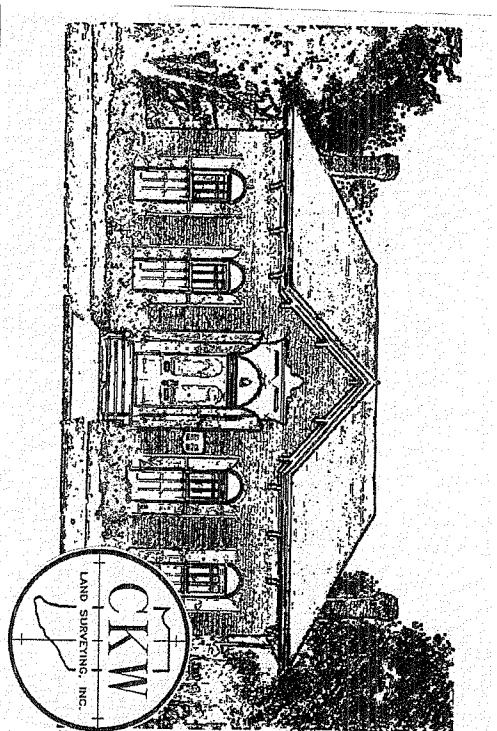


Neville Storage Building

Drainage Statement

Lot 4, Johnson Industrial Subdivision
3030 RJ Parkway, Franklin



CKW Land Surveying
Franklin, Indiana

Date
July 17th, 2013

Neville Storage Building

Location

Site is on the West Side of RJ Parkway, approximately 850 foot South of County Rd 300 N (Earlywood Dr), and approximately 1,250 foot Southeast of the intersection of Earlywood Drive & Graham Roads.

Current Conditions

The proposed site is located within a platted subdivision. Said subdivision has public streets, sewers, and other municipal improvements. The current site is grass covered, with some small brush along the north and west property lines. The storm water conveyances exist along the east, north, and west property lines, and appear to be in satisfactory operating condition. While a small portion of the subject lot drains to the front swale - ditch, the majority of the site drains west to south, were it is contained by grass covered ditch to a pond, equipped with outlet structure.

Proposed Improvements

The Platted Lot is approximately 87,200 Sq Ft, we initially used 91,600 Sq Ft to account for possible off-site runoff. Our current hard surface comes in at approximately 41,700 Sq Ft, or about a 48% coverage, well under the allotted IBD maximum of 75%, or 65,400 Sq Ft. In addition the majority of surface will have some permeability, water quality will be provided through a grass covered water conveyance, and the subdivisions storm water detention system.

Statement

The proposed improvements as designed are well within the design criteria for a platted subdivision. Detention, and water quality will be addressed within the subdivisions storm system.

PROPOSED DRAINAGE CONDITIONS:

The proposed future impervious surface and lawn conversions from the existing condition the proposed new condition will impact the future flow rates as indicated herein.

Rainfall			
Depth @ 24 hour duration	2-Year (in)	10-Year (in)	100-Year (in)
24 Hour	2.64	4.08	6.00

Rainfall			
Intensities @ ½ hour duration	2-Year (in/hr)	10-Year (in/hr)	100-Year (in/hr)
24 Hour	1.98	3.09	4.50

POST-			
Development Urban Runoff Coefficients	"C"	Area (sf)	Area (acres)
Impervious	0.90	7,700	0.17
Lawn	0.20	49,900	1.15
Gravel	0.75	34,000	0.78
Composite	0.46		2.10

POST-Development			
discharge rates	2-Year (cfs)	10-Year (cfs)	100-Year (cfs)
Q = C I A	1.91	2.98	4.35

EXISTING DRAINAGE CONDITIONS:

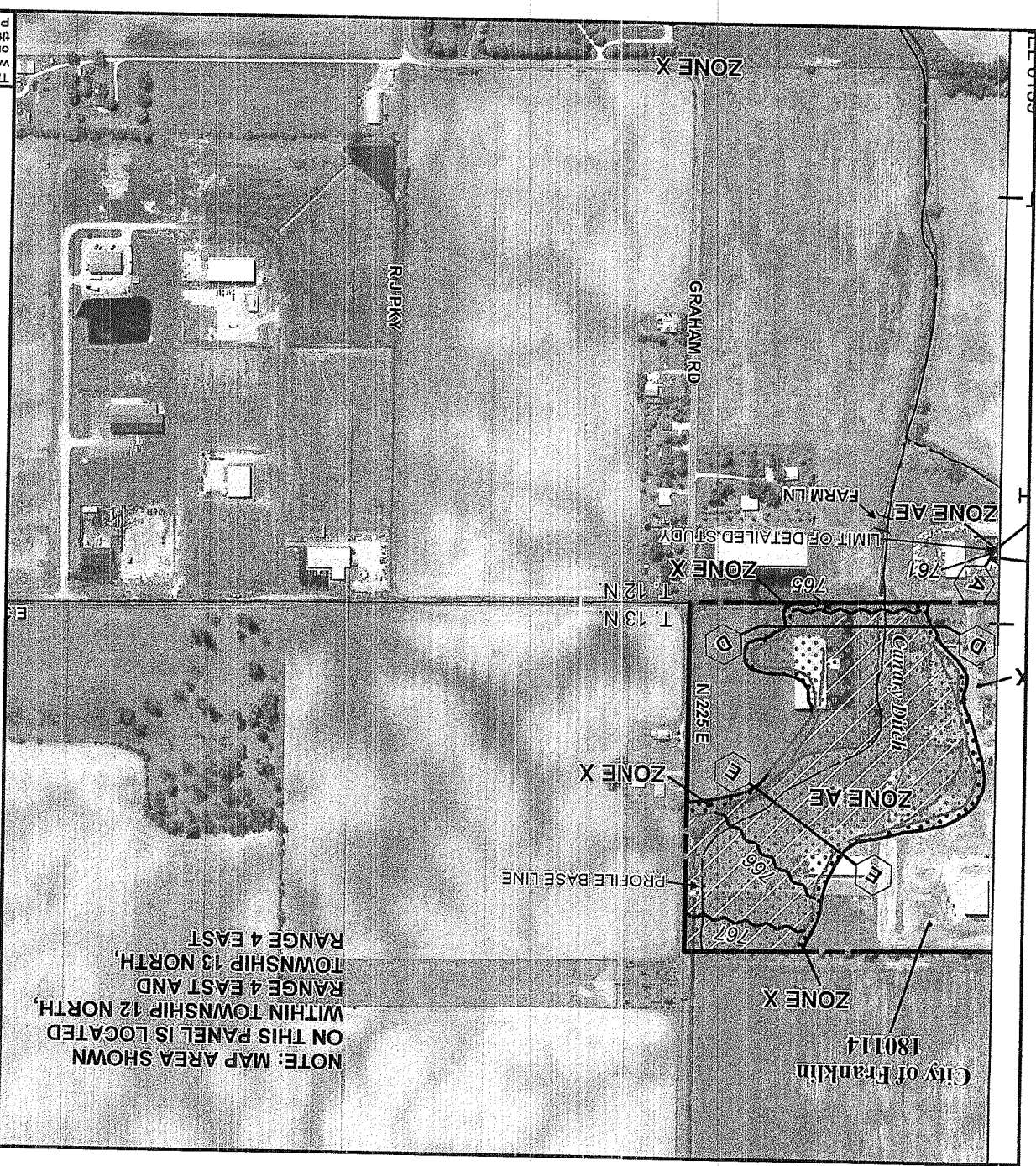
This project is located on an existing 91,600 square feet site in grass and weeds. Time of concentration utilized for the rainfall intensity analysis for this report is 30 minutes (1/2 hour).

Rainfall Depth @ 24 hour duration	2-Year (in)	10-Year (in)	100-Year (in)
24 Hour	2.64	4.08	6.00

Rainfall Intensities @ ½ hour duration	2-Year (in/hr)	10-Year (in/hr)	100-Year (in/hr)
24 Hour	1.98	3.09	4.50

PRE- Development Urban Runoff Coefficients	"C"	Area (sf)	Area (acres)
Cult. Row Crops	0.50	0	0
Grass & Weeds	0.20	91,600	2.10
Woodlands	0.15	0	0
Composite	0.20		2.10

PRE-Development discharge rates	2-Year (cfs)	10-Year (cfs)	100-Year (cfs)
Q = C i A	0.83	1.30	1.89



FIRM

FLOOD INSURANCE RATE MAP

JOHNSON COUNTY, INDIANA

AND INCORPORATED AREAS

PANEL 143 OF 352

(SEE MAP INDEX FOR FIRM PANEL LAYOUT)

CONTAINS:

COMMUNITY	JOHNSON COUNTY
FRANKLIN, CITY OF	180114 0143 D
NUMBER	180111 0143 D
PANEL SUFFIX	

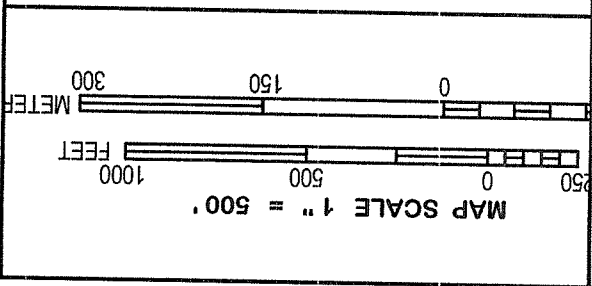
NATIONAL FLOOD INSURANCE PROGRAM



Federal Emergency Management Agency

MAP NUMBER 18081C0143D

EFFECTIVE DATE AUGUST 2, 2007



This is an official copy of a portion of the above referenced flood map. It was extracted using F-MIT On-Line. This map does not reflect changes or amendments which may have been made subsequent to the date on the title block. For the latest product information about National Flood Insurance Program flood maps check the FEMA Flood Map Store at www.msc.fema.gov

**REQUEST TO WAIVE REQUIREMENTS OF THE
CITY OF FRANKLIN SUBDIVISION CONTROL ORDINANCE**

PETITIONER INFORMATION

Case Number: PC 20 _____ - _____

Property Address: _____

Subdivision/Project Name: _____

Petitioner's Name(s): _____

Address: _____ City: _____

State: _____ Zip: _____ Phone: _____ Fax: _____

Article of Subdivision Control Ordinance: _____

Title of the Article: _____

Reasons: _____

Signature of Petitioner _____ Date _____

OFFICE USE ONLY

*This Request for a waiver of Article _____ of the City of Franklin Subdivision
Control Ordinance has been ...*

☐ **Approved**

☐ **Approved w/ conditions**

☐ **Denied**

...by the City of Franklin Plan Commission on the _____ day of _____, 20 ____.

Signature of Plan Commission President _____ Date _____