR PAVEMENT SECTION



HEAVY DUTY CONCRETE PAVEMENT  
SEE CONSTRUCTION DETAILS FOR PAVEMENT SECTION



ASPHALT TRAIL  
SEE CONSTRUCTION DETAILS FOR PAVEMENT SECTION



GRAVEL  
SEE CONSTRUCTION DETAILS FOR GRAVEL SECTION

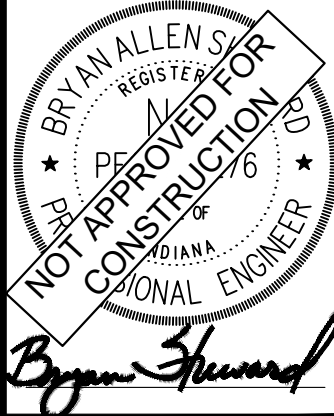
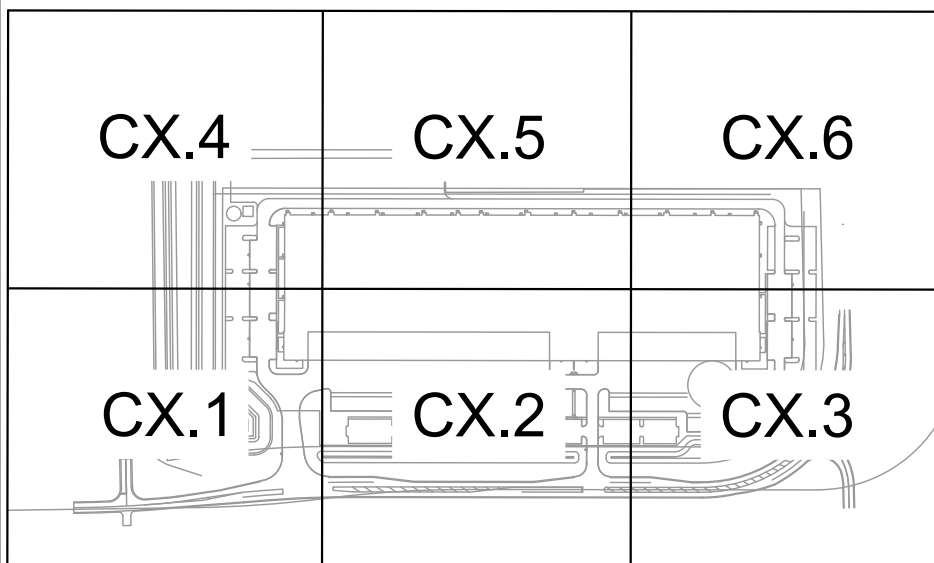
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### KEYMAP



### SITE PLAN

COLD SUMMIT  
FRANKLIN, IN  
SEC GRAHAM RD & EARLYWOOD DR

ORIGINAL ISSUE:  
11/3/2022  
KHA PROJECT NO.  
170350000

SHEET NUMBER

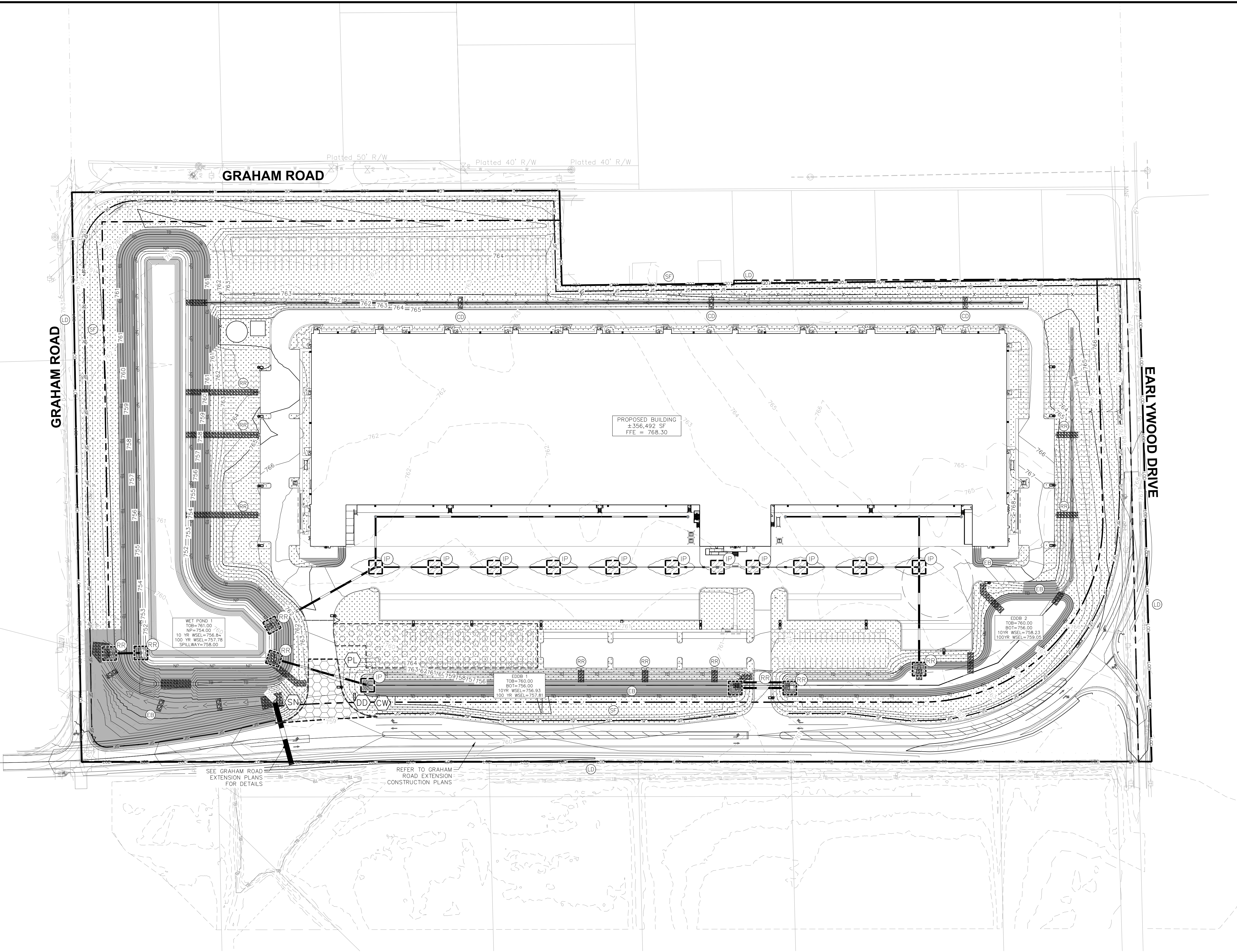
C3.6

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SCALE:  
AS NOTED  
DESIGNED BY CDC  
DRAWN BY: KGP  
CHECKED BY: BAS



Drawing name: K:\IND\_LDEV\170350000\_cold-summit-franklin\N2 Design\CADD\planworks\C4.0-OVERALL EROSION CONTROL PLAN.dwg C4.0 Nov 03, 2022 2:31pm by: Kate Pollock  
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NORTH

GRAPHIC SCALE IN FEET

0 40' 80' 160'

### EROSION CONTROL LEGEND

|    |  |   |
|----|--|---|
| TS |  | TEMPORARY SEEDING<br>(SEE EROSION CONTROL DETAILS)                                    |
| EB |  | TEMPORARY EROSION CONTROL BLANKET<br>(SEE TEMPORARY EROSION CONTROL NOTE #3)          |
| CE |  | CONSTRUCTION ENTRANCE<br>(SEE EROSION CONTROL DETAILS)                                |
| SF |  | SILT FENCE<br>(SEE EROSION CONTROL DETAILS)   |
| IP |  | AREA INLET PROTECTION<br>(SEE EROSION CONTROL DETAILS)                                |
| CW |  | CONCRETE WASHOUT<br>(SEE EROSION CONTROL DETAILS)<br>(TO BE DETERMINED BY CONTRACTOR) |
| RR |  | RIP RAP<br>(SEE EROSION CONTROL DETAILS)  |
| RD |  | ROCK DONUT<br>(SEE EROSION CONTROL DETAILS)   |
| SS |  | TEMPORARY SOIL STOCKPILE  |
| LD |  | LIMITS OF DISTURBANCE   |
| CD |  | CHECK DAM   |
|    |  | EXISTING CONTOURS   |
|    |  | PROPOSED CONTOURS   |
| NS |  | N.O.I. SIGN   |
| SA |  | STAGING AREA  |
| DD |  | DEBRIS DUMPSTER   |
| PL |  | PORT-O-LET  |

### EROSION CONTROL NOTES

#### TEMPORARY EROSION CONTROL NOTES

- THE PLACEMENT OF EROSION/SEDIMENTATION CONTROLS SHALL BE IN ACCORDANCE WITH THE APPROVED EROSION AND SEDIMENTATION CONTROL PLAN.
- ANY MAJOR VARIATION IN MATERIALS OR LOCATIONS OF CONTROLS OR FENCES FROM THOSE SHOWN ON THE APPROVED PLANS WILL REQUIRE A REVISION AND MUST BE APPROVED BY THE REVIEWING ENGINEER, ENVIRONMENTAL SPECIALIST, OR ARBORIST AS APPROPRIATE. MAJOR REVISIONS MUST BE APPROVED BY THE PLANNING AND DEVELOPMENT DEPARTMENT AND THE DRAINAGE UTILITY DEPARTMENT. MINOR CHANGES OR ADDITIONAL CONTROL MEASURES TO BE MADE AS FIELD REVISIONS TO THE EROSION AND SEDIMENTATION CONTROL PLAN MAY BE REQUIRED BY THE ENVIRONMENTAL INSPECTOR DURING THE COURSE OF CONSTRUCTION TO CORRECT CONTROL INADEQUACIES AT NO ADDITIONAL COST TO THE OWNER.
- CONTRACTOR SHALL PLACE EROSION CONTROL BLANKET (NORTH AMERICAN GREEN S150 OR APPROVED EQUAL) ON ALL SITE AREAS WITH SLOPES GREATER THAN 4:1, AND IN THE BOTTOM AND SIDE SLOPES OF ALL SWALES.
- PRIOR TO FINAL ACCEPTANCE, HAUL ROADS AND WATERWAY CROSSINGS CONSTRUCTED FOR TEMPORARY CONTRACTOR ACCESS MUST BE REMOVED, ACCUMULATED SEDIMENT REMOVED FROM THE WATERWAY AND THE AREA RESTORED TO THE ORIGINAL GRADE AND REVEGETATED. ALL LAND CLEARING SHALL BE DISPOSED OF IN APPROVED SPOIL DISPOSAL SITES.
- PERMANENT, FINAL PLANT COVERING OR STRUCTURES SHALL BE INSTALLED PRIOR TO FINAL ACCEPTANCE.
- ALL CONTROL DEVICES THAT FUNCTION SIMILARLY TO SILT FENCE OR FIBER ROLLS MUST BE REPAIRED, REPLACED OR SUPPLEMENTED WITH EFFECTIVE CONTROLS WHEN THEY BECOME NONFUNCTIONAL OR THE SEDIMENT REACHES ONE-THIRD THE HEIGHT OF THE DEVICE. THESE REPAIRS MUST BE MADE WITHIN 24 HOURS OF THE RAINFALL EVENT OR AS SOON AS FIELD CONDITIONS ALLOW ACCESS.
- ALL SEDIMENT DELTAS AND DEPOSITS MUST BE REMOVED FROM SURFACE WATERS, DRAINAGE WAYS, CATCH BASINS AND OTHER DRAINAGE SYSTEMS. ALL AREAS WHERE SEDIMENT REMOVAL RESULTED IN EXPOSED SOIL MUST BE RESTABILIZED. THE REMOVAL AND STABILIZATION MUST TAKE PLACE IMMEDIATELY, BUT NO MORE THAN 7 DAYS AFTER THE RAINFALL EVENT UNLESS PRECLUDED BY LEGAL, REGULATORY OR PHYSICAL ACCESS CONSTRAINTS. ALL REASONABLE EFFORTS MUST BE USED TO OBTAIN ACCESS. ONCE ACCESS IS OBTAINED, REMOVAL AND STABILIZATION MUST TAKE PLACE IMMEDIATELY, BUT NO MORE THAN 7 DAYS LATER. CONTRACTOR IS RESPONSIBLE FOR CONTACTING ALL APPROPRIATE AUTHORITIES AND RECEIVING THE APPLICABLE PERMITS PRIOR TO CONDUCTING ANY WORK.
- ACCUMULATIONS OF TRACKED AND DEPOSITED SEDIMENT MUST BE REMOVED FROM OFF-SITE PAVED SURFACES WITHIN 24 HOURS OR SOONER IF REQUIRED. SEDIMENT TRACKING MUST BE MINIMIZED BY THE APPROPRIATE MANAGEMENT PRACTICE, LIKE A DEDICATED SITE EXIT WITH AN AGGREGATE SURFACE OR DESIGNATED OFFSITE PARKING AREA. CONTRACTOR IS RESPONSIBLE FOR STREET SWEEPING AND/OR SCRAPING IF YOUR PRACTICES ARE NOT ADEQUATE TO PREVENT SEDIMENT FROM BEING TRACKED FROM THE SITE.
- SURFACE WATERS, DRAINAGE DITCHES AND CONVEYANCE SYSTEMS MUST BE INSPECTED FOR SEDIMENT DEPOSITS.
- PUMPING SEDIMENT LADEN WATER INTO ANY STORMWATER FACILITY THAT IS NOT DESIGNATED TO BE A SEDIMENT TRAP, DRAINAGEWAY, OR OFFSITE AREA EITHER DIRECTLY OR INDIRECTLY WITHOUT FILTRATION IS PROHIBITED.
- SOIL STOCKPILES SHALL NOT BE LOCATED IN A DRAINAGEWAY, FLOOD PLAIN AREA OR A DESIGNATED BUFFER, UNLESS OTHERWISE APPROVED, UNDER SPECIFIC CONDITIONS TO BE ESTABLISHED BY THE DIRECTOR OR ADMINISTRATOR.
- STOCKPILES TO REMAIN IN PLACE FOR MORE THAN THREE DAYS SHALL BE PROVIDED WITH SESC MEASURES. MATERIAL IS TO BE HAULED OFF IMMEDIATELY AND LEGALLY IF NO STOCKPILE IS TO REMAIN IN PLACE.
- ALL TEMPORARY SESC MEASURES SHALL BE REMOVED WITHIN 30 DAYS AFTER FINAL STABILIZATION IS ACHIEVED. TRAPPED SEDIMENT AND OTHER DISTURBED SOILS RESULTING FROM TEMPORARY MEASURES SHALL BE PROPERLY DISPOSED OF PRIOR TO PERMANENT STABILIZATION.
- WATER REMOVED FROM TRAPS, BASINS, AND OTHER WATER HOLDING DEPRESSIONS OR EXCAVATIONS MUST FIRST PASS THROUGH A SEDIMENT CONTROL AND/OR FILTRATION DEVICE. WHEN DEWATERING DEVICES ARE USED, DISCHARGE LOCATIONS SHALL BE PROTECTED FROM EROSION.

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SCALE: AS NOTED  
DESIGNED BY CDC  
DRAWN BY: KGP  
CHECKED BY: BAS

BRYAN ALLEN S.  
REGISTERED PROFESSIONAL ENGINEER  
NOT APPROVED FOR CONSTRUCTION  
Bryan Allen

COLD SUMMIT DEVELOPMENT

OVERALL EROSION CONTROL PLAN

COLD SUMMIT  
FRANKLIN, IN  
SEC GRAHAM RD & EARLYWOOD DR

ORIGINAL ISSUE:  
11/3/2022  
KHA PROJECT NO.  
170350000  
SHEET NUMBER  
C4.0



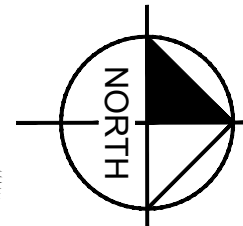




MATCHLINE - SEE SHEET Cx.4  
MATCHLINE - SEE SHEET Cx.1

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before you dig



GRAPHIC SCALE IN FEET

0 15' 30' 60'

A horizontal scale bar with four segments. The first segment (0 to 15 feet) is white. The second segment (15 to 30 feet) is black. The third segment (30 to 45 feet) is white. The fourth segment (45 to 60 feet) is black. The segments are labeled 0, 15', 30', and 60' at their respective positions.

## GRADING LEGEND

|  |   |
|--|---|
|  | FINISHED GRADE SPOT ELEVATION               |
|  | TOP OF CURB / BOTTOM OF CURB SPOT ELEVATION |
|  | FLOW LINE SPOT ELEVATION                    |
|  | MATCH EXISTING SPOT ELEVATION               |
|  | FINISHED FLOOR SPOT ELEVATION               |
|  | FINISHED GRADE NEAR BUILDING SPOT ELEVATION |
|  | TOP OF WALL SPOT ELEVATION                  |
|  | BOTTOM OF WALL SPOT ELEVATION               |
|  | RIM ELEVATION                               |
|  | STRUCTURE ID & RIM ELEVATION                |
|  | STRUCTURE ID & INVERT ELEVATION             |
|  | PROPOSED CONTOUR                            |
|  | RIDGE LINE                                  |
|  | SLOPE AND FLOW DIRECTION                    |
|  | 100-YEAR OVERLAND OVERFLOW ROUTE            |
|  | DETENTION BASIN 100-YEAR EMERGENCY          |
|  | PROPOSED SWALE                              |
|  | PROPOSED STORM SEWER                        |
|  | PROPOSED STORM STRUCTURES                   |
|  | PROPOSED SANITARY MANHOLE                   |
|  | PROPOSED STORM/SANITARY CLEANOUT            |
|  | PROPOSED WATER STRUCTURES                   |
|  | PROPOSED LIGHT POLES                        |
|  | PROPOSED TRANSFORMER PAD                    |

## GENERAL PLAN NOTES

REFER TO GENERAL NOTES SHEET FOR MORE INFORMATION INCLUDING THE FOLLOWING: (EXISTING LEGEND, BENCHMARK INFORMATION, AND SPECIFIC GENERAL PLAN NOTES.)

## KEYMAP

CX.4

CX.5

CX.6

CX.1

## CX.2

CX.3

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INDIANAPOLIS, IN 46240  
PHONE: 317-218-9560  
WWW.KIMLEY-HORN.COM

|              |          |
|--------------|----------|
| SCALE:       | AS NOTED |
| DESIGNED BY: | CDC      |
| DRAWN BY:    | KGP      |
| CHECKED BY:  | BAS      |



COLD SUMMIT DEVELOPMENT

# GRADING AND DRAINAGE PLAN

COLD SUMMIT  
FRANKLIN, IN  
SEC GRAHAM RD & EARLYWOOD DR

ORIGINAL ISSUE:

KHA PROJECT NO.  
170350000

SHEET NUMBER

## C5.1

Drawing name: K:\IND LEVIN\70350000\_cold-summit\_freshkin\_vh2 Design\CADD\plotsheet\C5-1 GRADING AND DRAINAGE PLAN.dwg C5-1 Nov. 03, 2022 2:33pm by Kate Polack

Drawing name: K:\IND\_DEW\70350000\_cold-summit\_framlin\_v2 Design\CADD\plansheets\C51-CRADING AND DRAINAGE PLAN.dwg C52 Nov 03, 2022 2:34pm by: Kate Pollock

                     MATCHLINE - SEE SHEET Cx.1  
                     MATCHLINE - SEE SHEET Cx.2

MATCHLINE - SEE SHEET Cx.2  
MATCHLINE - SEE SHEET Cx.3

**MATCHLINE - SEE SHEET CX.3**

MATCHLINE - SEE SHEET Cx.5  
MATCHLINE - SEE SHEET Cx.2

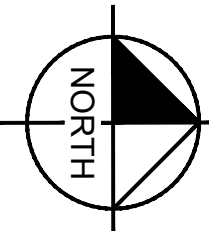
LOT 1  
28.81 ACRES

Site:  
Gerald R. Yarnall  
INST. # 2018-02  
35.932 Acres


|                   |
|-------------------|
| PROPOSED BUILDING |
| ±356,492 SF       |
| FFE = 768.30      |

Indiana Utilities Protection Service

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GRAPHIC SCALE IN FEET



A horizontal scale bar with tick marks at 0, 15, 30, and 60 feet. The bar is divided into three equal segments of 15 feet each. The first segment is white, the second is black, and the third is white.

## GRADING LEGEND

- |  |   |
|--|---|
|  | FINISHED GRADE SPOT ELEVATION               |
|  | TOP OF CURB / BOTTOM OF CURB SPOT ELEVATION |
|  | FLOW LINE SPOT ELEVATION                    |
|  | MATCH EXISTING SPOT ELEVATION               |
|  | FINISHED FLOOR SPOT ELEVATION               |
|  | FINISHED GRADE NEAR BUILDING SPOT ELEVATION |
|  | TOP OF WALL SPOT ELEVATION                  |
|  | BOTTOM OF WALL SPOT ELEVATION               |
|  | RIM ELEVATION                               |
|  | STRUCTURE ID & RIM ELEVATION                |
|  | STRUCTURE ID & INVERT ELEVATION             |
|  | PROPOSED CONTOUR                            |
|  | RIDGE LINE                                  |
|  | SLOPE AND FLOW DIRECTION                    |
|  | 100-YEAR OVERLAND OVERFLOW ROUTE            |
|  | DETENTION BASIN 100-YEAR EMERGENCY          |
|  | PROPOSED SWALE                              |
|  | PROPOSED STORM SEWER                        |
|  | PROPOSED STORM STRUCTURES                   |
|  | PROPOSED SANITARY MANHOLE                   |
|  | PROPOSED STORM/SANITARY CLEANOUT            |
|  | PROPOSED WATER STRUCTURES                   |
|  | PROPOSED LIGHT POLES                        |
|  | PROPOSED TRANSFORMER PAD                    |

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CX.4

CX.5

CX.6

CX.1

CX.2

### CX.3

# GRADING AND DRAINAGE PLAN

**COLD SUMMIT  
FRANKLIN, IN**  
SEC GRAHAM RD & EARLYWOOD DR

ORIGINAL ISSUE:  
11/3/2022

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KHA PROJECT NO.  
170350000

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SHEET NUMBER

## C5.2

**Kimley»Horn**

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250 EAST 96TH STREET, SUITE 580,  
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PHONE: 317-218-9560

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SCALE:

|             |
|-------------|
| AS NOTED    |
| DESIGNED BY |

DESIGNED BY: CDC

DRAWN BY: KGP

|                 |
|-----------------|
| CHECKED BY: BAS |
|-----------------|

COLD SUMMIT DEVELOPMENT

## C5.2



Drawing name: K:\IND\_LEV\170350000-cold-summit-franklin\12-Grading and Drainage Plans\12-Grading and Drainage Plan.dwg CS:4 Nov 03, 2022 2:34pm by KatePolack  
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MATCHLINE - SEE SHEET Cx.4  
MATCHLINE - SEE SHEET Cx.1

Adjoiner:  
Shown and Charlotte Sullivan  
Quitclaim Deed  
INST. # 1999-021950

Adjoiner:  
Franklin Christian Fellowship of  
Johnson County  
Quitclaim Deed  
INST. # 2007-010755

&  
Replat of Block "B"  
Miller Flex Space  
Section Two Lot 3  
INST. #  
2008-025819

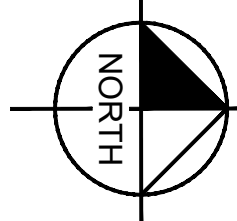
GRAHAM ROAD

GRAHAM ROAD

MATCHLINE - SEE SHEET Cx.4  
MATCHLINE - SEE SHEET Cx.5

Indiana Utilities Protection Service

Call 811  
before you dig



GRAPHIC SCALE IN FEET  
0 15' 30' 60'

### GRADING LEGEND

- XXXX.XX FINISHED GRADE SPOT ELEVATION
- TC XXX.XX TOP OF CURB / BOTTOM OF CURB SPOT ELEVATION
- BC XXX.XX BOTTOM OF CURB SPOT ELEVATION
- FL XXX.XX FLOW LINE SPOT ELEVATION
- ME XXX.XX MATCH EXISTING SPOT ELEVATION
- FF XXX.XX FINISHED FLOOR SPOT ELEVATION
- FG XXX.XX FINISHED GRADE NEAR BUILDING SPOT ELEVATION
- TW XXX.XX TOP OF WALL SPOT ELEVATION
- BW XXX.XX BOTTOM OF WALL SPOT ELEVATION
- R XXX.XX RIM ELEVATION
- STR XX STRUCTURE ID & RIM ELEVATION
- STR XX INV XXX.XX STRUCTURE ID & INVERT ELEVATION
- 620 PROPOSED CONTOUR
- RIDGE RIDGE LINE
- XXX% SLOPE AND FLOW DIRECTION
- 100-YEAR OVERLAND OVERFLOW ROUTE
- DETENTION BASIN 100-YEAR EMERGENCY
- PROPOSED SWALE
- PROPOSED STORM SEWER
- PROPOSED STORM STRUCTURES
- PROPOSED SANITARY MANHOLE
- PROPOSED STORM/SANITARY CLEANOUT
- PROPOSED WATER STRUCTURES
- PROPOSED LIGHT POLES
- PROPOSED TRANSFORMER PAD

### GENERAL PLAN NOTES

REFER TO GENERAL NOTES SHEET FOR MORE INFORMATION INCLUDING THE FOLLOWING: (EXISTING LEGEND, BENCHMARK INFORMATION, AND SPECIFIC GENERAL PLAN NOTES.)

### KEYMAP

CX.4 CX.5 CX.6  
CX.1 CX.2 CX.3

GRADING AND  
DRAINAGE PLAN

COLD SUMMIT  
FRANKLIN, IN  
SEC GRAHAM RD & EARLYWOOD DR

ORIGINAL ISSUE:  
11/3/2022  
KHA PROJECT NO.  
170350000

SHEET NUMBER

C5.4

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INDIANAPOLIS, IN 46240  
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SCALE:  
AS NOTED  
DESIGNED BY CDC

DRAWN BY: KGP

CHECKED BY: BAS



COLD SUMMIT DEVELOPMENT

|   |  |
|---|--|
|  | FINISHED GRADE SPOT ELEVATION                |
|  | TOP OF CURB / BOTTOM OF STORM SPOT ELEVATION |
|  | FLOW LINE SPOT ELEVATION                     |
|  | MATCH EXISTING SPOT ELEVATION                |
|  | FINISHED FLOOR SPOT ELEVATION                |
|  | FINISHED GRADE NEAR BUILDING SPOT ELEVATION  |
|  | TOP OF WALL SPOT ELEVATION                   |
|  | BOTTOM OF WALL SPOT ELEVATION                |
|  | RIM ELEVATION                                |
|  | STRUCTURE ID & RIM ELEVATION                 |
|  | STRUCTURE ID & INVERT ELEVATION              |
|  | PROPOSED CONTOUR                             |
|  | RIDGE LINE                                   |
|  | SLOPE AND FLOW DIRECTION                     |
|  | 100-YEAR OVERLAND OVERFLOW ROUTE             |
|  | DETENTION BASIN 100-YEAR EMERGENCY           |
|  | PROPOSED SWALE                               |
|  | PROPOSED STORM SEWER                         |
|  | PROPOSED STORM STRUCTURES                    |
|  | PROPOSED SANITARY MANHOLE                    |
|  | PROPOSED STORM/SANITARY CLEANOUT             |
|  | PROPOSED WATER STRUCTURES                    |
|  | PROPOSED LIGHT POLES                         |
|  | PROPOSED TRANSFORMER PAD                     |

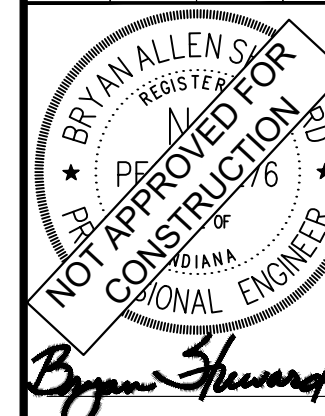
REFER TO GENERAL NOTES SHEET FOR MORE INFORMATION INCLUDING THE FOLLOWING: (EXISTING LEGEND, BENCHMARK INFORMATION, AND SPECIFIC GENERAL PLAN NOTES.)

The figure shows a schematic diagram of a two-phase flow system divided into six test cases, labeled CX.1 through CX.6. The system consists of a central horizontal channel connected to vertical inlet and outlet pipes. CX.1 shows a standard configuration with a single phase in the inlet pipe. CX.2 shows a more complex arrangement with multiple phases or components in the inlet pipe. CX.3 shows a configuration where the inlet pipe is partially filled with a second phase. CX.4, CX.5, and CX.6 show various other arrangements of the two phases within the inlet and outlet pipes, likely representing different initial conditions or flow regimes.

SHEET NUMBER

**C5.5**

|              |          |
|--------------|----------|
| SCALE:       | AS NOTED |
| DESIGNED BY: | CDC      |
| DRAWN BY:    | KGP      |
| CHECKED BY:  | BAS      |



COLD SUMMIT DEVELOPMENT

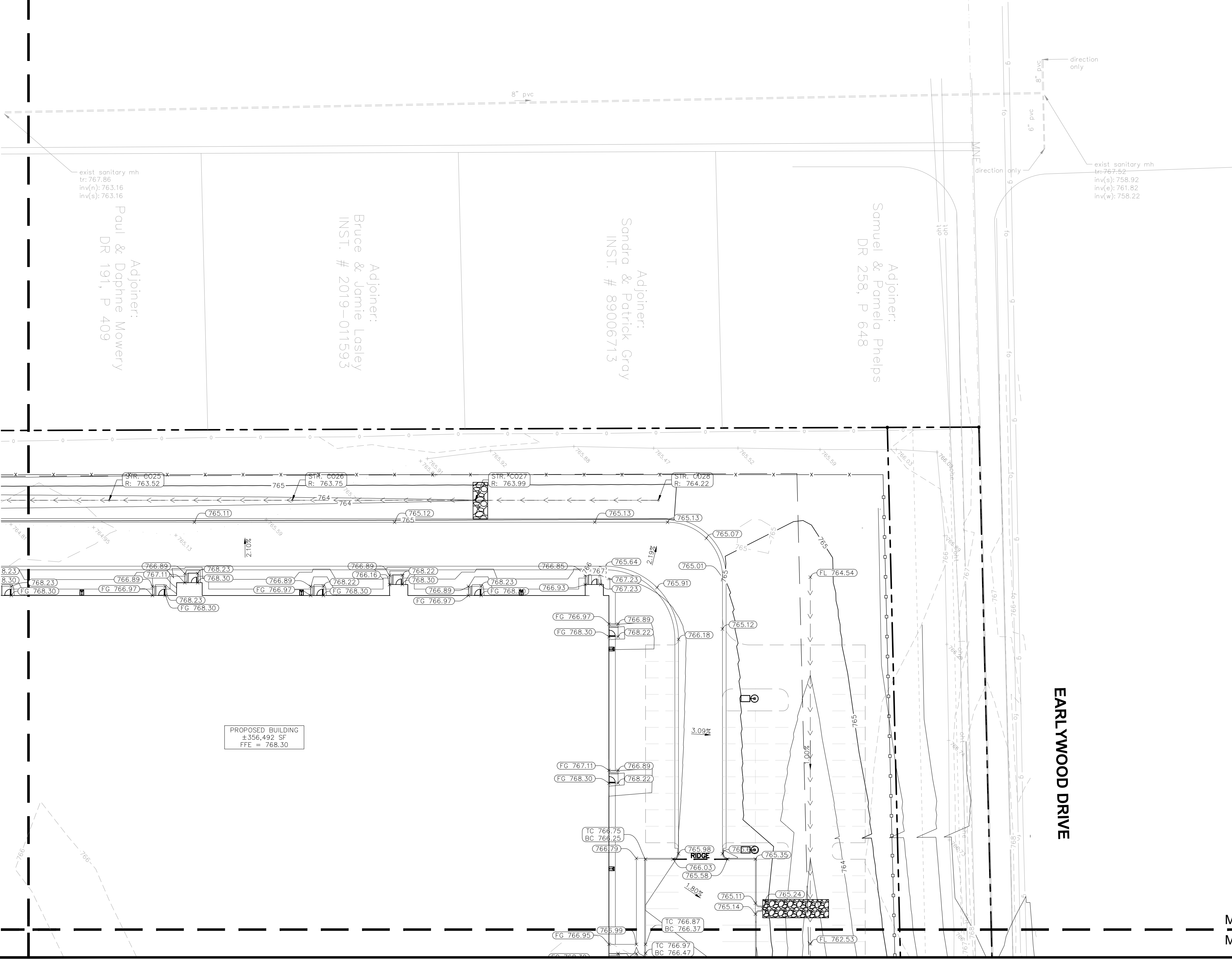
# GRADING AND DRAINAGE PLAN

LOT 1  
28.81 ACRES

[illegible]

Drawing name: K:\IND\_LDEV\170350000\_cold-summit-franklin\_in\2\_Design\CADD\plansheets\C51-GRADING AND DRAINAGE PLAN.dwg C5.6 Nov 03, 2022 2:34pm by: KatePolack  
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MATCHLINE - SEE SHEET Cx.5  
MATCHLINE - SEE SHEET Cx.6



MATCHLINE - SEE SHEET Cx.6  
MATCHLINE - SEE SHEET Cx.3

Indiana Utilities Protection Service

# Call 811

before you dig

NORTH

GRAPHIC SCALE IN FEET

0 15' 30' 60'

### GRADING LEGEND

|                        |   |
|------------------------|---|
| XXX.XX                 | FINISHED GRADE SPOT ELEVATION               |
| TC XXX.XX<br>BC XXX.XX | TOP OF CURB / BOTTOM OF CURB SPOT ELEVATION |
| FL XXX.XX              | FLOW LINE SPOT ELEVATION                    |
| ME XXX.XX              | MATCH EXISTING SPOT ELEVATION               |
| FF XXX.XX              | FINISHED FLOOR SPOT ELEVATION               |
| FG XXX.XX              | FINISHED GRADE NEAR BUILDING SPOT ELEVATION |
| TW XXX.XX              | TOP OF WALL SPOT ELEVATION                  |
| BW XXX.XX              | BOTTOM OF WALL SPOT ELEVATION               |
| R XXX.XX               | RIM ELEVATION                               |
| STR XX<br>R XXX.XX     | STRUCTURE ID & RIM ELEVATION                |
| STR XX<br>INV XXX.XX   | STRUCTURE ID & INVERT ELEVATION             |
| 620                    | PROPOSED CONTOUR                            |
| RIDGE                  | RIDGE LINE                                  |
| XXX                    | SLOPE AND FLOW DIRECTION                    |
| ←                      | 100-YEAR OVERLAND OVERFLOW ROUTE            |
| ←                      | DETENTION BASIN 100-YEAR EMERGENCY          |
| ---                    | PROPOSED SWALE                              |
| ---                    | PROPOSED STORM SEWER                        |
| ---                    | PROPOSED STORM STRUCTURES                   |
| ---                    | PROPOSED SANITARY MANHOLE                   |
| ---                    | PROPOSED STORM/SANITARY CLEANOUT            |
| ---                    | PROPOSED WATER STRUCTURES                   |
| ---                    | PROPOSED LIGHT POLES                        |
| ---                    | PROPOSED TRANSFORMER PAD                    |

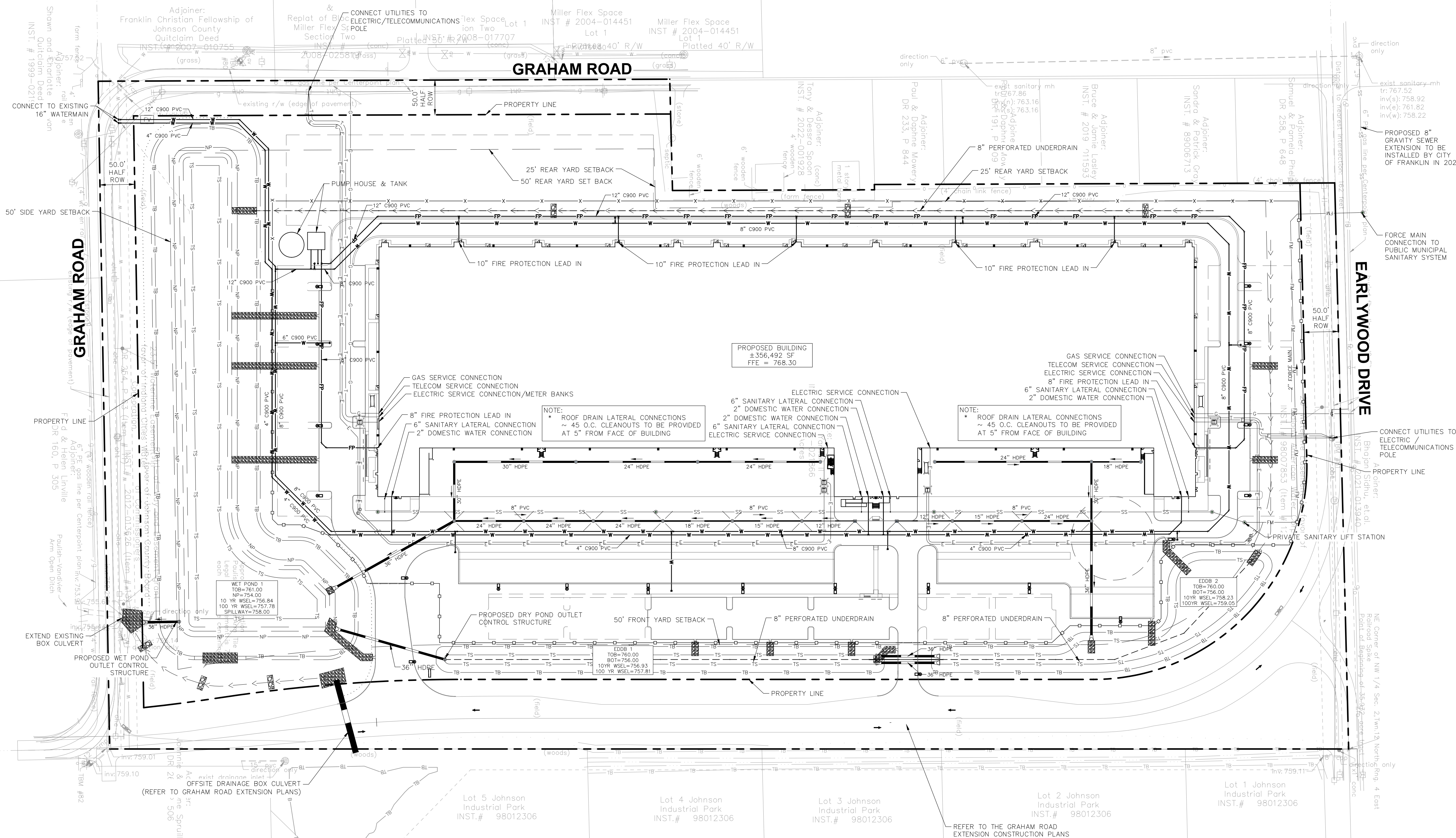
### GENERAL PLAN NOTES

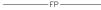
REFER TO GENERAL NOTES SHEET FOR MORE INFORMATION INCLUDING THE FOLLOWING: (EXISTING LEGEND, BENCHMARK INFORMATION, AND SPECIFIC GENERAL PLAN NOTES.)

### KEYMAP

|      |      |      |
|------|------|------|
| CX.4 | CX.5 | CX.6 |
| CX.1 | CX.2 | CX.3 |

|   |          |                 |               |                 |
|---|----------|-----------------|---------------|-----------------|
| SCALE:  | AS NOTED | DESIGNED BY CDC | DRAWN BY: KGP | CHECKED BY: BAS |
| BRYAN ALLEN S. REGISTERED PROFESSIONAL ENGINEER |          |                 |               |                 |
| COLD SUMMIT DEVELOPMENT                         |          |                 |               |                 |
| GRADING AND DRAINAGE PLAN                       |          |                 |               |                 |
| COLD SUMMIT FRANKLIN, IN                        |          |                 |               |                 |
| SEC GRAHAM RD & EARLYWOOD DR                    |          |                 |               |                 |
| ORIGINAL ISSUE: 11/3/2022                       |          |                 |               |                 |
| KHA PROJECT NO. 170350000                       |          |                 |               |                 |
| SHEET NUMBER C5.6                               |          |                 |               |                 |



|   |   |
|---|---|
|  | PROPOSED UNDERGROUND ELECTRIC LINE                              |
|  | PROPOSED GAS LINE (BY GAS COMPANY)                              |
|  | PROPOSED PHONE LINE   |
|  | PROPOSED ROOF DRAIN LINE  |
|  | PROPOSED UNDERDRAIN   |
|  | PROPOSED SWALE  |
|  | PROPOSED STORM SEWER LINE                                       |
|  | STRUCTURE ID  |
|  | PROPOSED STORM STRUCTURES                                       |
|  | PROPOSED SANITARY SEWER LINE                                    |
|  | PROPOSED SANITARY LATERAL LINE                                  |
|  | PROPOSED SANITARY MANHOLE                                       |
|  | PROPOSED STORM/SANITARY CLEANOUT                                |
|  | PROPOSED WATER LINE   |
|  | PROPOSED FIRE PROTECTION LINE                                   |
|  | PROPOSED WATER VALVE BOX, FIRE HYDRANT, FIRE DEPT CONN. & VAULT |
|  | PROPOSED WATER BENDS & TEE                                      |
|  | PROPOSED LIGHT POLE   |
|  | PROPOSED TRANSFORMER PAD (BY OTHERS)                            |

|   |                               |   |                     |               |
|---|-------------------------------|---|---------------------|---------------|
|    | STORM INLET                   |    | PS                  | PARKING SPACE |
|    | CURB INLET                    |    | H/C                 | PARKING SPACE |
|    | SANITARY SEWER MANHOLE (SSMH) |    | TRAFFIC SIGNAL POLE |               |
|    | STORM DRAIN MANHOLE (SDMH)    |    | LIGHT POLE          |               |
|    | TELEPHONE MANHOLE (TMH)       |    | TREE                |               |
|   | RIGHT OF WAY MONUMENT         |   | MAILBOX             |               |
|  | WATER VALVE                   |  | MONITOR WELL        |               |
|  | POWER POLE                    |   |                     |               |
|  | POWER METER                   |   |                     |               |
|  | TELEPHONE BOX/PEDESTAL        |   |                     |               |
|  | ELECTRICAL MANHOLE            |   |                     |               |
|   |                               |   |                     |               |
| _____FIB_____   | UNDERGROUND FIBER OPTIC       |   |                     |               |
| _____CBL_____   | UNDERGROUND CABLE             |   |                     |               |
| _____ [E] _____   | UNDERGROUND ELECTRIC          |   |                     |               |
| _____ . . . . _____   | DITCH FLOWLINE                |   |                     |               |
| _____SD_____  | STORM DRAIN                   |   |                     |               |
| _____SS_____  | SEWER LINE                    |   |                     |               |
| _____GAS_____   | GAS LINE                      |   |                     |               |
| _____W_____   | WATER LINE                    |   |                     |               |

**SITE BENCHMARKS:**  
(LOCATIONS SHOWN ON SURVEY)  
BENCHMARK INFORMATION (NAVD 88 DATUM)

BENCHMARK ELEVATIONS WERE ESTABLISHED FROM GPS OBSERVATIONS OF THE IDENTIFIED BASE STATION DESCRIBED WITHIN. AN NGS OPS SOLUTION (FILE #0229217) WAS OBTAINED AND USED TO CONTROL THE PROJECT'S VERTICAL DATUM. THE ELEVATIONS WERE THEN TRANSFERRED TO THE SITE USING DIFFERENTIAL LEVELING.

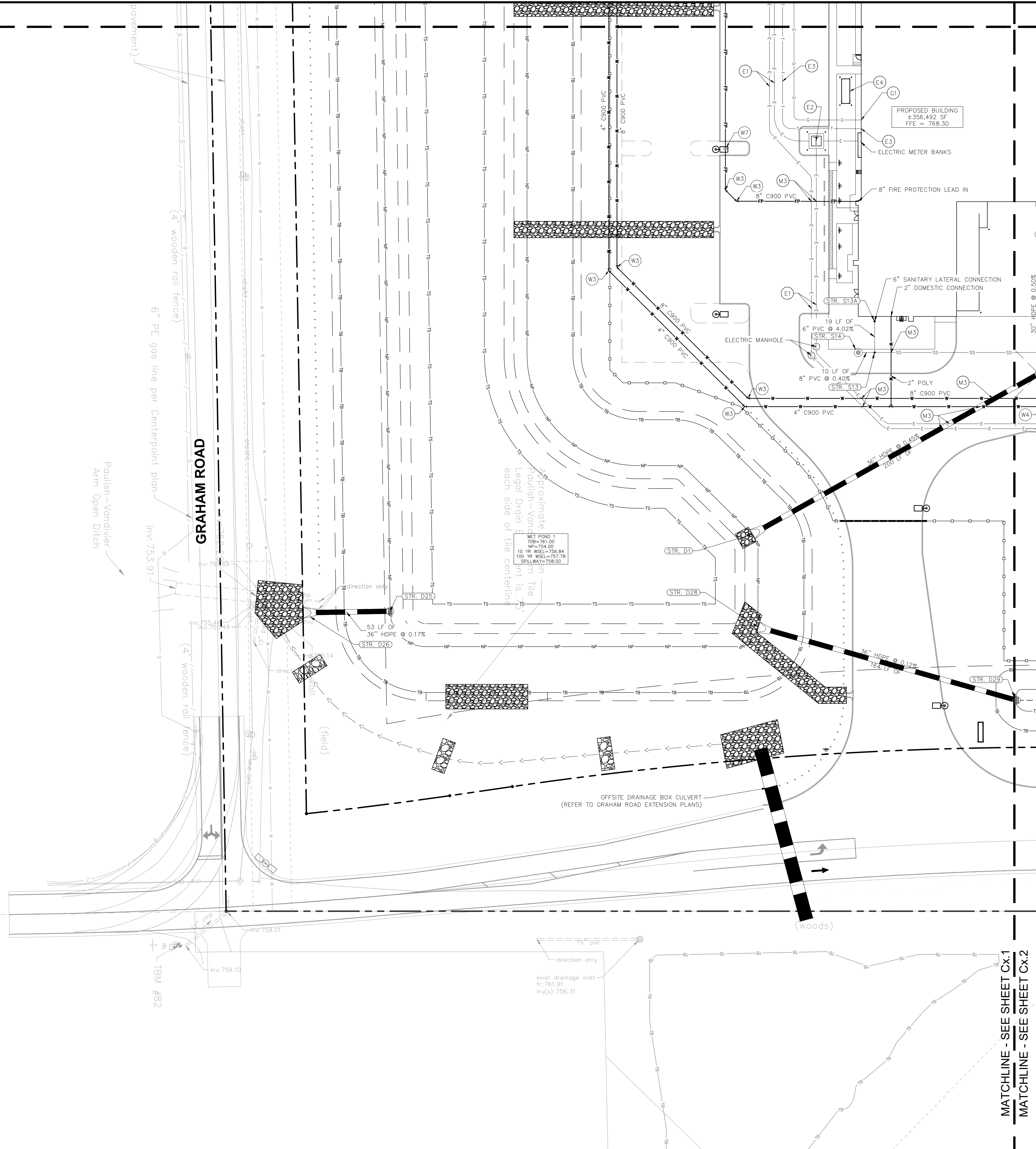
**TBM #30**  
TOP OF CUT "X" SET ON EAST MOST BONNET BOLT ONT HE TOP FLANGE OF A HYDRANT LOCATED 10'± WEST OF CR 225 EAST AND OFFSITE IMPACT CHRYSTAL CHURCH.  
ELEV: 761.30'

**TBM #31**  
TOP OF MAG SPIKE SET 1' UP ON THE NORTH SIDE OF COMBINATION POLE LOCATED 5'± SOUTH OF CR 300 NORTH AT THE CENTERLINE OF SITE (POLE #817003).  
ELEV: 768.00'

**TBM #32**  
TOP OF MAG SPIKE SET 1' UP ON THE WEST SIDE OF WOOD FENCE POST LOCATED 5'± EAST OF CR 225 EAST AND DRIVEWAY ON CORNER.  
ELEV: 761.54'

REFER TO GENERAL NOTES SHEET FOR MORE INFORMATION INCLUDING THE FOLLOWING: (EXISTING LEGEND, BENCHMARK INFORMATION, AND SPECIFIC GENERAL PLAN NOTES.)

MATCHLINE - SEE SHEET Cx.4  
MATCHLINE - SEE SHEET Cx.1

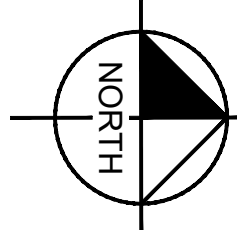


MATCHLINE - SEE SHEET Cx.1  
MATCHLINE - SEE SHEET Cx.2

**MATCHLINE - SEE SHEET Cx.2**

Indiana Utilities Protection Service

**Call 811**  
before you dig

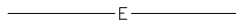
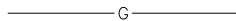
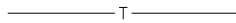
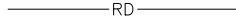
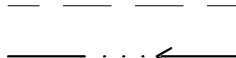

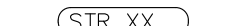

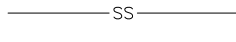


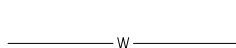



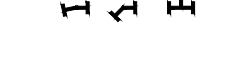





GRAPHIC SCALE IN FEET

0 15' 30' 60'

A horizontal scale bar with four segments. The first segment (0 to 15 feet) is white. The second segment (15 to 30 feet) is black. The third segment (30 to 45 feet) is white. The fourth segment (45 to 60 feet) is black. The total length is 60 feet.

## UTILITY LEGEND

|   |   |
|---|---|
|  | PROPOSED UNDERGROUND ELECTRIC LINE  |
|  | PROPOSED GAS LINE (BY GAS COMPANY)  |
|  | PROPOSED PHONE LINE   |
|  | PROPOSED ROOF DRAIN LINE  |
|  | PROPOSED UNDERDRAIN   |
|  | PROPOSED SWALE  |
|  | PROPOSED STORM SEWER LINE   |
|  | STRUCTURE ID  |
|  | PROPOSED STORM STRUCTURES   |
|  | PROPOSED SANITARY SEWER LINE  |
|  | PROPOSED SANITARY LATERAL LINE  |
|  | PROPOSED SANITARY MANHOLE   |
|  | PROPOSED STORM/SANITARY CLEANOUT  |
|  | PROPOSED WATER LINE   |
|  | PROPOSED FIRE PROTECTION LINE   |
|  | PROPOSED WATER VALVE BOX, PIV, METER<br>FIRE HYDRANT, FIRE DEPT CONN. & VAULT |
|  | PROPOSED WATER BENDS & TEE  |
|  | PROPOSED LIGHT POLE   |
|  | PROPOSED TRANSFORMER PAD<br>(BY OTHERS)                                       |

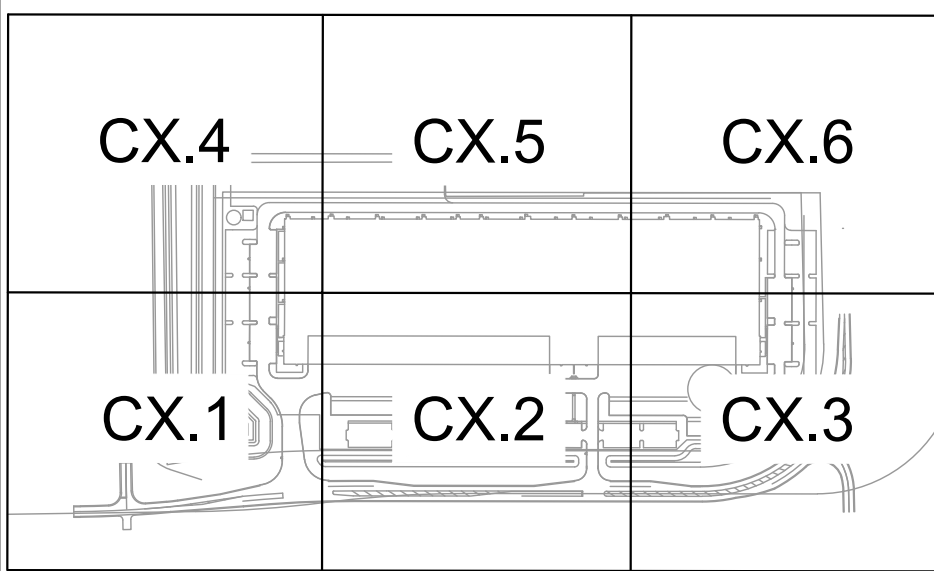
## KEY NOTES

- (D) DRAINAGE STORM SEWER
- D1. ROOF DRAIN CLEANOUT
  - D2. ROOF DRAIN LINE
  - D3. CONNECT ROOF DRAIN TO STRUCTURE
  - D4. PERFORATED UNDERDRAIN
- (5) SANITARY SEWER
- S1. SANITARY CLEANOUT
  - S2. SANITARY LATERAL LINE
  - S3. SANITARY LINE
- (W) WATER LINE
- W1. FIRE HYDRANT AND VALVE ASSEMBLY
  - W2. WATER TEE
  - W3. WATER BEND
  - W4. GATE VALVE
  - W5. DOMESTIC METER PIT
  - W6. FIRE DEPT CONNECTION (FDC)
  - W7. POST INDICATOR VALVE (PIV)
  - W8. CONNECT TO EXISTING WATER (TAP OR TEE)
  - W9. WATER LINE
  - W10. WATER VAULT
- (C) GAS LINE
- G1. GAS SERVICE LINE
  - (E) ELECTRIC / TELEPHONE / CABLE
  - E1. TWO (2) FOUR 4" ELECTRIC SERVICE CONDUIT LINES
  - E2. ELECTRIC TRANSFORMER
  - E3. TELECOMMUNICATIONS LINE
  - E4. ELECTRIC GENERATOR (SEE ELECTRIC PLANS FOR DETAIL)
- (M) MISCELLANEOUS
- M1. CONTRACTOR TO COORDINATE CONNECTION WITH UTILITY PROVIDER.
  - M2. CONTRACTOR TO FIELD VERIFY LOCATION, DEPTH AND SIZE OF EXISTING UTILITY TO ENSURE CONFLICTS DO NOT EXIST WITH PROPOSED UTILITIES.
  - M3. POTENTIAL UTILITY CONFLICT. ALL (WATER, SANITARY, DRAINAGE STORM) CROSSINGS TO HAVE 18" MIN. VERTICAL CLEARANCE. ALL WATER SERVICE LINES TO REMAIN PERPENDICULAR AT CROSSING IN SUCH THAT IT FORMS AN ANGLE BETWEEN 45° AND 90°.
- NOTE: CONTRACTOR TO VERIFY WATER, SANITARY, GAS, & ETC LOCATIONS SIZES AND TYPES WITH MEP PLANS PRIOR TO ORDERING MATERIALS.

## GENERAL PLAN NOTES

REFER TO GENERAL NOTES SHEET FOR MORE INFORMATION INCLUDING THE FOLLOWING: (EXISTING LEGEND, BENCHMARK INFORMATION, AND SPECIFIC GENERAL PLAN NOTES.)

## KEYMAP



## UTILITY PLAN

COLD SUMMIT  
FRANKLIN, IN  
SEC GRAHAM RD & EARLYWOOD DR

ORIGINAL ISSUE:  
11/3/2022


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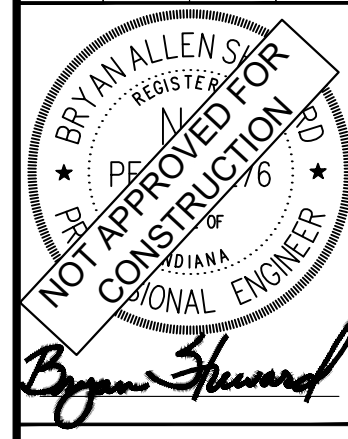
KHA PROJECT NO.  
170350000

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SHEET NUMBER

C6.1

|                  |          |  |
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| SCALE:           | AS NOTED |  <p>© 2022 KIMLEY-HORN AND ASSOCIATES, INC.<br/>         250 EAST 96TH STREET, SUITE 580,<br/>         INDIANAPOLIS, IN 46240<br/>         PHONE: 317-218-9560<br/>         WWW.KIMLEY-HORN.COM</p> |
| DESIGNED BY: CDC |          |  |
| DRAWN BY: KGP    |          |  |
| CHECKED BY: BAS  |          |  |
|                  |          |  |



COLD SUMMIT DEVELOPMENT

| NO | REVISIONS | DATE | BY |
|----|-----------|------|----|
|----|-----------|------|----|

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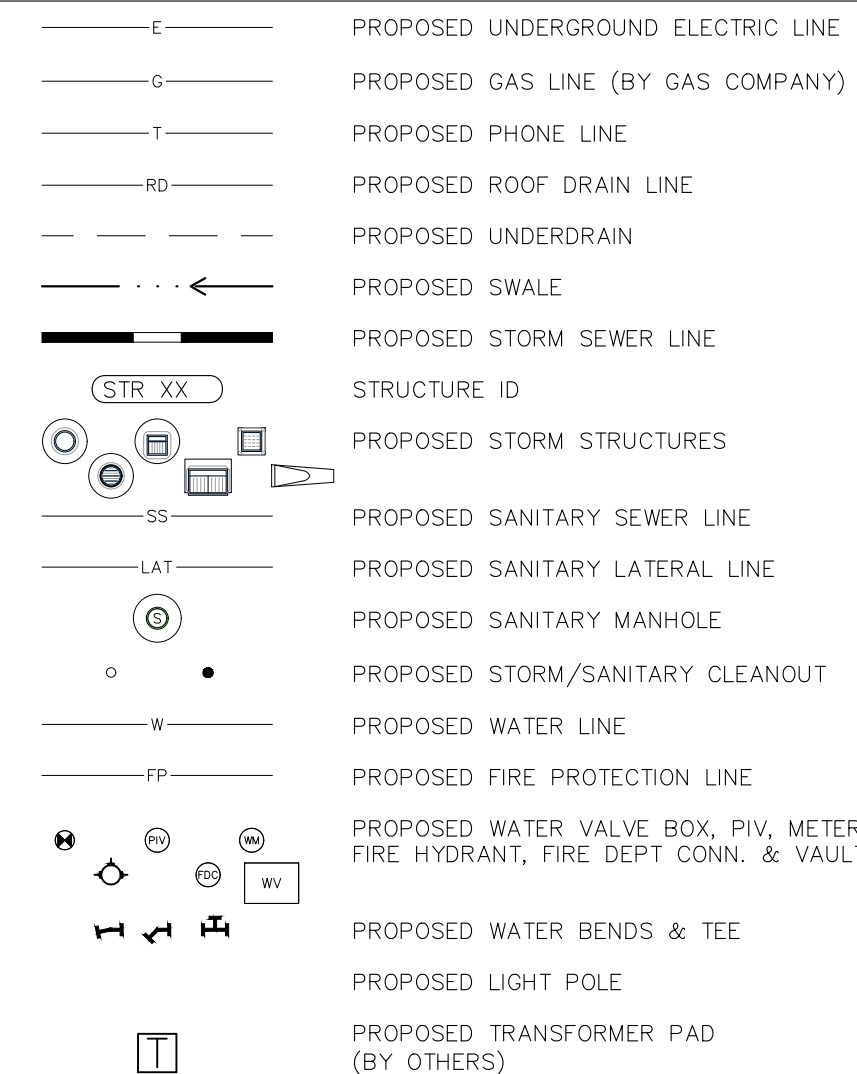
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LOT 1  
28.81 ACRES

## UTILITY LEGEND



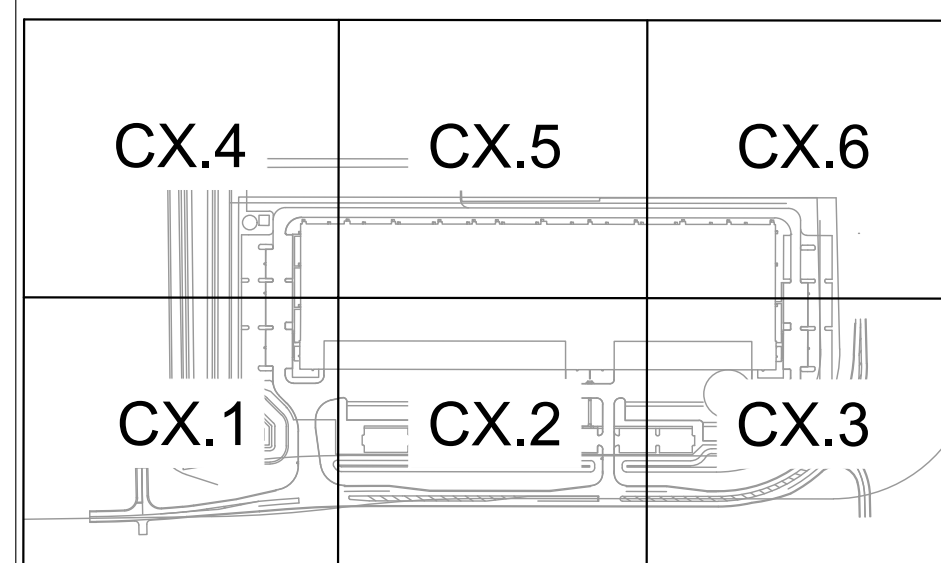
## KEY NOTES

- (D) DRAINAGE / STORM / SEWER
- D1. ROOF DRAIN CLEANOUT
  - D2. ROOF DRAIN LINE
  - D3. CONNECT ROOF DRAIN TO STRUCTURE
  - D4. PERFORATED UNDERDRAIN
- (S) SANITARY SEWER
- S1. SANITARY CLEANOUT
  - S2. SANITARY LATERAL LINE
  - S3. SANITARY LINE
- (W) WATER LINE
- W1. FIRE HYDRANT AND VALVE ASSEMBLY
  - W2. WATER TEE
  - W3. WATER BEND
  - W4. GATE VALVE
  - W5. DOMESTIC METER PIT
  - W6. FIRE DEPT CONNECTION (FDC)
  - W7. POST INDICATOR VALVE (PIV)
  - W8. CONNECT TO EXISTING WATER (TAP OR TEE)
  - W9. WATER LINE
  - W10. WATER VALVE
- (G) GAS LINE
- G1. GAS SERVICE LINE
- (E) ELECTRIC // TELEPHONE // CABLE
- E1. TWO (2) FOUR (4) ELECTRIC SERVICE CONDUIT LINES
  - E2. ELECTRIC TRANSFORMER
  - E3. TELECOMMUNICATIONS LINE
  - E4. ELECTRIC GENERATOR (SEE ELECTRIC PLANS FOR DETAIL)
- (M) MISCELLANEOUS
- M1. CONTRACTOR TO COORDINATE CONNECTION WITH UTILITY PROVIDER.
  - M2. CONTRACTOR TO FIELD VERIFY LOCATION, DEPTH AND SIZE OF EXISTING UTILITY TO ENSURE CONFLICTS DO NOT EXIST WITH PROPOSED UTILITIES.
  - M3. POTENTIAL UTILITY CONFLICT. ALL (WATER, SANITARY, DRAINAGE STORM) CROSSINGS TO HAVE 18" MIN. VERTICAL CLEARANCE. ALL WATER SERVICE LINES TO REMAIN PERPENDICULAR AT CROSSING IN SUCH THAT IT FORMS AN ANGLE BETWEEN 45° AND 90°.
- NOTE: CONTRACTOR TO VERIFY WATER, SANITARY, GAS, & ETC LOCATION, SIZES AND TYPES WITH MEP PLANS PRIOR TO ORDERING MATERIALS.

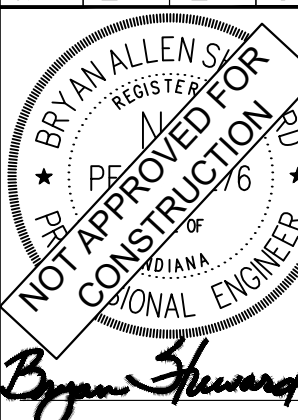
## GENERAL PLAN NOTES

REFER TO GENERAL NOTES SHEET FOR MORE INFORMATION INCLUDING THE FOLLOWING: (EXISTING LEGEND, BENCHMARK INFORMATION, AND SPECIFIC GENERAL PLAN NOTES.)

## KEYMAP



|              |          |   |
|--------------|----------|---|
| SCALE:       | AS NOTED |  <b>Kimley-Horn</b><br>© 2022 KIMLEY-HORN AND ASSOCIATES, INC.<br>250 EAST 96TH STREET, SUITE 580,<br>INDIANAPOLIS, IN 46240<br>PHONE: 317-218-9960<br>WWW.KIMLEY-HORN.COM |
| DESIGNED BY: | CDC      |   |
| DRAWN BY:    | KGP      |   |
| CHECKED BY:  | BAS      |   |



COLORED SLIMMITS DEVELOPMENT

# UTILITY PLAN

COLD SUMMIT  
FRANKLIN, IN  
SEC GRAHAM RD & EARLYWOOD DR

|                              |
|------------------------------|
| ORIGINAL ISSUE:<br>11/3/2022 |
| KHA PROJECT NO.<br>170350000 |
| SHEET NUMBER                 |

C6.2

Drawing name: K:\NDO\_DEV\70350000\_cdd-summits-franklin-1-2\_Design\CADD\plan sheets\C61-UTILITY PLAN.dwg      Nov 03, 2022      2:36pm      by KatePolack  
 Drawing number: K:\NDO\_DEV\70350000\_cdd-summits-franklin-1-2\_Design\CADD\plan sheets\C61-UTILITY PLAN.dwg  
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MATCHLINE - SEE SHEET Cx.1  
MATCHLINE - SEE SHEET Cx.2

MATCHLINE - SEE SHEET Cx.2  
MATCHLINE - SEE SHEET Cx.3

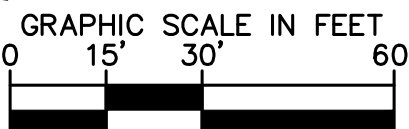
— — — — —  
MATCHLINE - SEE SHEET Cx.3

MATCHLINE - SEE SHEET Cx.3



MATCHLINE - SEE SHEET Cx.3

**Call 811**   
before you dig



|   |   |
|---|---|
|  | PROPOSED UNDERGROUND ELECTRIC LINE  |
|  | PROPOSED GAS LINE (BY GAS COMPANY)  |
|  | PROPOSED PHONE LINE   |
|  | PROPOSED ROOF DRAIN LINE  |
|  | PROPOSED UNDERDRAIN   |
|  | PROPOSED SWALE  |
|  | PROPOSED STORM SEWER LINE   |
|  | STRUCTURE ID  |
|  | PROPOSED STORM STRUCTURES   |
|  | PROPOSED SANITARY SEWER LINE  |
|  | PROPOSED SANITARY LATERAL LINE  |
|  | PROPOSED SANITARY MANHOLE   |
|  | PROPOSED STORM/SANITARY CLEANOUT  |
|  | PROPOSED WATER LINE   |
|  | PROPOSED FIRE PROTECTION LINE   |
|  | PROPOSED WATER VALVE BOX, PIV, METER<br>FIRE HYDRANT, FIRE DEPT CONN. & VAULT |
|  | PROPOSED WATER BENDS & TEE  |
|  | PROPOSED LIGHT POLE   |
|  | PROPOSED TRANSFORMER PAD<br>(BY OTHERS)                                       |

(

- NOTE: CONTRACTOR TO VERIFY WATER, SANITARY, GAS, & ETC LOCATIONS, SIZES AND TYPES WITH MEP PLANS PRIOR TO ORDERING MATERIALS.

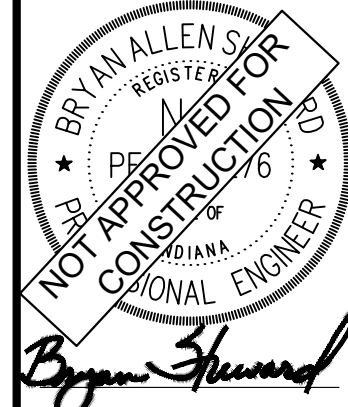
REFER TO GENERAL NOTES SHEET FOR MORE INFORMATION INCLUDING THE FOLLOWING: (EXISTING LEGEND, BENCHMARK INFORMATION, AND SPECIFIC GENERAL PLAN NOTES.)

### C6.3

# UTILITY PLAN



COLD SUMMIT DEVELOPMENT



Kimlev»Horn

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INDIANAPOLIS, IN 46240  
PHONE: 317-218-9560  
WWW.KIMLEY-HORN.COM

SCALE:

DESIGNED BY: CDC

DRAWN BY: KGP

CHECKED BY: BAS

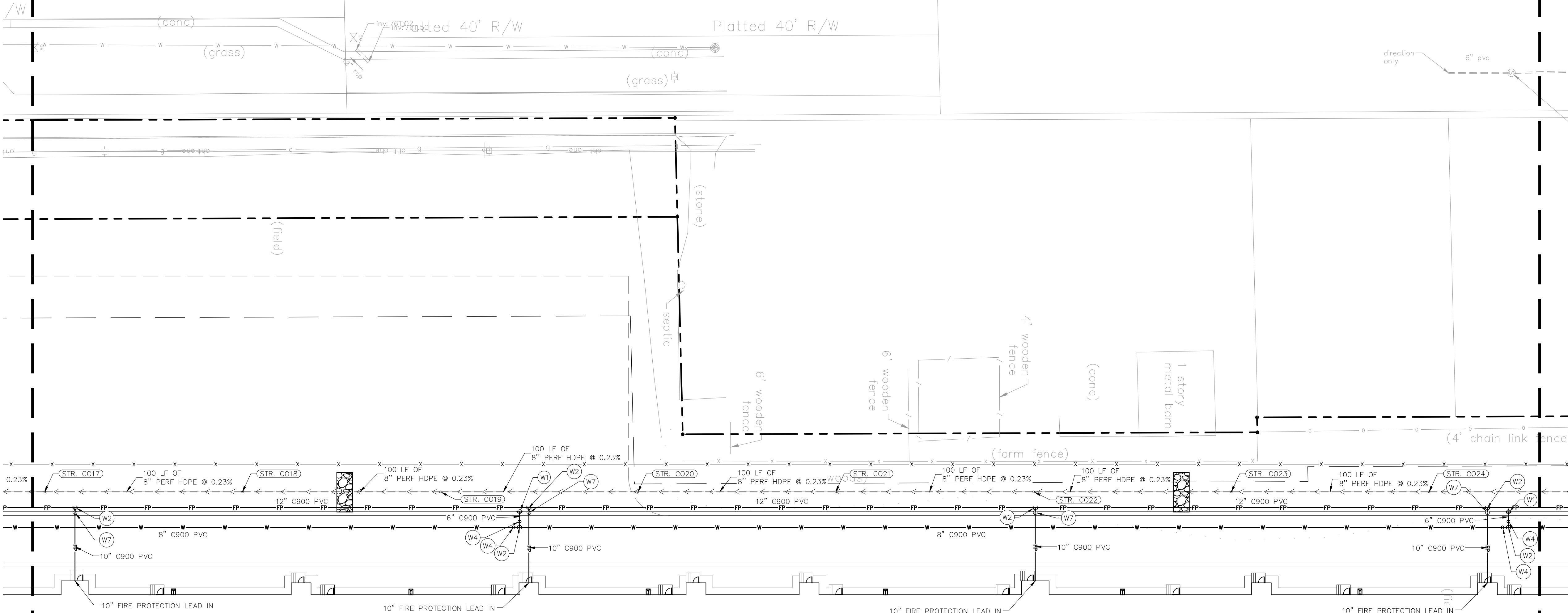
REVISIONS

No



Drawing name: K:\IND\_LEV\170350000\_cold-summit-franklin\_in\2\_Design\CADD\plansheets\C6.1-UTILITY PLAN.dwg C6.5 Nov 03, 2022 2:36pm by Kate Polack  
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MATCHLINE - SEE SHEET Cx.4  
MATCHLINE - SEE SHEET Cx.5



PROPOSED BUILDING  
±356,492 SF  
FFE = 768.30

LOT 1  
[28.51 ACRES]

MATCHLINE - SEE SHEET Cx.5  
MATCHLINE - SEE SHEET Cx.2

MATCHLINE - SEE SHEET Cx.5  
MATCHLINE - SEE SHEET Cx.6

Indiana Utilities Protection Service

**Call 811**  
before you dig

**GRAPHIC SCALE IN FEET**  
0 15' 30' 60'

**NORTH**

### UTILITY LEGEND

|        |                                       |
|--------|---------------------------------------|
| —E—    | PROPOSED UNDERGROUND ELECTRIC LINE    |
| —G—    | PROPOSED GAS LINE (BY GAS COMPANY)    |
| —T—    | PROPOSED PHONE LINE                   |
| —RD—   | PROPOSED ROOF DRAIN LINE              |
| —UD—   | PROPOSED UNDERDRAIN                   |
| —SW—   | PROPOSED SWALE                        |
| —SS—   | PROPOSED STORM SEWER LINE             |
| STR XX | STRUCTURE ID                          |
| SS     | PROPOSED STORM STRUCTURES             |
| SS     | PROPOSED SANITARY SEWER LINE          |
| LAT    | PROPOSED SANITARY LATERAL LINE        |
| SS     | PROPOSED SANITARY MANHOLE             |
| SS     | PROPOSED STORM/SANITARY CLEANOUT      |
| W      | PROPOSED WATER LINE                   |
| FP     | PROPOSED FIRE PROTECTION LINE         |
| W      | PROPOSED WATER VALVE BOX, PIV, METER  |
| W      | FIRE HYDRANT, FIRE DEPT CONN. & VAULT |
| W      | PROPOSED WATER BENDS & TEE            |
| W      | PROPOSED LIGHT POLE                   |
| W      | PROPOSED TRANSFORMER PAD (BY OTHERS)  |

### KEY NOTES

(D) DRAINAGE STORM SEWER  
D1. ROOF DRAIN CLEANOUT  
D2. ROOF DRAIN LINE  
D3. CONNECT ROOF DRAIN TO STRUCTURE  
D4. PERFORATED UNDERDRAIN  
(S) SANITARY SEWER  
S1. SANITARY CLEANOUT  
S2. SANITARY LATERAL LINE  
S3. SANITARY LINE  
(W) WATER LINE  
W1. FIRE HYDRANT AND VALVE ASSEMBLY  
W2. WATER TEE  
W3. WATER BEND  
W4. GATE VALVE  
W5. DOMESTIC METER PIT  
W6. FIRE DEPT CONNECTION (FDC)  
W7. POST INDICATOR VALVE (PIV)  
W8. CONNECT TO EXISTING WATER (TAP OR TEE)  
W9. WATER LINE  
W10. WATER VAULT  
(G) GAS LINE  
G1. GAS SERVICE LINE  
(E) ELECTRIC / TELEPHONE / CABLE  
E1. TWO (2) FOUR 4" ELECTRIC SERVICE CONDUIT LINES  
E2. ELECTRIC TRANSFORMER  
E3. TELECOMMUNICATIONS LINE  
E4. ELECTRIC GENERATOR (SEE ELECTRIC PLANS FOR DETAIL)  
(M) MISCELLANEOUS  
M1. CONTRACTOR TO COORDINATE CONNECTION WITH UTILITY PROVIDER.  
M2. CONTRACTOR TO FIELD VERIFY LOCATION, DEPTH AND SIZE OF EXISTING UTILITY TO ENSURE CONFLICTS DO NOT EXIST WITH PROPOSED UTILITIES.  
M3. POTENTIAL UTILITY CONFLICT. ALL (WATER, SANITARY, DRAINAGE STORM) CROSSINGS TO HAVE 18" MIN. VERTICAL CLEARANCE. ALL WATER SERVICE LINES TO REMAIN PERPENDICULAR AT CROSSING IN SUCH THAT IT FORMS AN ANGLE BETWEEN 45° AND 90°.

NOTE: CONTRACTOR TO VERIFY WATER, SANITARY, GAS, & ETC LOCATIONS, SIZES AND TYPES WITH MEP PLANS PRIOR TO ORDERING MATERIALS.

### GENERAL PLAN NOTES

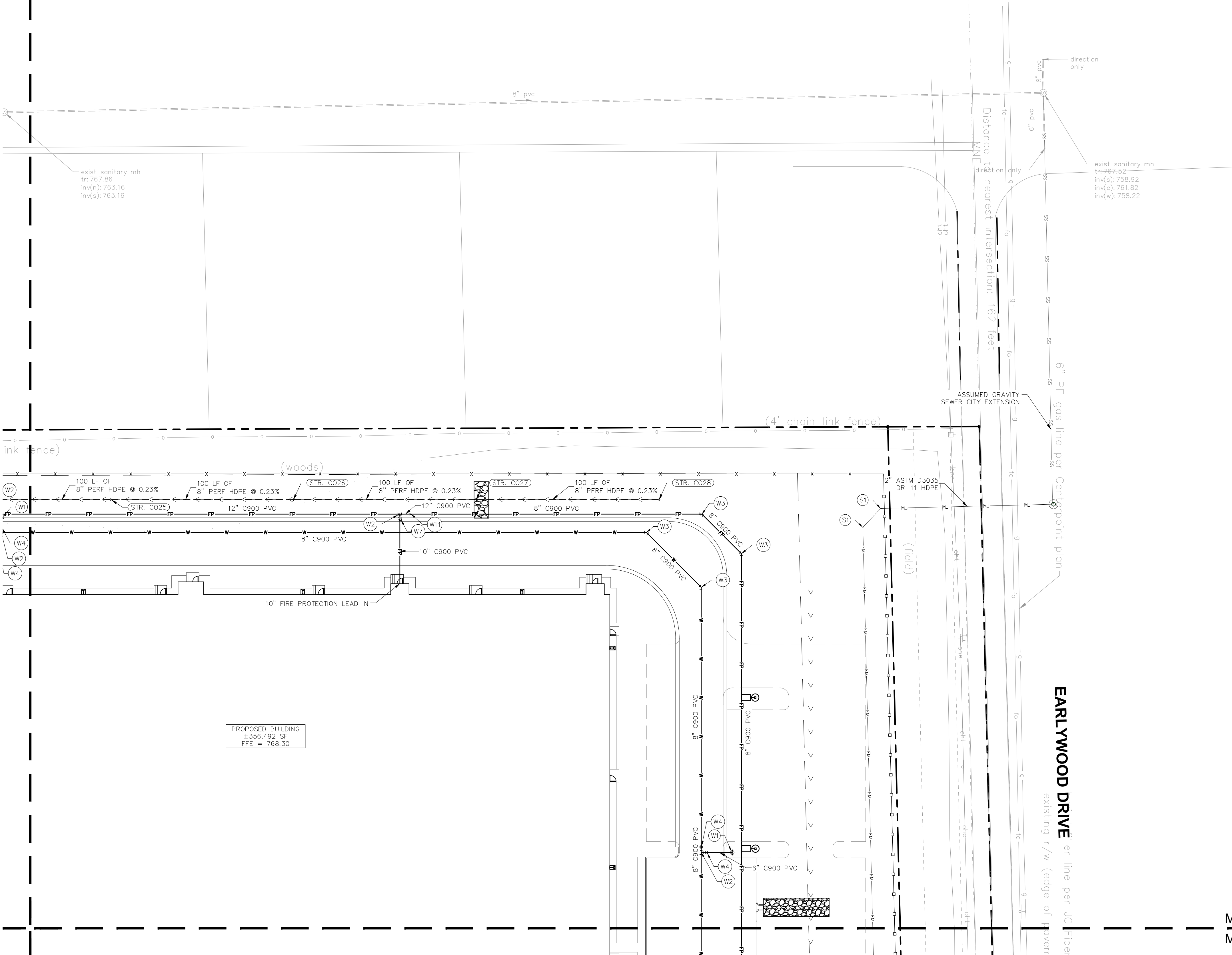
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### KEYMAP

|   |                 |               |                 |
|---|-----------------|---------------|-----------------|
| SCALE: AS NOTED   | DESIGNED BY CDC | DRAWN BY: KGP | CHECKED BY: BAS |
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| <b>BRYAN ALLEN S. HESTER</b><br>REGISTERED PROFESSIONAL ENGINEER<br>STATE OF INDIANA<br>NOT APPROVED FOR CONSTRUCTION<br><i>Bryan Hester</i>      |                 |               |                 |
| <b>COLD SUMMIT DEVELOPMENT</b>  |                 |               |                 |
| <b>UTILITY PLAN</b>   |                 |               |                 |
| <b>COLD SUMMIT FRANKLIN, IN</b><br>SEC GRAHAM RD & EARLYWOOD DR   |                 |               |                 |
| ORIGINAL ISSUE:<br>11/3/2022  |                 |               |                 |
| KHA PROJECT NO.<br>170350000  |                 |               |                 |
| SHEET NUMBER<br><b>C6.5</b>   |                 |               |                 |

Drawing name: K:\IND\_LEV\170350000\_cold-summit-franklin\_in\2\_Design\CADD\plansheets\C6.1-UTILITY PLAN.dwg Cx.6 Nov 03, 2022 2:36pm by KatePolack  
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MATCHLINE - SEE SHEET Cx.5  
MATCHLINE - SEE SHEET Cx.6



Indiana Utilities Protection Service

**Call 811**  
before you dig

NORTH

GRAPHIC SCALE IN FEET  
0 15' 30' 60'

| UTILITY LEGEND |   |
|----------------|---|
|                | PROPOSED UNDERGROUND ELECTRIC LINE  |
|                | PROPOSED GAS LINE (BY GAS COMPANY)  |
|                | PROPOSED PHONE LINE   |
|                | PROPOSED ROOF DRAIN LINE  |
|                | PROPOSED UNDERDRAIN   |
|                | PROPOSED SWALE  |
|                | PROPOSED STORM SEWER LINE   |
|                | STRUCTURE ID  |
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|                | PROPOSED SANITARY SEWER LINE  |
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|                | PROPOSED FIRE PROTECTION LINE   |
|                | PROPOSED WATER VALVE BOX, PIV, METER<br>FIRE HYDRANT, FIRE DEPT CONN. & VAULT |
|                | PROPOSED WATER BENDS & TEE  |
|                | PROPOSED LIGHT POLE   |
|                | PROPOSED TRANSFORMER PAD<br>(BY OTHERS)                                       |

KEY NOTES

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D1. ROOF DRAIN CLEANOUT  
D2. ROOF DRAIN LINE  
D3. CONNECT ROOF DRAIN TO STRUCTURE  
D4. PERFORATED UNDERDRAIN

(S) SANITARY SEWER

S1. SANITARY CLEANOUT  
S2. SANITARY LATERAL LINE  
S3. SANITARY LINE

(W) WATER LINE

W1. FIRE HYDRANT AND VALVE ASSEMBLY  
W2. WATER TEE  
W3. WATER BEND  
W4. GATE VALVE  
W5. DOMESTIC METER PIT  
W6. FIRE DEPT CONNECTION (FDC)  
W7. POST INDICATOR VALVE (PIV)  
W8. CONNECT TO EXISTING WATER (TAP OR TEE)  
W9. WATER LINE  
W10. WATER VAULT

(G) GAS LINE

G1. GAS SERVICE LINE

(E) ELECTRIC / TELEPHONE / CABLE

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KEYMAP

SCALE: AS NOTED  
DESIGNED BY CDC  
DRAWN BY: KGP  
CHECKED BY: BAS

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INDIANAPOLIS, IN 46240  
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Bryan Allen S. Webster  
Professional Engineer

COLD SUMMIT DEVELOPMENT

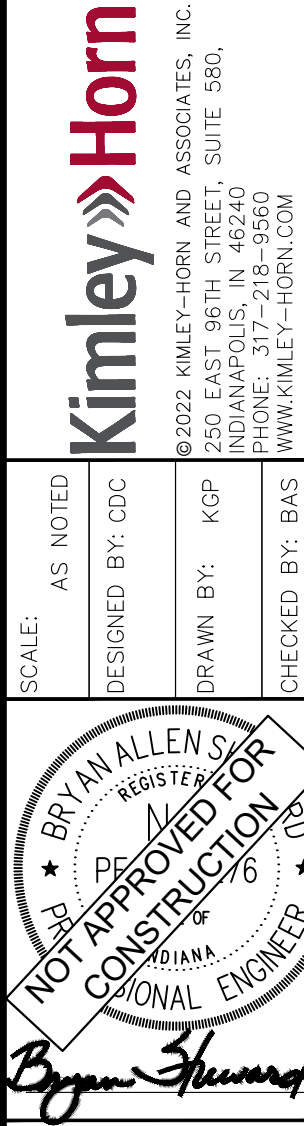
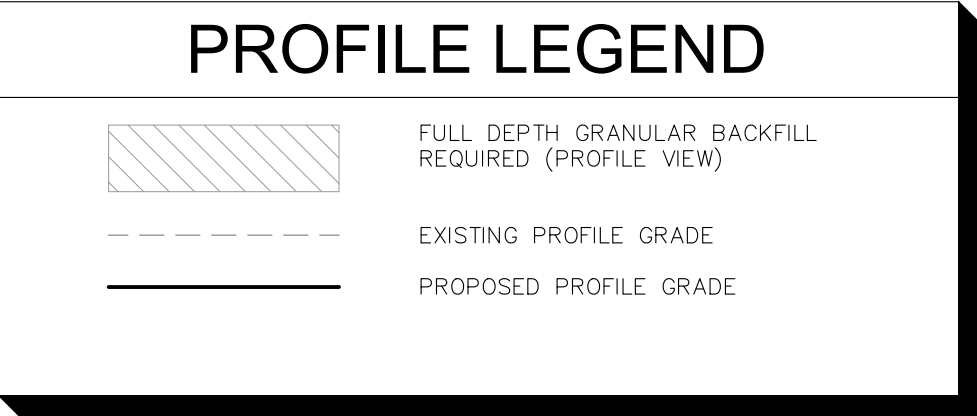
UTILITY PLAN

COLD SUMMIT  
FRANKLIN, IN  
SEC GRAHAM RD & EARLYWOOD DR

ORIGINAL ISSUE:  
11/3/2022  
KHA PROJECT NO.  
170350000  
SHEET NUMBER  
**C6.6**

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MATCHLINE - SEE SHEET Cx.3

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# UTILITY PROFILES

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11/3/2022  
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**C6.7**