CASE SUMMARY

Site Plan Review

Case: 2025-2249
Date Label, Inc., (Jason & Tonia Walker), Petitioners
Dale Kruse, Kruse Consulting, Inc.

Request: Site Plan Approval, Preliminary & Final

Location: 4011 East Main Street

Acreage: 3.67 acres

Zoning: Industrial Light District (IL)

Staff Summary:

Zoning:

- This site, formerly home to the Country Lanes Bowling Alley, is currently vacant. The petitioners propose constructing a 9,000-square-foot business flex building, primarily for warehouse use with office space to support a restaurant supply business specializing in non-perishable goods. The property's zoning permits this type of use.

Utilities:

- The site will be served by Danville for water service.
- The site will be served by West Central Conservancy District for wastewater service.

Public Streets/Public ROW:

- No new public streets will be constructed as a result of this project.

Stormwater/Drainage:

- The Town's engineer has reviewed the drainage plans and had no comments as stated in the letter dated September 5, 2025. Joseph Miller's letter has been included in your packet.

Off-street Parking:

- The number of off-street parking spaces meets the minimum number and size of required spaces specified in the Unified Development Ordinance.

Screening:

- It does not appear a dumpster is proposed at this time. If the petitioner decides to provide a dumpster in the future, the requirements of the UDO must be met.

Landscaping/Screening:

- A landscaping plan has been submitted and reviewed by staff. The plan identifies existing trees, and the petitioner is adding additional landscape materials to meet the requirements of the Unified Development Ordinance. The original submittal included a continuous row of trees and shrubs along all property boundaries; however, staff recommended revising the plan to incorporate groupings of plantings rather than a continuous row to create more visual character.

Lighting:

- The light dispersion plan complies with ordinance requirements.

Pedestrian Circulation:

- Pedestrian circulation complies with the UDO.

Signage:

- The petitioner is not proposing signage at this time but understands that any future signage will require a permit in compliance with the sign regulations of the UDO.

Additional Comments: The petitioner has incorporated material and color variations to create the appearance of depth and architectural features, which is acceptable for compliance with the ordinance.

- As this is a two-story building, the petitioner has assumed an average of 20% transparency between the two floors along the front façade. This approach is acceptable for compliance with the ordinance.
- The petitioner falls slightly below the 80% façade material requirement on the street-facing façade; however, given the variety of materials and colors incorporated, this is acceptable for compliance with the ordinance.
- On the non-street-facing facades, the petitioner is proposing ribbed metal siding, which could be interpreted as not permitted. However, the product selected is an upgraded material with hidden fasteners, resulting in a seamless, sleek, and smooth exterior. This is acceptable for compliance with the ordinance.

Staff recommends approval of the site plan, contingent upon compliance with the conditions outlined above and recognition of the petitioner's efforts to deliver a visually appealing structure for this site meeting the intent of the architectural standards of the ordinance.

Plan Commission Action:

Approve Site Plan
Deny Site Plan
Approve Site Plan with Conditions or Waivers

BANNING ENGINEERING
853 Columbia Road, Suite 101, Plainfield, IN 46168
Phone: (317) 707-3700 | Fax: (317) 707-3800

September 5, 2025

Lesa Ternet, Planner
Town of Danville
49 N. Wayne St.
Danville, IN 46122

RE: Date-Label Review

Dear Ms. Ternet:

I have reviewed the construction plans with a date of 8-4-2025 and the drainage narrative with a date of 9-5-2025. We have no comments. The plan meets the Town of Danville Stormwater Management Ordinance.

If you have any question please contact me at jmiller@banning-eng.com or 317-707-3736.

All the best,

Joseph L. Miller

Joseph L. Miller, P.E.

TOWN OF DANVILLE

ADVISORY PLAN COMMISSION

49 North Wayne Street | Danville, IN 46122
317-745-4180 | www.danvilleindiana.org

RECEIVED
JUL 11 2025
BY:

Date of Hearing: Aug. 13, 2025
Plan Commission Action: _____

App. No.: 2025-2249
Fee: 1346.80
Received By: LT

Prel $691.75
Final $455.05
Storm - $200

APPLICATION FOR APPROVAL (Check all that apply)

☐ Plat ☐ Replat ☐ Revision ☐ Amendment ☐ Minor Plat ☐ PUD

☑ SPR ☐ Rezone ☐ Exempt Subdivision

*** Please fill out the form in its entirety**

Name (s) of Owner (s) Date Label, Inc. - Jason and Tonia Walker

Address (s) 4011 East Main Street, Danville IN 46122

Phone (s) 317-509-2430 Email (s) jasonwalker@datelabel.com - toniawalker@datelabel.com

Owners' Representative (Subdivider, if any) and /or Registered Engineer or Land Surveyor:

Address (s) Kruse Consulting, Inc., 7384 Business Center Drive, Avon IN 46123

Phone (s) 317-272-5508 Email (s) dkruse@kruseconsulting.com

I (We) do hereby apply for approval of the following described plat of a subdivision in accordance with the Subdivision Control Ordinance. I (We) am (are) the owner (s) of the real estate included in said subdivision.

Name of Subdivision: Project Name - Date Label, Inc.

Address of Subject Property: 4011 East Main Street

Generally described as follows:

Area (in acres): 3.67 acres Number of Lots: 1

Existing Zoning District (if applicable to rezone): IL

Proposed Zoning District (if applicable to rezone): IL

Parcel ID#: 32-10-08-100-004.000-003 Current Zoning District: IL

Feet of new streets to be dedicated to the public: -0-

Feet of sanitary sewers to be dedicated to the public: -0-

Feet of water main to be dedicated to the public: -0-

Feet of storm sewer to be dedicated to the public: -0-

STATE OF INDIANA)
) SS:
HENDRICKS COUNTY)

The undersigned certifies that the above information is true and correct to the best of his (her) knowledge.

Signature of Owner/Applicant (s)

Dale Kruse, Agent for Owner
Title of Applicant

DATE-LABEL

4011 EAST MAIN STREET
DANVILLE, INDIANA

Know what's below. Call before you dig.

NOTE:
LOCATION OF ALL EXISTING UNDERGROUND UTILITIES SHOWN ON THESE PLANS ARE BASED UPON AREA GROUND EVIDENCE (including but not limited to, markings, posts, valves, & covers) made upon the ground by others. THERE MAY ALSO BE OTHER EXISTING UNDERGROUND UTILITIES FOR WHICH THERE IS NO ABOVE GROUND EVIDENCE OR FOR WHICH NO ABOVE GROUND EVIDENCE HAS BEEN LOCATED. THE LOCATION OF ALL EXISTING UNDERGROUND UTILITIES SHOULD BE VERIFIED BY THE CONTRACTOR PRIOR TO START OF ANY AND ALL CONSTRUCTION.

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SHEET	SUBJECT
COV	TITLE SHEET
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C1.0	EXISTING CONDITIONS
C2.0	SITE PLAN
C3.0	GRADING PLAN
C4.0	UTILITY PLAN
C6.0-C6.1	DETAILS
C7.0	EROSION CONTROL PLAN
C7.1	EROSION CONTROL DETAILS
C7.2	EROSION CONTROL SPECIFICATIONS
LS1	LANDSCAPING PLAN

LOCATION MAP

SERVICE ENTITIES

MAIL
US POST OFFICE
DANVILLE, IN 46122

FIRE AND RESCUE
DANVILLE FIRE & RESCUE
[illegible]
DANVILLE, IN 46122

ELECTRIC
HOOSIER ENERGY RURAL ELECTRIC COOPERATIVE
[illegible] CO RD 300 EAST
AVON IN 46123

WATER
TOWN OF DANVILLE
[illegible] MAIN STREET
DANVILLE, IN 46122

[illegible]
[illegible]
[illegible]
[illegible]

TELEPHONE
TDS TELECOM
127 N MICHIGAN STREET
ROACHDALE, IN 46172

PUBLIC SCHOOL
DANVILLE COMMUNITY SCHOOL CORP
100 WARRIOR WAY
DANVILLE, IN 46122

DEVELOPMENT SUMMARY

	PROVIDED	PARKING SPACES
[illegible]	[illegible]	1 SPACE (1 H) 1,000 SF 9 SPACES REQ'D
[illegible]	30' 50'	1 SPACE PER 3 EMPLOYEES DURING LARGEST SHIFT
[illegible]	50'	18 EMPLOYEES LARGEST SHIFT
[illegible]	50'	
[illegible]	50'	
[illegible]	28.4%	2 HANDICAP SPACES
[illegible]		2 HANDICAP SPACES PROVIDED

EXISTING BUILDING(S) = 14,810 SF (Previously Demolished Shed Footprint is Area)
PROPOSED BUILDING(S) = 9,900 SF

EXISTING IMPERVIOUS AREA (PAVEMENT) = 18,098 SF
PROPOSED IMPERVIOUS AREA (PAVEMENT) = 36,767 SF (0.844 AC)
PERVIOUS AREA - 114,258 SF (2.62 AC)
BUILDING AREA - 9,900 SF (0.227 AC)

NEW CONSTRUCTION IS A COMMERCIAL CONTRACT (NON SINGLE FAMILY STRUCTURE) = [illegible]

NEW CONSTRUCTION IS A COMMERCIAL UNIT IMPERVIOUS SURFACE = [illegible]

Know what's below. Call before you dig.

DALE T. KRUSE
P.E. No. PE10100197
STATE OF INDIANA

DALE T. KRUSE
REGISTERED
No. PE10100197
STATE OF INDIANA
PROFESSIONAL ENGINEER

COVER

NO	DATE	ISSUE/REVISED	BY	NO	DATE	ISSUE REVISED	BY
1	[illegible]	PLAN COMMENTS	[illegible]				

KRUSE CONSULTING
Civil Engineers & Land Surveyors
7364 Business Center Drive
Avon, Indiana 46123-9531
(317) 272-5508 • Fax (317) 272-2410

PROJECT
DATE LABEL
4011 EAST MAIN STREET, DANVILLE, IN 46122

DEVELOPER
DATE LABEL
4011 EAST MAIN STREET
DANVILLE, INDIANA 46122

DATE: [illegible]
DRAWN: [illegible]
FILE: [illegible]
LOCATION: DANVILLE
TAP: WASHINGTON
SEC: [illegible]
CO: HENDRICKS

SHEET
COV

GENERAL

1) A pre-construction meeting shall be co-ordinated and include the Owner, Contractor, representatives of the various utility companies and governmental agencies exercising jurisdiction.

2) The Owner or authorized representative shall notify all utility companies, governmental agencies, and the Contractor of the time and date of the pre-construction meeting. No construction shall commence until such pre-construction meeting has been conducted.

3) A minimum of 48 hours notice shall be provided to the appropriate utility municipal agencies prior to construction. Proof of notice of construction thereof shall be the responsibility of the Contractor.

4) Utility locations shown hereon are approximate locations taken from subject evidence. The Contractor shall verify location of all underground utilities prior to construction. Damaged utilities shall be promptly repaired to minimize damages. Contractor shall contact the appropriate utility or governmental agency immediately if any damage to existing utilities occurs and shall be responsible for repairing the utility in accordance with the affected utility's repair policy.

5) The Contractor shall have all work open to inspection of all agencies having jurisdiction over the project. Construction work shall conform to the requirements of said agencies. The Contractor shall provide safe access to the construction site for all inspectors and shall provide material samples for testing as required.

6) The Contractor shall be solely and completely responsible for conditions of the job site and safety of all persons and properties during performance of the work. All construction activity and safety precautions shall conform to all applicable federal, state, and local laws, ordinances and codes.

7) When required, as-built construction drawings shall be furnished by the Owner and shall be performed by a land surveying firm with a land surveyor registered in the State of Indiana. The Contractor shall assist the Owner in preparing as-built drawings and shall be required to have an as-built network during installation and information required for preparing such record shall be recorded prior to backfilling of the underground facility. As-built data shall be collected and drawings shall only be completed and issued one time. Any expense for additional field time or revisions of as-built drawings shall be the responsibility of the Contractor.

8) Construction staking shall be furnished by the Owner and shall be performed by a land surveying firm with a land surveyor registered in the State of Indiana and shall include two (two-point) and contour for sewer structures. Any revisions for additional or duplicate staking/surveying shall be the responsibility of the Contractor. The Contractor shall generally provide the Surveyor a minimum of three (3) working days notice whenever possible for all construction staking required on the project.

9) In case of conflicting specifications, the most restrictive shall apply, unless otherwise approved by Kruse Consulting, Inc. and any applicable governmental/jurisdictional agency.

10) Any plan conflicts shall be submitted immediately to Kruse Consulting, Inc. for review and resolution determination.

11) The Contractor shall carefully preserve benchmarks, reference points, and transmission stakes provided by the Owner. The Contractor shall be responsible for the expense of replacement of such stakes and points and for errors that may be caused by the loss or of evidence of such points. In the event that a reference point or benchmark must be established for construction purposes, the Contractor shall provide the Owner/Surveyor appropriate notice so that additional reference points or benchmarks can be established, shot by said individuals.

12) The Contractor shall provide all traffic control that may be required on public streets near or on the project and shall assumption said control in accordance with the applicable local and state jurisdiction's traffic control policies and standards.

13) No utility construction shall commence until authorization/permit has been completed to meet the minimum sewer requirements contained in these plans for all phases.

14) Upon encountering any field tile, the Contractor shall repair said tile and contact Kruse Consulting, Inc. and the Town of Danville immediately for review and resolution determination.

15) Mud, rocks, and other material shall be removed as necessary to complete the work in these plans or as may be directed by the Owner. On-site disposal shall be at the Owner's discretion. Otherwise these materials shall be removed from the site. Disposal by burning shall be at the local jurisdiction's discretion with proper permits being obtained by the Contractor. Existing trees on the site shall be preserved at the Owner's discretion.

16) Removal and disposal of debris, existing structures or other material located on the site shall be at the Owner's discretion or as directed within these plans.

17) Contractor shall be responsible for contacting and coordinating inspections with the appropriate governmental agency or utility in accordance with said agency's or utility's requirements and standards.

18) Topographic and existing site information shown on these plans has been provided by the Owner and the Contractor accepts such information by accepting this contract. If the Contractor finds a significant conflict exists between such topographic information and the actual site conditions, the Contractor shall submit a topographic survey completed and certified by a land surveyor registered in the State of Indiana prior to the beginning of any construction at the site for the Owner's review.

Furthermore, the Contractor shall inform himself of the conditions under which the work is to be performed, the nature of the work, the obstacles which may be encountered, and all other relevant matters concerning the work to be performed. The Contractor shall not be allowed any extra compensation by reason of any matter or thing which the Contractor might have fully informed himself, because of his failure to have so informed himself prior to bidding the job.

It is understood and agreed that the Owner does not warrant or guarantee that the details and conditions encountered during construction will be the same as indicated by the information shown on the drawings. The Contractor must satisfy himself regarding the character, quantities and conditions of the various materials and work to be provided.

19) Any bonds or assurances required by any governmental agency, utility or other agency for the completed work shall be the responsibility of the Contractor.

20) The construction of and the repair and replacement of asphalt or concrete surfaced sidewalks, curbs, lawn areas, parking areas, driveways, fences and other installations or related items necessary to complete the work in these plans shall be considered a part of the work unless specifically excluded in the plans and/or contract/bid agreements. Said construction, repair, or replacement shall be the same kind and quality of material as that found.

All affected areas disturbed by the construction process shall be restored to the condition that existed prior to construction. As applicable, Backfilling shall be to the grade of the existing ground level or to the grade as established by the property owner. In no event the property owner permits the deposit of excess material upon private owner's land unless specifically directed otherwise in these plans.

21) Excess material from the excavations or desired material unsuitable for filling shall not be wasted within the limits of the project without the Owner's permission.

22) The Contractor shall confine work to the property and construction limits shown on these plans and within applicable public right-of-way and easement limits. If the method of construction employed by the Contractor requires the use of any additional land, the Contractor shall make arrangements with the property owners affected for the use of such additional land.

23) Unless otherwise specified, all materials and equipment furnished on the job shall be new and both workmanship and material shall be of good quality. Manufactured materials and equipment shall be applied, installed and used/stored as recommended by the manufacturer's specifications and recommendations. Whenever proposed substitutions or specified or "equivalent equal" is granted, all proposals for substitution shall be submitted to the appropriate agency in writing for their approval.

24) Upon failure to perform the work in accordance with these construction plans and specifications, and after five (5) days of written notice to the Contractor, the Owner may without prejudice to any other remedy available, may correct such deficiencies in work intended to become a permanent part of the project. The cost to correct such deficiencies may be deducted from the payment due the Contractor.

25) The Owner shall have the authority to suspend the work wholly or in part, for such period or periods in which the Owner may deem necessary due to unsuitable weather or such other conditions as are considered unfavorable to carry out the provisions of the work.

26) The Contractor promptly after being awarded the contract shall prepare and submit to the Owner's and Surveyor's information a Contractor's Construction bid schedule for the work to be performed. The Contractor shall perform the work according to said schedule insofar as possible.

27) The Contractor is responsible to the Owner for the work of subcontractors, as applicable, and of subcontractors direct and related employees to the same extent as the Contractor is responsible for the work of his employees. The Contractor shall bind any subcontractor by the terms of the construction plans and specifications.

28) The Contractor shall remove from the Owner's property and from all public and private property, all temporary structures, rubbish and waste materials resulting from the Contractor's operation or caused by the Contractor's employees, all equipment, tools and supplies, and all surplus materials unless otherwise directed in these plans or directed by the Owner, leaving the site smooth, clean and true to line and grade.

29) All work shall be performed in strict accordance with these construction plans and specifications, and shall be commenced under the direct supervision of the Contractor. See Earthwork Bullet for construction tolerances. Change orders or revised construction plans shall be as approved by the Owner and any applicable governmental agencies/utility and may be required by the Owner prior to the suitability of the portion of the work affected by such change. Compensation for change orders shall be as negotiated by and between the Contractor and the Owner prior to beginning such work.

30) The Owner shall have the right to take possession of and use any completed or partially completed portion of the work as negotiated with the Contractor prior to acceptance of the work. Such possession and use shall in no case be deemed inconsistent of any work not in compliance with these plans and specifications.

31) Unless agreed otherwise in writing by and between the Contractor and Owner prior to awarding the contract, the Owner shall have the right to withhold 10% of the total cost of the project as retainage until the work has been accepted by the Owner and any applicable government agencies and utilities.

32) In the event that the Owner has other contracts in connection with the work of the Contractor, the Contractor shall cooperate with other contractors with regard to storage of materials and execution of work.

33) Excavation of an existing facility shall be hand excavated by the Contractor prior to the commencement of construction.

34) In general, all open trenches or similar excavations shall be filled at the end of the day's work or when specific operations. When this is not possible, in practice, all open trenches or similar excavations shall be adequately fenced or "barricaded" based at the end of each day's work or during other times when the Contractor is not actively working at the site.

35) Contractor shall indemnify, save, and hold Owner harmless from any loss, costs, claims or expenses, including but not limited to, attorney's fees and court costs, arising out of or in connection with any mechanics lien filed by a subcontractor, material or equipment supplier engaged or employed in connection with the work contained within these plans or with subsequent change orders. Failure to indemnification shall not be enforceable during any period of time that the Owner is in default in failing to make payments when due the Contractor under their mutual agreement.

36) The Contractor shall include an additional separate item, when the bid proposal, for the cost of a contract performance bond and contract payment bond so that the Owner may decide whether to include such assurance as a part of the contract. Upon the Owner's direction to include such assurance as a part of the contract, and upon execution of the contract, the Contractor shall execute and provide a contract performance bond and a contract payment bond acceptable to the Owner as a part of the contract prior to beginning any construction on the project.

PERMITS

1) The Contractor shall verify with the Owner that all permits have been obtained prior to construction. The Owner, or authorized representative, shall ask the Contractor in writing to "sign" permits as may be deemed necessary by the acceptance of the Contractor.

EARTHWORK

1) All earthwork shall be completed with the Town of Danville Standards and Specifications. Adequate of permanent easement within proposed and existing rights of way, shall be determined by a representative of the Town of Danville. Based on a Contractor performed proposal. Adequate of permanent easement beyond existing and proposed rights of way shall be determined by an authorized representative of the Owner. The Owner may obtain the service of a professional engineer registered in the State of Indiana, to review and approve Contractor performed proposal. A proposal shall be performed as of street subgrade prior to laying stone or pavement. The Contractor shall be responsible for subgrade work necessary to pass said proposal.

2) Refer also to the "Stormwater Pollution Prevention Plan" for additional earthwork related notes.

3) Contractor shall complete finished grading within 0.1 foot of the elevations contained within these plans. Contractor shall complete all other construction within substantial compliance of the approved plans and site works deemed acceptable by the owner, utilities and agencies exercising jurisdiction. The Contractor shall be required to rework any area that does not meet these tolerances at Contractor's expense until service has is restored. The foundation does not permit the satisfaction of aspects which do not meet the minimum slope requirements set forth in 327 IAC 3-6-12.

This specification does not allow the utility project to be constructed within such limits (e.g. curve of the utility project if laid to low design elevations). In general, Contractor shall construct strictly to the design grades and elevations contained in these plans. Deviations in excess of these limits shall require approval of the Kruse Consulting, Inc. and/or governmental agency jurisdiction. Such approvals shall be granted in writing only if proper engineering of the installations can be demonstrated and all applicable sewer separation and other construction requirements specified within these plans are met.

4) Trenching for all pipe shall be accomplished in accordance with the Town of Danville Standards and Specifications. Trench widths, depths, and bedding shall be achieved by placing a minimum of 6 inches of material as shown on the utility details within these plans on all sides of all pipe. All work shall be completed with all the work shall be completed and all the work has been completed. No open shall be allowed for the disposal of trench water. Groundwater must be kept free from water and the solutions to be completed therein are commonly and shall safely withdrawn from pipe water. The Contractor shall provide sufficient shoring, sheeting and shoring, maintaining adjacent structures and property and complete the work within these plans. The design and installation of such devices shall be completed under the direct supervision of a qualified individual experienced in such work.

5) Sufficient shoring, sheeting and bracing shall be provided by the Contractor to insure safety of the workmen and adjacent structures to protect and preserve the structures and property and complete the work within these plans. The design and installation of such devices shall be completed under the direct supervision of a qualified individual experienced in such work.

6) Any remaining excess and overbroken material shall be removed from the site upon completion of the project unless otherwise designated in the plans or directed by the Owner. Contractor shall not be allowed any extra compensation for excavating this specification because of Contractor's failure to clearly the subject prior to excavating the job, specifically excavating such work from his bid, or providing a separate and additional bid item for such work as may be required elsewhere in these plans or specifications.

SANITARY SEWER

1) Materials and construction of the sanitary sewer main, laterals, manholes, and other appurtenances shall conform to the minimum requirements of the Indiana Department of Environmental Management and the Town of Danville.

2) The Town of Danville District follows the Master Specifications for Water and Sewer Main Construction, 1st Edition (1999).

3) Prior to the commencement of construction, the Contractor shall verify with the Owner that all necessary permits have been obtained.

4) Materials for inspection shall be in a timely and regular manner to the West Central Conservancy District. Contractor shall maintain a written log of all requests for inspections and actual inspections conducted and by whom.

5) The Contractor shall maintain a record drawing construction and furnish to the authorized representative of the Owner upon request a copy of the information for preparation of as-built construction plans.

6) All sanitary sewer mains shall be polyvinyl chloride (PVC) gravity pipe and shall meet the requirements of ASTM D 3034 SDR 35. Mains with cover in excess of 16 feet shall meet the requirements of ASTM D 3034 SDR 26. Joints shall be gasketed, bell and spigot type with the bell more integral with the pipe. See plan and profile sheets for sizes.

7) All sanitary sewer mains shall meet or exceed the minimum cover requirements for gravity sewers set forth in 327 IAC 3-6-12.

8) Connections to any manhole shall be saddle tees or approved equal. See Sanitary Sewer Details.

9) Manhole frames and covers shall conform to ASTM D 4214 and A-48.

10) PVC gravity sewer lateral fittings shall meet the requirements of ASTM D 3034 SDR 35 or SDR 26 as applicable for materials and ASTM D 3212 for joints.

11) All manhole structures shall be constructed of materials conforming to ASTM C 478 and C-443. No mixing of brick has shall be allowed. Castings shall be as may be allowed by Neenah Foundry Company or Campbell Foundry Company and shall be marked ASTM A-48 Class 35 for gray iron. All manhole castings shall have the word "Sanitary Sewer" cast in the lid. All manholes shall require watertight "bolt sealing" gasketed, as such as Neenah Model R-1772-5, or approved equal. Adjusting rings shall be made watertight by using 1/2" polymeric sealant in the center of the ring and grade mortar on top. Construction requirements shall be in accordance with Section 702 of the Indiana Department of Transportation Standard Specifications, Latest Edition.

12) The completed sanitary sewer shall be high pressure water air tested and subjected to an air test conforming to the Ball Specification Gas 5-86. All manholes shall be subjected to an air test in accordance with ASTM C-1244. A deflection test shall be performed with a "go-no-go" mandrel. No pipe shall exceed a vertical deflection of five (5) percent. Cleaning and testing shall be performed a minimum of 30 days after installation and witnessed by a representative of the Town of Danville. The Town of Danville shall be notified a minimum of 48 hours in advance of any testing. Televising of the sanitary system shall also be required. All costs of cleaning and inspection shall be borne by the Contractor.

ASTM F1417 Standard Test Method for Installation Acceptance of plastic gravity sewers lines using low pressure air, shall be used for plastic pipe.

The Contractor shall assist the Owner and Town of Danville with the submission of all leakage and deflection test results to the Indiana Department of Environmental Management within 30 days of the completion of the sewer facilities. Such test results shall be executed by the Town's inspector or authorized representative.

13) Regulations by a Town of Danville representative shall be required of all connections to sewer lines, connections to placing of the water bedding, or encasement.

14) See Earthwork Item 3 of the construction tolerances.

STORM SEWER

1) All materials and construction of the storm sewer shall comply with the Town of Danville Standards and Specifications.

2) Contractor shall have all storm sewer work open to inspection by the Town of Danville. Contractor shall inform said agencies when work is completed for inspection.

3) All catch and manhole structures shall comply with the Town of Danville Standards and Specifications.

4) See Earthwork Item 3 for construction tolerances.

STREETS, TRAILS, & LIGHTING

1) All materials and construction within existing or proposed Town rights of way shall comply the Town of Danville Standards and Specifications.

2) All underground utility service laterals shall be installed before street pavement is constructed, including all utility conduit. Utility conduit shall extend a minimum of ten feet beyond the edge of pavement or edge of curb, whichever is applicable.

3) No metal stakes (for construction staking) shall be placed on the street.

Know what's below.
Call before you dig

DALE T. KRUSE
P.E. No. PE10100197
STATE OF INDIANA

DALE T. KRUSE REGISTERED No. PE10100197 STATE OF INDIANA PROFESSIONAL ENGINEER

SPECIFICATIONS

NO	DATE	ISSUE REVISED	BY	NO	DATE	ISSUE REVISED	BY
1	04/04/23	PLAN CONSULTING, S.S.	DMF				

KRUSE CONSULTING
Civil Engineers & Land Surveyors
7394 Business Center Drive
Avon, Indiana 46123-9531
(317) 272-0585 • Fax (317) 272-2410

PROJECT
DATE LABEL
4011 EAST MAIN STREET, DANVILLE, IN 46122

DEVELOPER
DATE LABEL
4011 EAST MAIN STREET
DANVILLE, INDIANA 46122

DATE: 4-3-23
DRAWN: HMA
FILE: 0700.DWG
LOCATION DRAWING: FOR INFORMATION
SCALE: 1 FIN. 40
CAD: 1 INCH=40 FT.

SHEET
C0.1

NORTH

0 30' 60'

SCALE: 1" = 30'

CONTRACTOR TO VERIFY THE DEPTH OF EXISTING UTILITY LINES AT CROSSINGS PRIOR TO BEGINNING CONSTRUCTION

THE PURPOSE OF THIS DRAWING IS FOR OBTAINING A BUILDING PERMIT AND IS NOT INTENDED OR REPRESENTED TO BE A LAND OR PROPERTY LINE SURVEY. NO MONUMENTS WERE SET. DO NOT USE TO ESTABLISH FENCE OR BUILDING LINES. NO RESPONSIBILITY IS EXTENDED HEREIN TO THE LAND OWNER, OCCUPANT OR OTHER ENTITIES.

EXISTING LEGEND

- UTILITY POLE WITH GUY ANCHOR
- MONITORING WELL
- FIRE HYDRANT
- WATER VALVE
- SANITARY SEWER MANHOLE
- STORM DRAIN MANHOLE
- UNDERGROUND WATER LINE
- UNDERGROUND TELEPHONE LINE
- UNDERGROUND GAS LINE
- SANITARY SEWER LINE
- SANITARY SEWER MAIN LINE
- HEDGE LINE

UTILITY STATEMENT

THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND EXISTING DRAWINGS. THE SURVEYOR MAKES NO GUARANTEES THAT THE UNDERGROUND UTILITIES COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN-SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH THE SURVEYOR DOES CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE. THE SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND UTILITIES

Know what's below. Call before you dig

NORTH

0 30' 60'

SCALE: 1" = 30'

DALE T. KRUSE
P.E. No. PE10100197
STATE OF INDIANA

DALE T. KRUSE REGISTERED No. PE10100197 STATE OF INDIANA PROFESSIONAL ENGINEER

EXISTING CONDITIONS

NO	DATE	ISSUE/REVISION	BY	NO	DATE	ISSUE/REVISION	BY
1	MAR 23	PLAN CONFERENCE	RMR				

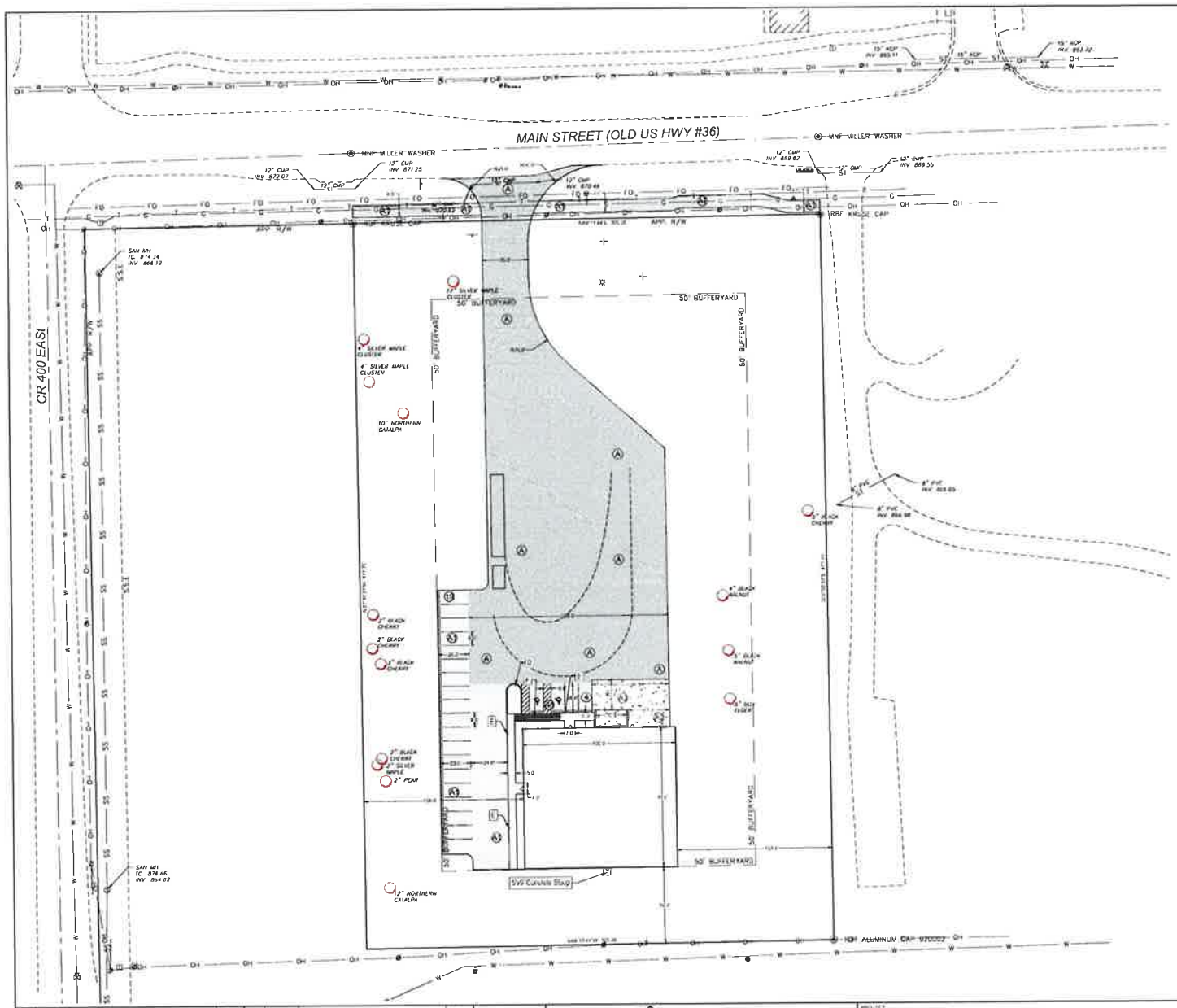
KRUSE CONSULTING
Civil Engineers & Land Surveyors
7384 Business Center Drive
Avon, Indiana 46123-9521
(317) 272-0508 • Fax (317) 272-2410

PROJECT
DATE LABEL
4011 EAST MAIN STREET, DANVILLE, IN 46122

DEVELOPER
DATE LABEL
4011 EAST MAIN STREET
DANVILLE, INDIANA 46122

DATE 4/13/23
DRAWN BY RMR
FIELD SPARGER
LOCATION DANVILLE
TWP WASHINGTON
SEC 2 TWP 15
CO HENDRICKS

SHEET C1.0



NORTH

SCALE: 1" = 30'

SITE PLAN GENERAL NOTES:

ALL WORK SHALL CONFORM TO LOCAL AND STATE REGULATIONS

CONTRACTOR SHALL FIELD VERIFY ALL DIMENSIONS IN THE FIELD PRIOR TO THE START OF CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL FIELD DIMENSIONS AND SHALL REPORT ANY DISCREPENCIES BETWEEN THE PLANS AND THE ACTUAL FIELD CONDITIONS TO THE OWNER OR OWNERS REPRESENTATIVE IMMEDIATELY.

CONTRACTOR SHALL SEAL THE EDGE OF THE EXISTING ASPHALT PAVEMENT WITH TACK-COAT IN ACCORDANCE WITH THE MOST CURRENT INDOT SPECIFICATIONS WHERE NEW ASPHALT JOINS EXISTING.

CONTRACTOR SHALL MATCH EXISTING PAVEMENT CURBS IN GRADE AND ALIGNMENT.

BEFORE WORK IS STARTED THE CONTRACTOR SHALL NOTIFY IN WRITING THE OWNER AND THE ENGINEER OF ANY CHANGES, OMISSIONS, OR ERRORS FOUND ON THESE PLANS OR IN THE FIELD

ALL RADII AND OTHER DIMENSIONS FOR CONCRETE CURB ARE TO FACE OF CURB.

BUILDING DIMENSIONS ARE FROM THE FACE OF THE OUTSIDE OR EXTERIOR EDGE OF THE BUILDING

CONTRACTOR SHALL COORDINATE WITH THE OWNER ON PLACING THE FINAL ASPHALT WEARING SURFACE ON ALL PAVED AREAS. TIMING SHALL BE COORDINATED TO MINIMIZE CONSTRUCTION-TYPE TRAFFIC ON THE FINAL WEARING SURFACE.

REMOVE ALL EXISTING TRASH, DEBRIS AND RUBBLE THROUGHOUT THE SITE.

IF EXISTING GRAVEL BASE IS USED IN PROPOSED PAVEMENT SECTION, TEST HOLES SHALL BE DUG TO DETERMINE DEPTH OF STONE PRIOR TO ANY PLACEMENT OF FINAL PAVEMENT.

Legend

- Ingress/Egress, Utility and Drainage Easements
- Building Setback
- (A) Heavy Duty Pavement (See Detail)
- (A1) Light Duty Pavement (See Detail)
- (A2) Concrete Pavement
- (A3) Concrete Sidewalk Pavement
- (A4) Asphalt Pavement TRAIL
- (D) Concrete Curb
- (E) Integral Concrete Curb & Sidewalk
- (F) Handicap Ramp (See Detail)
- (10) Parking Spaces

Know what's below. Call before you dig

NORTH

SCALE: 1" = 30'

DALE T. KRUSE
P.E. No. PE10100197
STATE OF INDIANA

DALE T. KRUSE REGISTERED PE10100197 STATE OF INDIANA PROFESSIONAL ENGINEER

SITE PLAN

NO	DATE	REVISIONS	BY	NO	DATE	REVISIONS	BY
1	[illegible]	[illegible]	[illegible]				

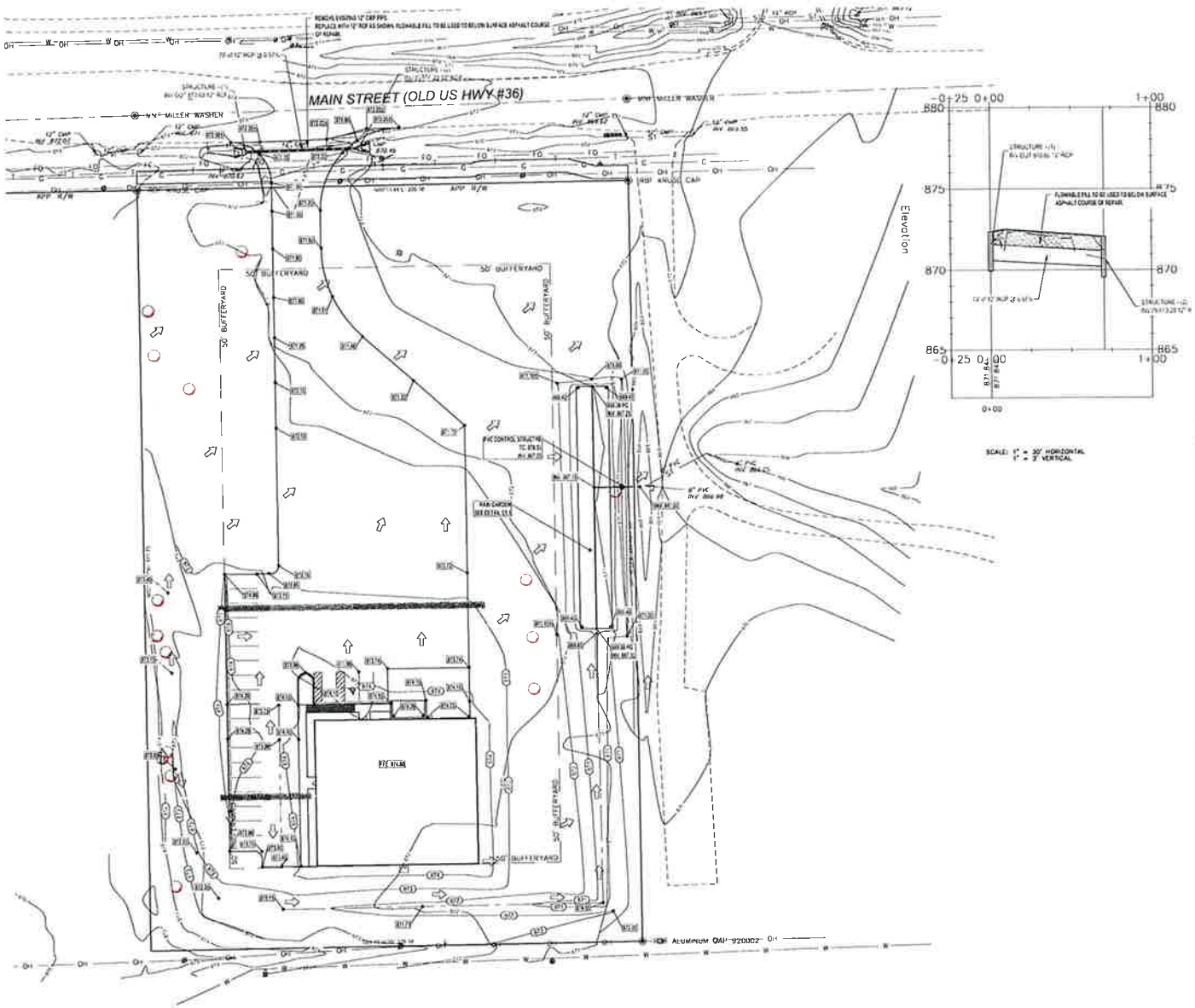
KRUSE CONSULTING
Civil Engineers & Land Surveyors
7384 Business Center Drive
Avon, Indiana 46123-9231
(317) 272-5508 • Fax (317) 272-2410

PROJECT: DATE LABEL
4011 EAST MAIN STREET, DANVILLE, IN 46122

DEVELOPER: DATE LABEL
4011 EAST MAIN STREET
DANVILLE, INDIANA 46122

DATE: 4-7-21
DRAWN: RKS
CHK: DTK/BAL
LOCATION: DANVILLE
TWP: WASHINGTON
SEC: / / RANGE:
CO: HENDRICKS

SHEET: C2.0



Legend

- Ingress/Egress, Utility and Drainage Easements
- Building Setback
- Existing Contour
- Proposed Contour
- Proposed Grade @ Pavement Elevation
- Proposed Spot Grade
- Grade is approximate Existing Elevation. Should be verified by Contractor in Field prior to any construction
- Proposed Grading FLow

ALL GRADES AT BOUNDARY SHALL MEET EXISTING GRADES

IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO VERIFY ALL EXISTING UTILITIES AND CONDITIONS PERTAINING TO THE PHASE OF WORK. IT SHALL ALSO BE THE CONTRACTOR'S RESPONSIBILITY TO CONTACT THE OWNERS OF THE VARIOUS UTILITIES FOR PROPER STAKE LOCATION OF EACH UTILITY.
BEFORE WORK IS STARTED, THE CONTRACTOR SHALL NOTIFY IN WRITING THE OWNER AND THE ENGINEER OF ANY CHANGES, OMISSIONS, OR ERRORS FOUND ON THESE PLANS OR IN THE FIELD BEFORE WORK IS STARTED OR RESUMED.

THE SIZE AND LOCATION OF EXISTING UTILITIES SHOWN ARE PER INFORMATION PROVIDED BY THE RESPECTIVE UTILITY COMPANIES & FIELD SURVEY.

TEMPORARY TRAFFIC CONTROL DURING CONSTRUCTION TO CONFORM TO APPLICABLE LOCAL AND STATE STANDARDS.

CONTRACTOR SHALL MINIMIZE DAMAGE TO EXISTING TREES.

PROVIDE POSITIVE DRAINAGE IN ALL AREAS. PAVING CONTRACTOR SHALL TEST FOR ANY PONDING CONDITIONS AFTER INSTALLATION AND CORRECT.

PROVIDE SMOOTH TRANSITION FROM NEW AREAS TO EXISTING FEATURES

IN ALL AREAS WHERE PROPOSED ASPHALT PAVEMENT MEETS THE EXISTING PAVEMENT THE EXISTING PAVEMENT EDGE SHALL BE PROPERLY SEALED WITH A TACK COAT MATERIAL

THE CONTRACTOR MUST TAKE PARTICULAR CARE WHEN EXCAVATING IN AND AROUND EXISTING UTILITY LINES AND EQUIPMENT. VERIFY COVER REQUIREMENTS BY UTILITY CONTRACTORS AND/OR UTILITY COMPANIES SO NOT TO CAUSE DAMAGE.

THE CONTRACTOR OR LANDSCAPING CONTRACTOR SHALL INSTALL THE FINISH GRADE AT 1/2" BELOW PAVEMENTS WHEN SHEET DRAINAGE IS PROPOSED ACROSS THAT SEEDED AREA.

ALL AREAS WHERE THE EXISTING PAVEMENT OR PAVEMENTS ARE DAMAGED BY CONSTRUCTION FROM TRAFFIC, SHALL BE RESURFACED OR RECONSTRUCTED AT LEAST TO THEIR ORIGINAL CONDITION AFTER THE CONSTRUCTION WORK IS COMPLETED

Know what's below. Call before you dig

NORTH

0 30' 60'

SCALE: 1" = 30'

DALE T. KRUSE
P.E. No. PE10100197
STATE OF INDIANA

DALE T. KRUSE REGISTERED No. PE10100197 STATE OF INDIANA PROFESSIONAL ENGINEER

GRADING PLAN

NO	DATE	ISSUE REVISED	BY	NO	DATE	ISSUE REVISED	BY
1	08/14/25	PLAN COMM. V. 2					

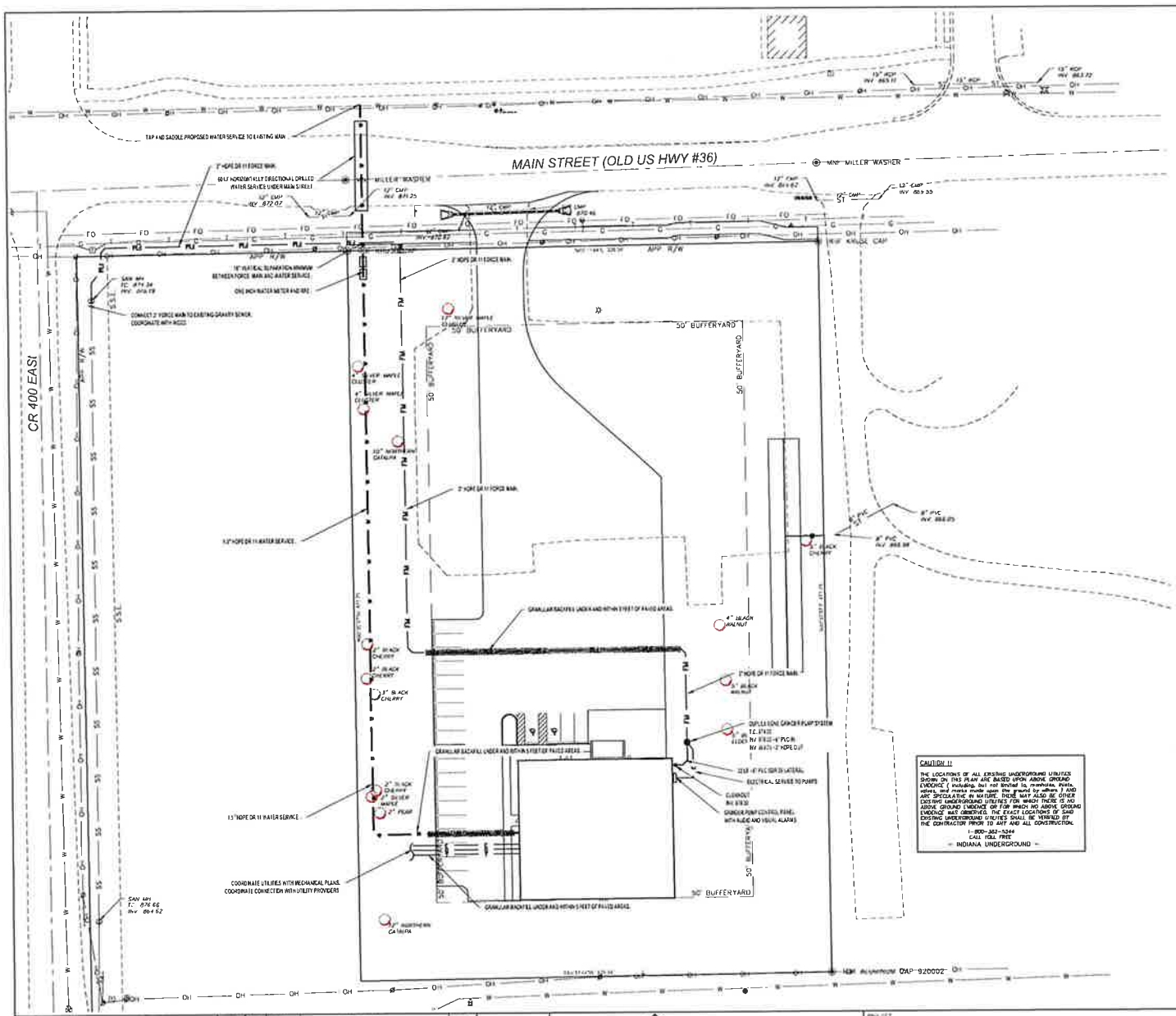
KRUSE CONSULTING
Civil Engineers & Land Surveyors
7384 Business Center Drive
Avon, Indiana 46123-9531
(317) 272-3084 • Fax (317) 272-2970

PROJECT
DATE LABEL
4011 EAST MAIN STREET, DANVILLE, IN 46122

DEVELOPER
DATE LABEL
4011 EAST MAIN STREET
DANVILLE, INDIANA 46122

DATE 8-12-25
DRAWN BY
FIELD BY
LOCATION DRAWING
EAR WASHOUTER
SCALE
JOB

SHEET
C3.0



Legend

PROPOSED		EXISTING
	STORM SEWER	
SS	SANITARY SEWER	SS U.P.V.C.
LAT	SANITARY LATERAL	
E	ELECTRIC	
G	GAS MAIN	GAS
FS	WATER FIRE DEPT STORZ LINE	
W	WATER MAIN/LATERAL	
T	UNDERGROUND TELEPHONE	

UTILITY PLAN GENERAL NOTES:

IT SHALL BE THE SUBCONTRACTOR'S RESPONSIBILITY TO VERIFY ALL EXISTING UTILITIES AND CONDITIONS PERTAINING TO THE PHASE OF WORK. IT SHALL ALSO BE THE SUBCONTRACTOR'S RESPONSIBILITY TO CONTACT THE OWNERS OF THE VARIOUS UTILITIES FOR PROPER STAKE LOCATION OF EACH UTILITY BEFORE WORK IS STARTED. EACH SUBCONTRACTOR SHALL NOTIFY IN WRITING KRUSE CONSULTING, INC. OF ANY CHANGES, OMISSIONS, OR ERRORS FOUND ON THESE PLANS OR IN FIELD BEFORE WORK IS STARTED OR RESUMED.

ALL MATERIALS AND CONSTRUCTION FOR SANITARY SEWERS SHALL BE IN ACCORDANCE WITH THE TOWN OF DANVILLE WASTEWATER STANDARDS

ALL MATERIALS AND CONSTRUCTION FOR STORM SEWERS SHALL BE IN ACCORDANCE WITH THE TOWN OF DANVILLE STORMWATER STANDARDS AND SPECIFICATIONS

ALL MATERIALS AND CONSTRUCTION FOR WATER MAINS SHALL BE IN ACCORDANCE WITH THE TOWN OF DANVILLE POTABLE WATER STANDARDS AND SPECIFICATIONS

ANY PART OF THE UTILITY TRENCHES RUNNING UNDER OR WITHIN 5' OF PAVED AREAS TO BE BACKFILLED WITH GRANULAR MATERIAL OR FLOWABLE FILL.

TEMPORARY TRAFFIC CONTROL DURING CONSTRUCTION TO CONFORM TO APPLICABLE LOCAL AND STATE STANDARDS.

ANY PROPOSED WATER MAINS TO HAVE 36" MINIMUM COVER OVER TOP OF PIPE.

WATER SERVICE LINE TO THE BUILDING SHALL HAVE A SHUT-OFF VALVE IN AN ACCESSIBLE LOCATION OUTSIDE OF THE BUILDING (APPLIES TO COMMERCIAL ONLY)

UTILITY STATEMENT:

The underground utilities shown have been located from field survey information and existing drawings. The surveyor makes no guarantees that the underground utilities comprise all such utilities in the area, either in-service or abandoned. The surveyor further does not warrant that the underground utilities shown are in the exact location indicated although the surveyor does certify that they are located as accurately as possible from information available. The surveyor has not physically located the underground utilities.

CAUTION !!

THE LOCATIONS OF ALL EXISTING UNDERGROUND UTILITIES SHOWN ON THIS PLAN ARE BASED UPON ABOVE GROUND EVIDENCE (including, but not limited to, manholes, inlets, valves, and marks made upon the ground by others) AND ARE SPECULATIVE IN NATURE. THERE MAY ALSO BE OTHER EXISTING UNDERGROUND UTILITIES FOR WHICH THERE IS NO ABOVE GROUND EVIDENCE OR FOR WHICH NO ABOVE GROUND EVIDENCE WAS OBSERVED. THE EXACT LOCATIONS OF SAID EXISTING UNDERGROUND UTILITIES SHALL BE VERIFIED BY THE CONTRACTOR PRIOR TO ANY AND ALL CONSTRUCTIONAL WORK.

1-800-382-5544
CALL TOLL FREE
– INDIANA UNDERGROUND –

GENERAL NOTE:

ALL CONTRACTORS ARE TO PRE-COORDINATE ALL UTILITY CONNECTION POINTS WITH THE APPROPRIATE PERSON/COMPANY BEFORE INSTALLING OF THEIR OWN PRODUCT OR SERVICE LINE.

NORTH

SCALE: 1" = 30'

811 Know what's below. Call before you dig

DALE T. KRUSE
P.E. No. PE10100197
STATE OF INDIANA

DALE T. KRUSE REGISTERED No. PE10100197 STATE OF INDIANA PROFESSIONAL ENGINEER

UTILITY PLAN

NO.	DATE	ISSUE PROJECT	BY	NO.	DATE	ISSUE REVISED	BY
1	MAR 20	PLAN SUBMITTAL # 3	MWH				

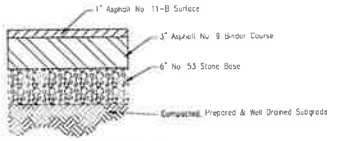
KRUSE CONSULTING
Civil Engineers & Land Surveyors
7184 Business Center Drive
Avon, Indiana 46123 9531
(317) 272 5508 • Fax (317) 272 2410

PROJECT: DATE LABEL
4011 EAST MAIN STREET, DANVILLE, IN 46122

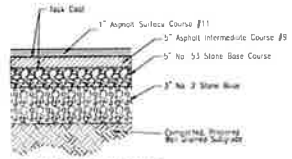
DEVELOPER: DATE LABEL
4011 EAST MAIN STREET
DANVILLE, INDIANA 46122

DATE: 4-13-21
DRAWN: MWH
REV. 07-15-21
LOCATION: DANVILLE
CAD INFORMATION
REV. 2-11-22
REV. 4-13-22

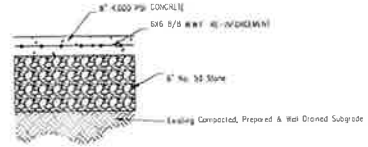
SHEET C4.0



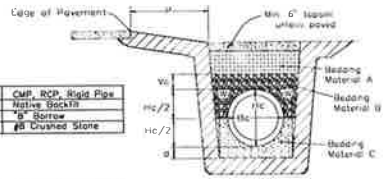
A1 LIGHT DUTY PAVEMENT SECTION
NTS



A HEAVY DUTY Asphalt Section



A2 CONCRETE PAVEMENT
NTS



Bedding Material Designation
(P greater than 5 feet)

	PVC, HDPE, Plastic Pipe	CMP, RCP, Rigid Pipe
Material A	Native Backfill	Native Backfill
Material B	#8 Crushed Stone	"B" Borrow
Material C	#8 Crushed Stone	#8 Crushed Stone

Bedding Material Designation
(P less than 5 feet, but greater than 0')

	PVC, HDPE, Plastic Pipe	CMP, RCP, Rigid Pipe
Material A	#8 Crushed Stone	#8 Crushed Stone
Material B	#8 Crushed Stone	#8 Crushed Stone
Material C	#8 Crushed Stone	#8 Crushed Stone

Bedding Material Designation
(Pipe under Pavement or Driveway)

	PVC, HDPE, Plastic Pipe	CMP, RCP, Rigid Pipe
Material A	Pipe not allowed	#8 Crushed Stone
Material B		#8 Crushed Stone
Material C		#8 Crushed Stone

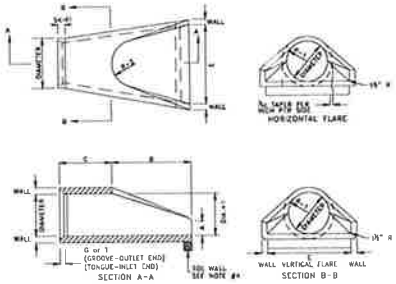
LEGEND

P = Distance from edge of pavement
Hc = Outside diameter of rise
Bc = Outside diameter of span
d = Depth of bedding material below pipe
= 8" min. for fillheight up to 16'
= 12" min for fillheight of 16' or more
Vc = 12" for Bc up to 18"
= 18" for Bc > 18"
W = 0.3 Bc or 9", whichever is greater

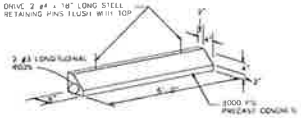
NOTES:

1. INDOT Type 1 pipe required for storm sewers/culverts under pavement
2. INDOT Type 2 pipe required for storm sewers/culverts outside of pavement.
3. All bedding shall be installed in 6" to 12" loosened lifts
4. For backfill purposes paved shoulders, curbs, gutters and sidewalks are considered pavement.
5. Flowable backfill shall be encased by a minimum of 2 feet of compacted earth backfill.
6. Plastic pipes fabricated on hydrostatic design basis rated resins considered rigid for backfill purposes

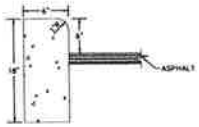
PIPE BEDDING DETAIL
NTS



E INTEGRAL CONCRETE WALK & CURB
NTS



CONCRETE BUMPER STOP



D BARRIER CURB DETAIL
NTS

DIA.	WALL	G or T	CMP, MC	A	B	C	D	E	DIA.+1'	B+1'	B-2'	BASE
12	2	1 3/4	550	4	24	48 3/4	72 3/4	24	13	10 3/4	9	3 3/4
15	2 1/2	2	740	6	27	48	75	30	16	12 3/4	11	3 3/4
18	2 1/2	2 1/4	990	8	27	48	75	36	19	15 3/4	13	4
21	2 1/2	2 1/4	1,280	8	33	58	75	42	22	18 3/4	15	4
24	2 1/2	2 3/4	1,520	8 3/4	43 3/4	30	73 3/4	48	25	18 3/4	14	4 3/4
27	2 3/4	2 3/4	1,850	10 3/4	48	33 3/4	73 3/4	54	28	17 3/4	14 3/4	4 3/4
30	2 3/4	3	2,190	12	54	39 3/4	73 3/4	60	31	18 3/4	15	5
33	2 3/4	3 1/4	2,130	13 3/4	59 3/4	39 3/4	87 3/4	66	34	21 3/4	17 3/4	5 3/4
36	4	3 1/2	4,100	15	63	54 3/4	87 3/4	72	37	24 3/4	20	5 3/4
42	4 3/4	3 3/4	5,380	21	63	60	88	78	43	27 3/4	22	5 3/4
48	5	4 1/2	8,090	24	72	69	99	84	49	28 3/4	22	6 3/4
54	5 3/4	4 3/4	8,640	27	69	75	100	90	55	32 3/4	24	6 3/4
60	6	5	8,730	30	93	78	99	96	61	34 3/4	24	6 3/4
66	6 1/2	5 1/2	10,830	34	78	81	105	102	67	35 3/4	24	7 3/4
72	7	6	12,920	34	78	81	99	108	73	38 3/4	24	7 3/4
78	7 1/2	6 1/2	14,450	34	78	81	99	114	79	41 3/4	24	8 3/4
84	8	7	16,350	34	78	81	99	120	85	44 3/4	24	9

NOTE:
MANUFACTURE OF END SECTION IS IN ACCORDANCE WITH APPLICABLE PORTIONS OF A.S.T.M. SPECIFICATION C76.

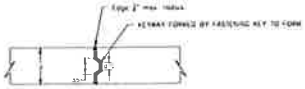
ALL LENGTHS AND DIAMETERS ARE IN UNITS OF INCHES.

SECTION WEIGHTS ARE IN UNITS OF POUNDS.

MEASUREMENTS MAY VARY BY MANUFACTURE AND PRODUCTION METHOD

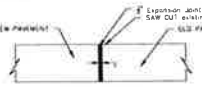
ALL END SECTIONS TO HAVE POURED IN PLACE TOE WALL INSTALLED AT LEAST 30" BELOW PROPOSED GRADE PER TOWN OF DANVILLE STANDARDS.

PRECAST CONCRETE END SECTION
N.T.S.

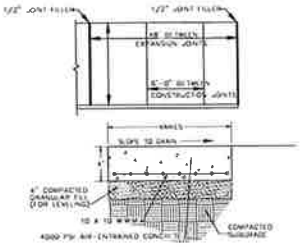


CONSTRUCTION JOINT
CREATED LONGITUDINALLY BY THE EDGES OF PAVING LANES OR TRANSVERSELY AT THE END OF A DAY'S WORK

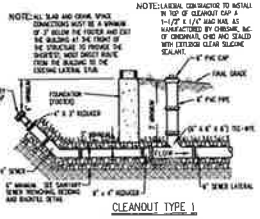
CONTROL JOINT
LONGITUDINAL OR TRANSVERSE



ISOLATION JOINT



SIDEWALK AND JOINT DETAIL



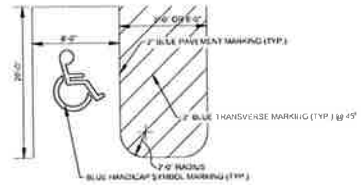
CLEANOUT TYPE 1
(ONLY LANDSCAPED SURFACES WITHIN THREE FEET OF BUILDING)

TYPICAL SWALE DETAIL

NOTE: TOP OF CASTING OR CLEANOUT CAP SHALL EXTEND 0.10 FEET ABOVE FINISHED GRADE UNLESS CONSTRUCTED WITHIN PEDESTRIAN OR VEHICULAR TRAFFIC WAY. UNLESS APPROVED BY ENGINEER, SANITARY SEWER CASTINGS OR CLEANOUTS MUST NOT BE WITHIN ONE (1) FOOT HORIZONTAL DISTANCE OF ANY PAVED OR CONCRETE SURFACES.

NOTE: ALL CLEANOUT PIPE AND FITTINGS TO BE PVC SCHEDULE 40 OR ABS 35 WHEN SHALLOWER THAN TWELVE (12) FEET. AT DEPTHS GREATER THAN TWELVE (12) FEET MATERIAL OF CONSTRUCTION WILL BE DETERMINED BY ENGINEER.

TYPICAL CLEANOUT DETAILS



TYPICAL ADA PARKING STALL DETAIL

DALE T. KRUSE
P.E. No. PE10100197
STATE OF INDIANA

DALE T. KRUSE REGISTERED No. PE10100197 STATE OF INDIANA PROFESSIONAL ENGINEER

DETAILS

NO	DATE	REVISIONS	BY	NO	DATE	REVISIONS	BY
1	[illegible]	[illegible]	[illegible]				

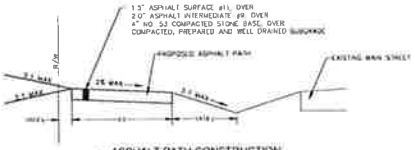
KRUSE CONSULTING
Civil Engineers & Land Surveyors
7384 Business Center Drive
Avon, Indiana 46123-9531
(317) 272-0508 • Fax: (317) 272-2410

PROJECT
DATE LABEL
4011 EAST MAIN STREET, DANVILLE, IN 46122

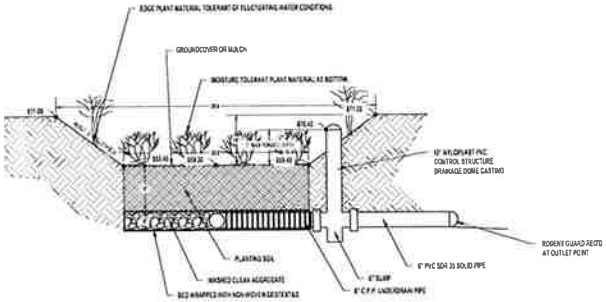
DESIGNED
DATE LABEL
4011 EAST MAIN STREET
DANVILLE, INDIANA 46122

DATE: [illegible]
DRAWN BY: [illegible]
FILE: [illegible]
LOCATION: DANVILLE
CAD WORKSPACE: [illegible]
D.S.: [illegible]
FIT: [illegible]

SHEET
C6.0



A8 ASPHALT PATH CONSTRUCTION DETAIL



RAIN GARDEN DETAIL

Know what's below. Call before you dig

DALE T. KRUSE
P.E. No. PE01100197
STATE OF INDIANA

DETAILS

NO	DATE	ISSUE PURPOSE	BY	NO	DATE	ISSUE PURPOSE	BY
1	[illegible]	PLAN CONSTRUCTION	[illegible]				

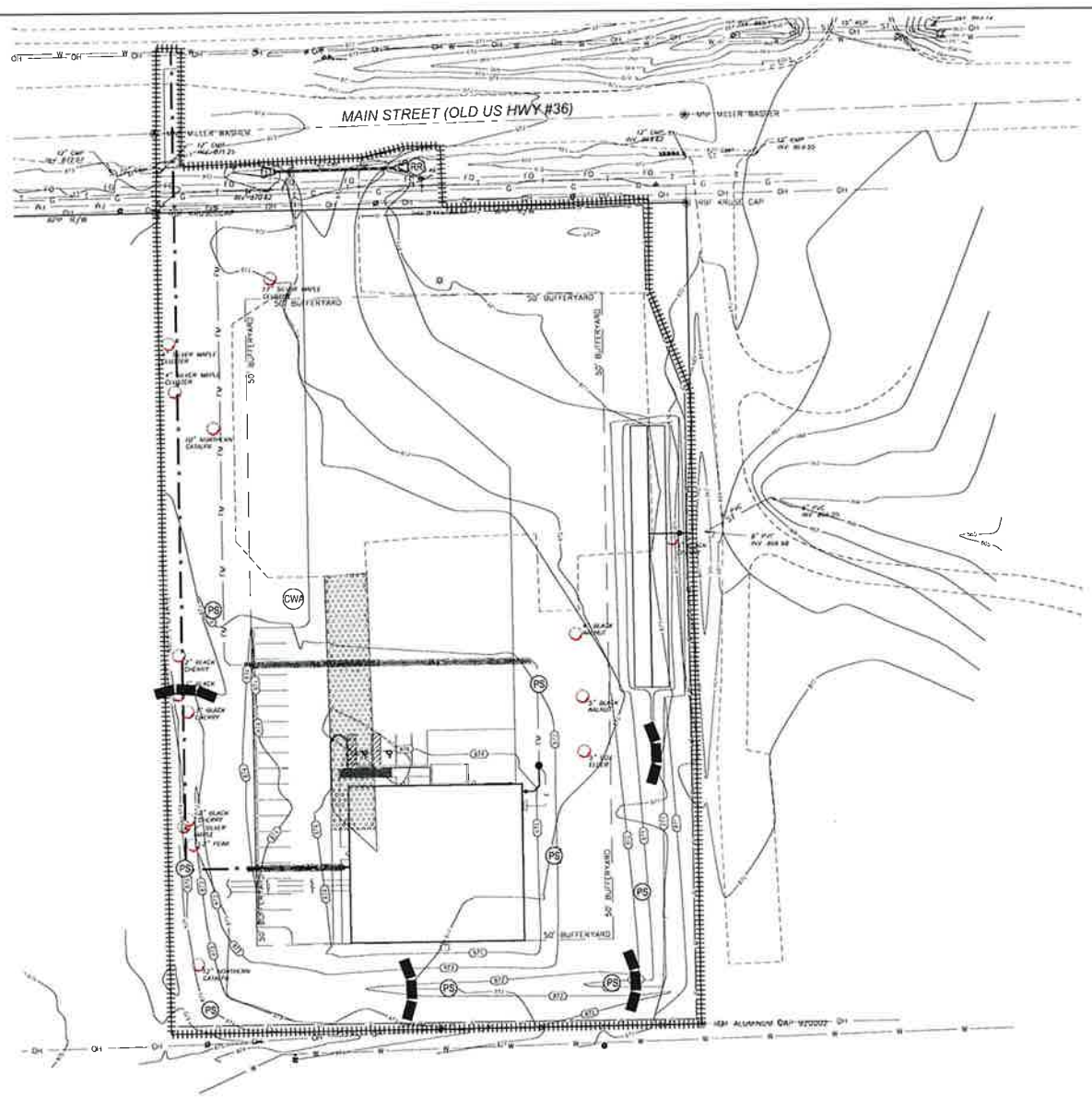
KRUSE CONSULTING
Civil Engineers & Land Surveyors
7388 Business Center Drive
Avon, Indiana 46123-8501
(317) 272 5508 • Fax. (317) 272 2410

PROJECT
DATE LABEL
4011 EAST MAIN STREET, DANVILLE, IN 46122

DESIGNED
DATE LABEL
4011 EAST MAIN STREET
DANVILLE, INDIANA 46122

DATE [illegible]
DRAWN [illegible]
FILE [illegible]
LOCATION DRAWING
TAP WASHINGTON
SCALE [illegible]
FILE [illegible]

SHEET
C6.1



Legend

- PROPOSED INDEX CONTOUR
- PROPOSED INTERMEDIATE CONTOUR
- EXISTING INDEX CONTOUR
- EXISTING INTERMEDIATE CONTOUR
- SOLID & DRAINAGE EASEMENT
- BUILDING SETBACK LINE
- UTILITIES
- CONSTRUCTION LIMITS
- PS = PERMANENT SEEDING
- RR = RIP RAP SLOPE STABILIZATION/ENERGY REDUCTION
- TEMPORARY CONSTRUCTION ENTRANCE
- STRAW BALE CHECK DAM
- CWA = CONCRETE WASHOUT AREA

ADDITIONAL EROSION AND SEDIMENT CONTROL MEASURES MAY BE REQUIRED BY THE TOWN'S DESIGNATED INSPECTOR

Unvegetated areas that are scheduled or likely to be left inactive for 7 days or more must be temporarily stabilized with measures appropriate for the season to minimize erosion potential.

Inspections of erosion and sediment control measures must be completed at least once a week and the following business day following a storm event that measures 0.5 inches or greater in precipitation. Logs shall be kept on file in the event the MS4 inspector requests to see them.

NORTH

0 30' 60'

SCALE: 1" = 30'

811 Know what's below. Call before you dig

DALE T. KRUSE
P.E. No. PE10100197
STATE OF INDIANA

DALE T. KRUSE REGISTERED No. PE10100197 STATE OF INDIANA PROFESSIONAL ENGINEER

EROSION CONTROL PLAN

NO.	DATE	REVISIONS	BY	NO.	DATE	ISSUE REVISED	BY
1	04/11/23	PLAN TOWN COMMENTS	MAK				

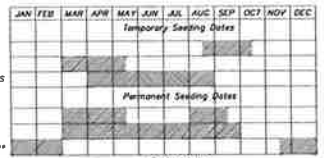
KRUSE CONSULTING INC.
Civil Engineers & Land Surveyors
7989 Business Center Drive
Avon, Indiana 46123-9511
(317) 272-5008 • Fax (317) 272-2410

PROJECT: DATE LABEL
4011 EAST MAIN STREET, DANVILLE, IN 46122

DEVELOPER: DATE LABEL
4011 EAST MAIN STREET
DANVILLE, INDIANA 46122

DATE 4-7-23
DRAWN MAK
CHK DTK/MAK
LOCATION DANVILLE
FILE DATE/NAME
SCALE 1"=30'
JOB 2-06-06

SHEET C7.0



Seeding Schedule

Irrigation Required

* Seeding Dates May Be Extended 5 Days If Mulch Applied and Planted Late Summer

** Increase Seeding Rate By 50%

Notes.
If construction activities take place during the months of November through February, use Dormant Seeding practices in place of Temporary and Permanent Seeding Practices.
Temporary Seeding during Winter Months, straw mulch shall be applied at a rate of 2 tons per acres and crimped in will considered acceptable cover for seeding while vegetation is being established

Permanent Seeding Requirements

Seed Species and Mixture	Rate Per Acre	Optimum Depth
Clay soil of Indiana areas receiving rainfall in the range of 30 inches or more per year		
1 Perennial Ryegrass	40 lbs	0.5 to 1.0
White or Ladino Clover	2 lbs	
2 Kentucky Bluegrass	20 lbs	0.5 to 1.0
Smooth Bromegrass	20 lbs	
Sheep fescue	4 lbs	
Timothy	4 lbs	
Perennial Ryegrass	10 lbs	
White or Ladino Clover	2 lbs	
3 Perennial Ryegrass	40 lbs	0.5 to 1.0
Tall Fescue	20 lbs	
4 Tall Fescue	50 lbs	0.5 to 1.0
Ladino or White Clover	2 lbs	
Sandy loams and soils low maintenance areas (not shaded)		
1 Smooth Brome grass	30 lbs	0.5 to 1.0
Red Clover	10 lbs	
2 Tall Fescue	40 lbs	0.5 to 1.0
White or Ladino Clover	2 lbs	
3 Tall Fescue	40 lbs	0.5 to 1.0
Red Clover	10 lbs	
4 Orchardgrass	25 lbs	0.5 to 1.0
Red Clover	10 lbs	
Ladino Clover	2 lbs	
5 Crownvetch	12 lbs	0.5 to 1.0
Tall Fescue	20 lbs	
Lawns and High Maintenance Areas		
1 Bluegrass	100 lbs	0.5 to 1.0
2 Perennial Ryegrass (Turf Type)	50 lbs	0.5 to 1.0
Bluegrass	50 lbs	
3 Tall Fescue (Turf Type)	100 lbs	0.5 to 1.0
Bluegrass	50 lbs	
Channels and areas of concentrated inflow		
1 Perennial Ryegrass	140 lbs	0.5 to 1.0
White or Ladino Clover	2 lbs	
2 Kentucky Bluegrass	20 lbs	0.5 to 1.0
Smooth Brome grass	10 lbs	
Sheep fescue	4 lbs	
Timothy	4 lbs	
Perennial Ryegrass	10 lbs	
White or Ladino Clover	2 lbs	
3 Tall Fescue	140 lbs	0.5 to 1.0
Ladino or White Clover	2 lbs	
4 Tall Fescue	140 lbs	0.5 to 1.0
Perennial Ryegrass	20 lbs	
Kentucky Bluegrass	20 lbs	

Installation and Maintenance Requirements

a) Contractor shall fertilize all disturbed surfaces by hydraulic mulch, disc or other methods prior to seeding while vegetation will be established

b) Topsoil shall be added to a depth needed for establishment of vegetation before permanent seeding application

c) Lime shall be applied to the extent needed to raise the pH level to neutral and tilled for seeding at a rate of 30 lbs per 1000 square feet or as recommended by soil test

d) Apply 16 lbs per 1000 square feet of 16-16-16 fertilizer or equivalent or as recommended by soil test. Work fertilizer into the top 3 inches of the soil during seeding

e) Optimum seeding dates are March 15 through May 10 and August 10 through September 30. Permanent seeding done between May 10 and August 10 may need to be irrigated. As an alternative use temporary seeding (Practice 3.1) until the preferred date for permanent seeding

f) Seed shall be applied uniformly with a drill or cultipacker seeder or by broadcasting and cover to a depth of 1/4 to 1/2 inch. If rolling with cultipacker, rolling shall be limited with a smooth cultipacker

g) All permanently seeded areas shall be mulched and protected by crimping or tackifying. If seeding is done with a hydroseeder, fertilizer and mulch can be applied with the seed in a slurry mixture

h) An oat or wheat companion or nurse crop may be used with any of the permanent seeding mixtures. Use following rates: Spring Oats 1/4 to 3/4 bushel, Wheat no more than 1/2 bushel

i) A listed seed specification shall be used that are commercially available and free of weed seeds and mixtures shall be equivalent to those contained in the above chart

j) If heavy rains occur during grass establishment causing erosion and loss of seed or fertilizer etc. the affected area shall be repaired immediately

k) Spread, burn or damaged areas shall be reworked and reseeded

Mulching

Mulching Requirements

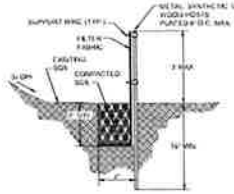
Method	Rate per 1000 S.F.	Comments
Straw	90 lbs	Should be free of noxious weeds and free of unacceptable seeds. Spread by hand or machine, must be crimped or anchored
Wood Fiber or Cellulose	45 lbs	Apply with hydromulcher and use with tacking agent
Long Fiber Wood (Excelsior)	25 lbs	Anchor mulches subject to wind

Application Method	Application Method
Mulch Anchoring Tool	Crimper punch straw into the soil 2-4 inches
Spade Disk	Operate machinery on the contour of the slope
Netting with Stakes or Tacks	Overlap edges and down slope and outside of Place the tacks and fasten tie
Wood Hydromulch Fibers	Apply 1-2 tons per acre using a hydromulcher at a Rate of 750 pounds with tackifying agent. Do not use on steep and unstabilized areas

Installation and Maintenance Requirements

a) Mulch shall cover at least 75% of the soil surface and shall be anchored by one of the methods listed in the previous table. Use mulch emulsion, synthetic binders, synthetic binders, synthetic stabilizers, and biodegradable binders only if not permitted

b) Mulch shall be inspected after storm events and maintained in fully operational. If washout, breakage, or loss occurs, the mulch shall be repaired, reapplied, mulched and anchored



SILT FENCE DETAIL

NTS

NOTE: SEDIMENT SHALL BE REMOVED TO A CONTROLLED LOCATION WHEN IT REACHES HALF THE HEIGHT OF THE FENCE

Practice 3.14 Silt Fence. An 8 inch deep flat bottomed trench shall be dug along the entire length of the intended fence line. Wooden or steel support stakes shall be driven at least 12 inches into the ground and be spaced at a maximum of 6 feet apart. The bottom 12 inches of fence fabric shall be buried in the 8 inch trench extending the remaining four inches toward the upslope side. The trench shall be backfilled with compacted earth or gravel. Silt fence shall not be used in areas where concentrated flow is expected. Silt fence shall be required in areas where excessive sedimentation is likely or in areas where ponds or wetlands are a real environmental downstream of the construction

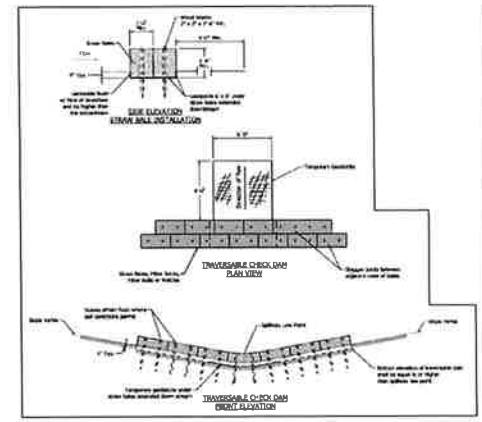
Maintenance Requirements. The fence shall be inspected weekly and after each storm event. If any portion of the fence leans, starts to downcurve, or bulges, it shall be repaired immediately. Sediment shall be removed at a controlled location when it reaches a half the height of the fence or causes the fence to bulge. After the contributing drainage area has established vegetation, the silt fence and sediment may be removed and disposed of properly

ADDITIONAL EROSION AND SEDIMENT CONTROL MEASURES MAY BE REQUIRED BY THE TOWN'S DESIGNATED INSPECTOR

Unvegetated areas that are scheduled or likely to be left inactive for 7 days or more must be temporarily stabilized with measures appropriate for the season to minimize erosion potential

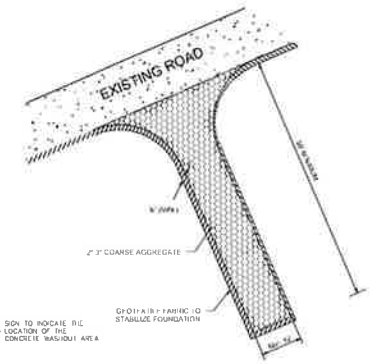
Inspections of erosion and sediment control measures must be completed at least once a week and the following business day following a storm event that measures 0.5 inches or greater in precipitation. Logs shall be kept on file in the event the MS4 inspector requests to see them

THE TOWN OF DANVILLE CLEAN WATER DEPARTMENT RESERVES THE RIGHT TO REQUIRE ADDITIONAL ONSITE CONTROLS AS DEEMED NECESSARY TO MAINTAIN COMPLIANCE WITH 327 IAC 15-5 (RULE 5) AND THE TOWNS STORMWATER MANAGEMENT ORDINANCE. ALL EROSION AND SEDIMENT CONTROLS, BEST MANAGEMENT PRACTICES AND POLLUTION PREVENTION MEASURES MUST BE INSTALLED AND MAINTAINED IN ACCORDANCE WITH THE INDIANA STORMWATER RULE 5 MANUAL



STRAW BALE CHECK DAM DETAIL

NTS



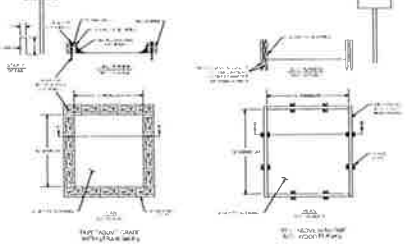
TEMPORARY CONSTRUCTION INGRESS/EGRESS PAD DETAIL

NTS

Temporary Gravel Entrance/Exit. Place six inches minimum depth of 2-3 inch washed stone (INDOT CA No 2) with geotextile fabric underlayment. Area to be covered is as shown on the erosion control plan. Culverts shall be placed under the pad as necessary to maintain roadside drainage

Maintenance Requirements. Contractor shall ensure the entrance pad and other pollutants. Entrance of other pollutants onto public roadways is prohibited. Sediment removal measures be required. Any damage to the pavement shall be immediately

Know what's below. Call before you dig



Concrete Washout Area

LOCATION OF WASHOUT AREA SHALL BE INSTALL CONTROLS TO MAY CONTAIN TO MAXIMUM EXTENT

VEHICLE TRACKING CONTROL (SEE ENTRANCE DETAIL) IS REQUIRED AT ACCESS TO CONCRETE WASHOUT AREA IS OFF PAVEMENT

SIGNS SHALL BE PLACED AT THE CONSTRUCTION ENTRANCE, AT THE WASHOUT AREA AND ELSEWHERE AS NECESSARY TO CLEARLY INDICATE THE LOCATION OF THE CONCRETE WASHOUT AREA TO OPERATORS OF CONCRETE TRUCKS AND PUMPERS

THE CONCRETE WASHOUT AREA SHALL BE REMOVED AND DISPOSED AND RECYCLED OR DISPOSED IN A MANNER ACCEPTABLE TO THE TOWN

DALE T. KRUSE
REGISTERED
No. PE10100197
STATE OF INDIANA
PROFESSIONAL ENGINEER

EROSION CONTROL DETAILS

No.	DATE	REVISIONS	BY	No.	DATE	REVISIONS	BY
1	08/04/23	PER TOWN COMMENTS	RMB				

KRUSE CONSULTING
Civil Engineers & Land Surveyors
7188 Business Center Drive
Avon, Indiana 46123-9631
(317) 272-5508 • Fax: (317) 272-2410

PROJECT: DATE LABEL
4011 EAST MAIN STREET, DANVILLE, IN 46122

DEVELOPER: DATE LABEL
4011 EAST MAIN STREET
DANVILLE, INDIANA 46122

DATE: 8/1/23
DRAWN: RMB
FILE: 5718-DAL
LOCATION: DANVILLE
FIELD BOOK/PAGE:
SCALE: 1" = 10' H, 1" = 5' V
CD: 1-DANVILLE

SHEET C7.1

STORM WATER POLLUTION PREVENTION PLAN
CONSTRUCTION PLAN, CHECKLIST

A1 THE EROSION CONTROL MEASURES CAN BE FOUND ON SHEETS 7 0 7 1 AND 7 1 OF THE PLANS
A2 VICINITY MAP CAN BE FOUND ON SHEET 0F THE PLAN SET
A3 THE PURPOSE OF THE PROJECT IS TO CONSTRUCT AN COMMERCIAL FACILITY
THE PROPERTY IS LOCATED IN THE TOWN OF DANVILLE, INDIANA ALONG THE SOUTHERN SIDE OF MAIN STREET 2 0 FEET EAST OF COUNTY ROAD 400 EAST
A4 THE LATITUDE AND LONGITUDE OF THE PROJECT (AT THE CONSTRUCTION ENTRANCE) ARE 39° 45 43" N AND 86° 27 22" W RESPECTIVELY
A5 Part of the Northwest Quarter of Section 8 Township 15 North Range 1 East of the Second Principal Meridian Washington Township in Hendricks County Indiana based on an original survey by Gerhart Miller Berlowitz Professional Surveyor Number 20300059 of Miller Land Surveying Inc Survey No 22075581 dated August 25 2022 and being more particularly described as follows

Commencing at a Brass Plug at the Northwest corner of said Northwest Quarter (Bence North 88 degrees 40 minutes 22 seconds East (Indiana Geospatial Coordinate System Hendricks County bearing and basis of bearings is follow) a distance of 200 00 feet (Deed) along the North line of said Northwest Quarter and within the right of way of East Main Street to a Stake Set with a "Miller Fire 40095" identification ring on the West line of an existing 3 66 acre tract as described in Document Number 201316801 in the Office of the Recorder of Hendricks County Indiana said Point being the POINT OF BEGINNING thence continuing North 88 degrees 40 minutes 22 seconds East a distance of 305 50 feet (Deed) along said North line and within the right of way of East Main Street to a Dura Nail with a "Miller Fire 40095" identification ring on the East line of said 3 66 acre tract thence South 00 degrees 13 minutes 34 seconds East a distance of 524 02 feet (521 92 feet Deed) along said East line and also being parallel with the West line of said Northwest Quarter to a 5/8" steel rebar with an illegible identification cap on the West line of said 3 66 acre tract thence North 00 degrees 13 minutes 34 seconds West a distance of 524 02 feet (521 92 feet Deed) along said West line of the Point of Beginning Containing

[illegible]

A6 THE EXISTING CONDITIONS SHEET CAN BE FOUND ON SHEET 0F THE PLANS
A7 NO SIGNIFICANT SAND HOLE PANDS
A8 NO EROSION PRONE AREAS OF CONCERN LANE LOCATED ON THIS PROPERTY SITE
A9 LANDUSE TO THE WEST IS MULTI FAMILY HEALTHCARE TO THE SOUTH VACANT COMMERCIAL LOT TO THE WEST AND RESIDENTIAL ON THE NORTH SIDE OF MAIN STREET
A10 THE EPA STORET EPA WEBSITE REPORTS NO WATERSHED SOURCES OF IMPAIRMENT ON FILE FOR THE WATERSHEDS FOR MUSCATATUCK WATERSHED (TMDL)
A11 THE IDEM SURFACE WATER WEBSITE REPORTS NO WATERSHED SOURCES OF IMPAIRMENT ON FILE FOR THE WATERSHEDS FOR MUSCATATUCK WATERSHED (TMDL) AND SPOKANE WATERSHED AQUATIC LIFE AND SOOD
A12 SOIL MAP CAN BE FOUND ON SHEET 7 0 EROSION DETAILS CLAY LOAM URBAN LAND COMPLEX AND CROSBY SILT LOAM FINE LOAMY URBAN LAND COMPLEX ARE THE SOILS ON THIS SITE
A13 NO WETLANDS LAKES ARE LOCATED ON THE SITE A DRAINAGE DITCH RUNS ALONG THE EAST SIDE OF THE PROPERTY
A14 OTHER THAN A CSGP PERMIT FROM IDEM NO OTHER STATE OR FEDERAL WRITTEN RULES OR AUTHORIZATIONS ARE REQUIRED FOR CONSTRUCTION ACTIVITIES
A15 THE EXISTING CONDITIONS OF THE SITE ARE AGRICULTURAL HOWEVER ANY FUTURE PAVED PARKING AREA AND THE REMAINDER WAS VEGETATIVE COVER
A16 THE EXISTING AND PROPOSED TOPOGRAPHY CAN BE FOUND ON SHEETS 1 0 AND 1 8 EXISTING CONDITIONS AND GRADING PLAN RESPECTIVELY BOTH PLAN SHEETS SHOW 1 FOOT CONTOUR INTERVALS
A17 THERE IS AN EXISTING DRAINAGE DITCH ALONG THE NORTH AND EAST SIDES OF THE PARCEL BOUNDARIES
A18 THE RUNOFF FOR THE SITE EXISTING CONDITIONS IS TO THE NORTH AND TO THE EAST
A19 ANY EXISTING DRAINAGE SWALE ALONG THE NORTHSIDE OF THE PROPERTY IS IN THE MAIN STREET RIGHT OF WAY AND TO THE EAST INTO EXISTING DRAINAGE WAY
A20 NO STORMWATER DETENTION FACILITIES ARE PROPOSED FOR THIS SITE STORM PIPE UNDER EXISTING ENTRANCE WILL BE REPLACED
A21 NO SINKHOLES ABANDONED WELLS OR KARST FEATURES WERE LOCATED DURING THE TOPO SURVEY PHASE
A22 THE PROJECT PARCEL SIZE IS 3 6 ACRES
A23 THE LIMITS OF CONSTRUCTION ENCOMPASS 1 25 ACRES
A24 FINAL GRADES SAME BELOW ON SHEET 3 0 GRADING PLAN
A25 LENGTH OF CONSTRUCTION CAN BE FOUND ON SHEET 7 0 EROSION CONTROL PLAN
A26 THE PROPOSED STORMWATER DRAINAGE SYSTEMS INCLUDE SEVERAL CURB AND GRATE STYLE INLETS
A27 STORMWATER IS ROUTED THROUGH THE PROPOSED UNDERGROUND DETENTION PAND AND WILL EXIT THE PLANS ON THE SOUTHWEST CORNER OF THE SITE
A28 PROPOSED IMPROVEMENTS CAN BE FOUND ON SHEETS 3 0 AND 4 0 SITE PLAN GRADING PLAN AND UTILITY PLAN RESPECTIVELY
A29 ON SITE SOIL STOCKPILE LOCATIONS CAN BE FOUND ON SHEET 7 0 EROSION CONTROL PLAN
A30 SITE EXCAVATION UTILITY INSTALLATION AND CONSTRUCTION PAVING SUPPORT ACTIVITIES THAT CAN BE EXPECTED
A31 NON STORM WATER ACTIVITIES ARE PLANNED FOR THIS PROJECT

EROSION CONTROL MAINTENCE GUIDELINES

Temporary Erosion and Sediment Control

Maintenance
Inspection
Inspection shall be conducted by the site superintendent or qualified inspection personnel. Inspection shall be conducted at least once every two weeks.
Inspection shall be conducted within 24 hours after any storm that produces 0.5 inches or more of rain.
Inspection shall be conducted at least once every 7 calendar days.
Inspection shall be conducted at least once every 24 hours during prolonged rainfall.
Inspection shall be conducted at least once every 24 hours during a snowmelt that causes runoff.
Inspection shall be conducted at least once every 24 hours during any period that the site is unstabilized

CONCEPT PLANT SCHEDULE

DECIDUOUS TREE 2" CAL. MIN.	30
EXISTING TREE TO PROTECT	6
EVERGREEN TREE 6' HT MIN.	47
SHRUB 48" SPREAD 18" HT. MIN.	41
SHRUB 60" SPREAD 18" HT. MIN.	46
SHRUB 72" SPREAD 18" HT. MIN.	24
ORNAMENTAL GRASS	30
SHRUB 96" SPREAD 18" HT. MIN.	13
LAWN	[illegible]

PRELIMINARY

Date	Description

4011 EAST MAIN ST
SCHEMATIC DESIGN
4011 EAST MAIN STREET DANVILLE, INDIANA

LANDSCAPE PLAN

bayer becker

Date: 25-0317-LA
Drawn by: X-X
Checked by: X-X

L1.00

PROJECT NAME: DATE LABEL SITE

PROJECT NUMBER: 20250148-HG

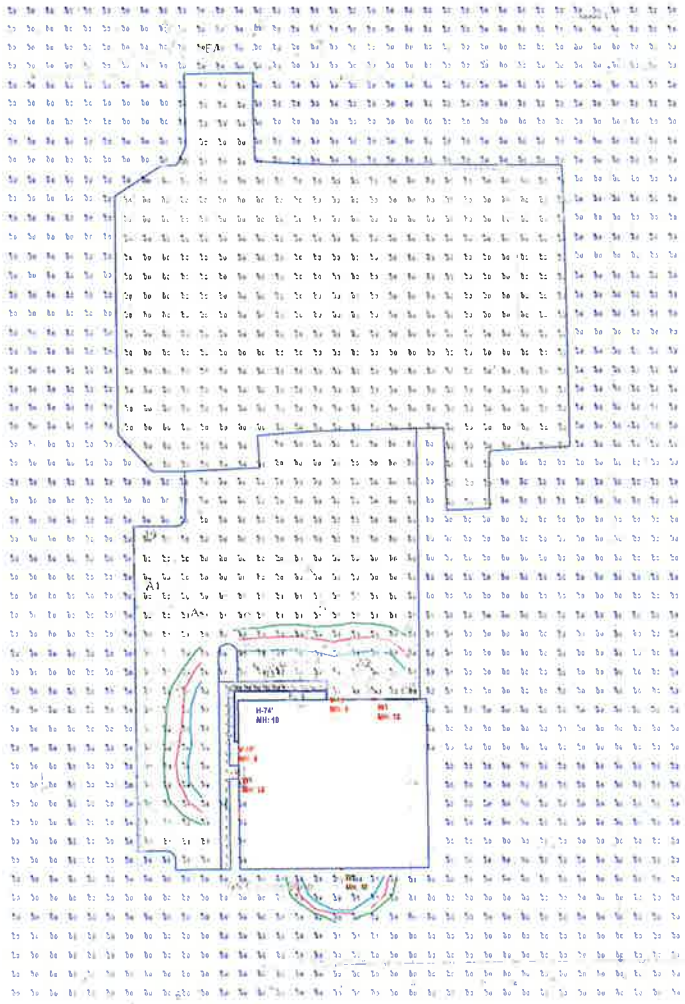
DATE: 7-30-25

PHOTOMETRIC PLAN DESIGNED BY ESL-SPECTRUM
WWW.ESL-SPECTRUM.COM
PHONE: 317.951.2300

ESL-Spectrum's services are for estimation purposes only, and are not warranties.
Final design and illumination levels must be determined and specified by an electrical engineer.
Field results may differ from computer predictions because of many uncontrollable factors and adverse test conditions such as:
line voltage variations, lamp performance, product manufacturing tolerances, and jobsite conditions.

THE FIXTURE TYPE(S) AND LAMPING(S) SPECIFIED ON THIS LAYOUT MUST BE USED IN ORDER TO MEET THE EXACT CRITERIA AND PERFORMANCE DATA SHOWN.

ESL/SPECTRUM



SITE LIGHTING - PLAN VIEW
Scale: 1 inch= 30 Ft.

RENDER IMAGE: NTS

PHOTOMETRIC PLAN DESIGNED BY ESL-SPECTRUM
WWW.ESL-SPECTRUM.COM
PHONE 317 951 2300

Luminaire Schedule
Project: 20250448-HG DATE LABEL - SITE LIGHTING F30-25

Symbol	Qty	Label	Arrangement	Lum Watts	Lum Lumens	LLF	Manufacturer	Description
	1	HEN	GROUP	N.A.	N.A.	N.A.	AXIS	EXIS-400-P-05-50-T-E SHARP (8-HS)
	2	V-1/2	GROUP	N.A.	N.A.	N.A.	AXIS	EXIS-400-P-05-50-T-E (VERTICAL HOLDER)
	2	W1	Single	57.68199	8529	0.450	E.P.	SWW2-6L-0-CCTS-4000K-05-T2-xxx
	1	W2	Single	57.65734	8545	0.850	E.P.	SWW2-6L-0-CCTS-4000K-05-T2-xxx

CALCULATIONS ARE MAINTAINED HORIZONTAL ILLUMINANCE FIGURES IN FOOT-CANDLES
POINTS SHOWN ARE AT GRADE
FIXTURE MOUNTING HEIGHTS ARE SPECIFIED NEXT TO FIXTURES AS 'MH'

Calculation Summary
Project: 20250448-HG DATE LABEL - SITE LIGHTING F30-25

Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
1 ASTING ASPHALT_Grade	Illuminance	Fc	0.50	0.0	0.0	N.A.	N.A.
PARKING LOT_Grade	Illuminance	Fc	0.46	13.9	0.0	N.A.	N.A.
PERVIOUS_Grade	Illuminance	Fc	0.00	21.0	0.0	N.A.	N.A.
SIDEWALKS_Grade	Illuminance	Fc	17.01	27.9	0.0	N.A.	N.A.

[illegible]

ESL/SPECTRUM

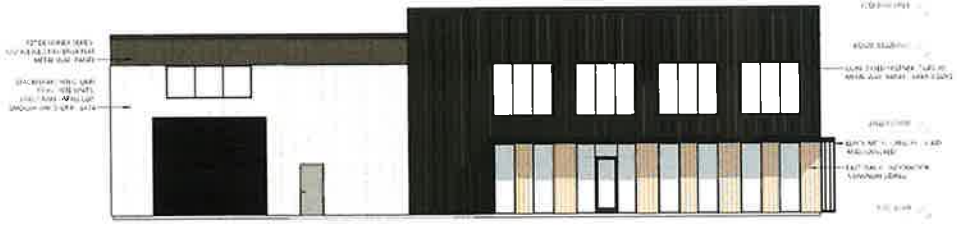
ORDINANCE NOTES

FACADE VARIATIONS

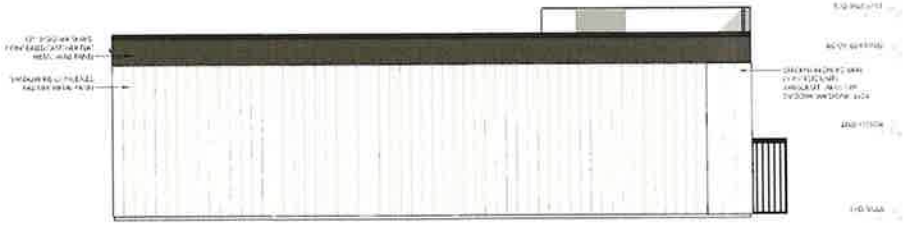
FACADE TRANSPARENCY

FACADE MATERIALS

ROOF DESIGN



NORTH ELEVATION



EAST ELEVATION

SOUTH ELEVATION

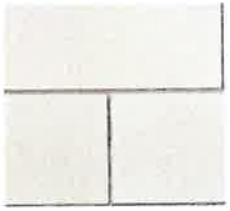
WEST ELEVATION

CONCEALED FASTNER, T-GROVE METAL WALL PANEL. VARIED SIZES. BLACK.

12" DESIGNER SERIES, CONCEALED FASTENER FLAT METAL WALL PANEL. CHARCOAL GRAY.

SHADOW RIB CONCEALED FASTNER METAL PANEL. BONE WHITE.

FAST PLANK, WOOD-LOOK ALUMINUM SIDING. LIGHT MAHOGANY.



STACKED ARCHITECTURAL CONCRETE UNITS, ARRISCRAFT - ARRIS CLIP, SMOOTH LIMESTONE, 8x24.

BLACKLINE

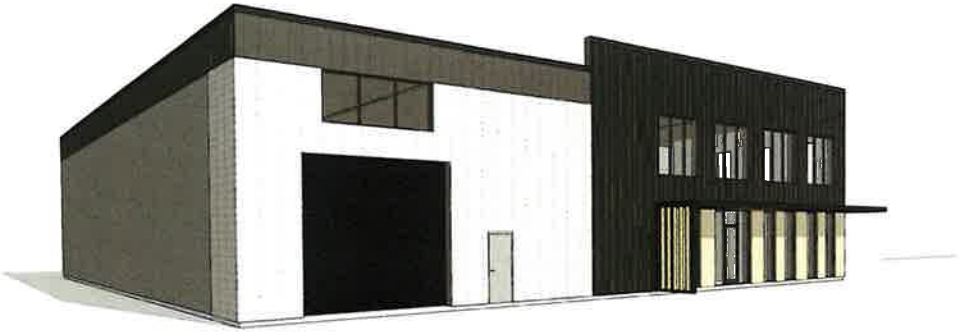
EXTERIOR MATERIAL PALETTE

SERVAL HOLDINGS -

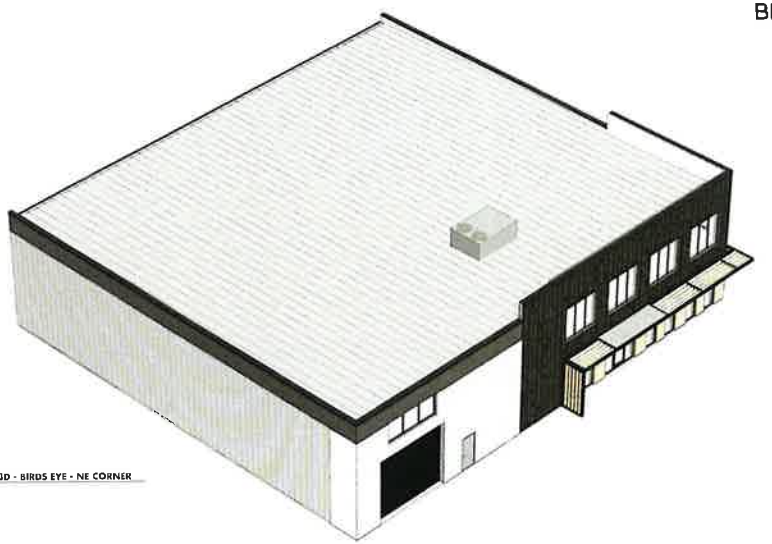
DATE LABEL
4011 E MAIN STREET
DANVILLE, IN 46123

SCHEMATIC DESIGN
8/4, 2025

BLACKLINE

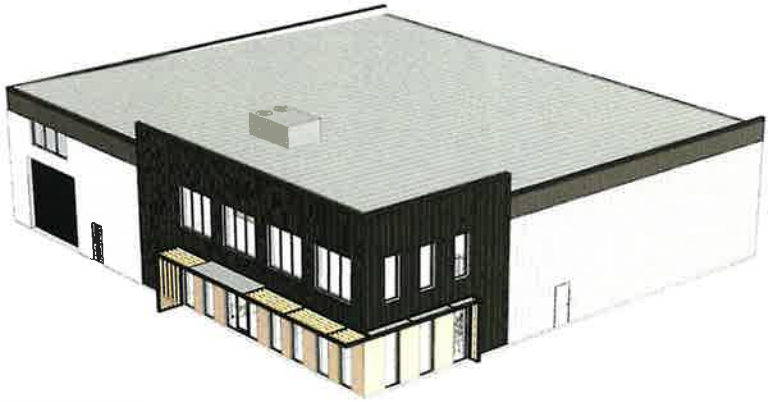


3D NE CORNER



3D - BIRDS EYE - NE CORNER

3D NW CORNER



3D - BIRDS EYE - NW CORNER

EXTERIOR RENDERINGS

SERVAL HOLDINGS -

DATE LABEL
4011 E MAIN STREET
DANVILLE, IN 46123

SCHEMATIC DESIGN
8/4/2025

DATE LABEL, INC., Jason & Tonia Walker

Site Plan Review