

# PRIMARY PLAT

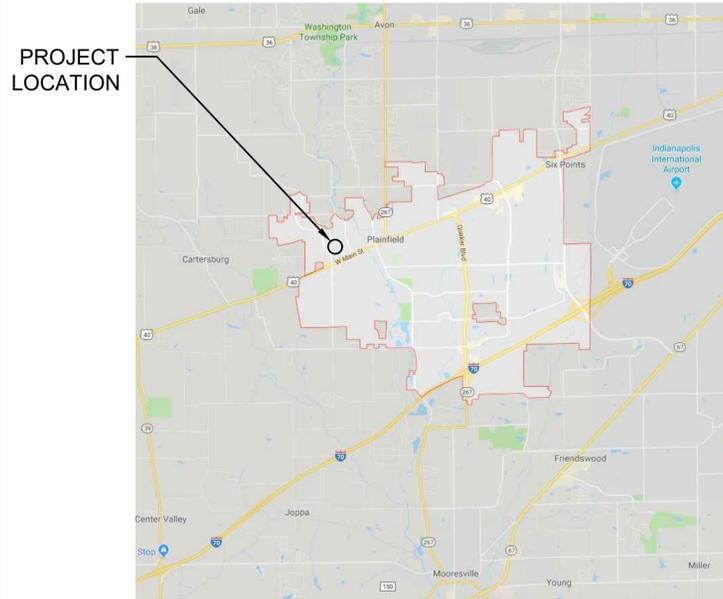
# KINGSWAY CHRISTIAN CHURCH AT SARATOGA

NE 1/4, SEC. 33 & NW 1/4, SEC. 34 - T15N - R1E, HENDRICKS COUNTY, GUILFORD TOWNSHIP, PLAINFIELD, INDIANA

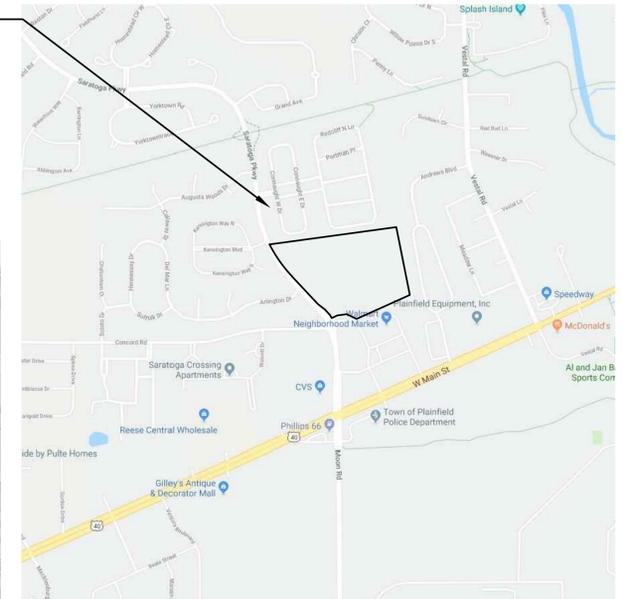
PROJECT ADDRESS

ZONED: PUD

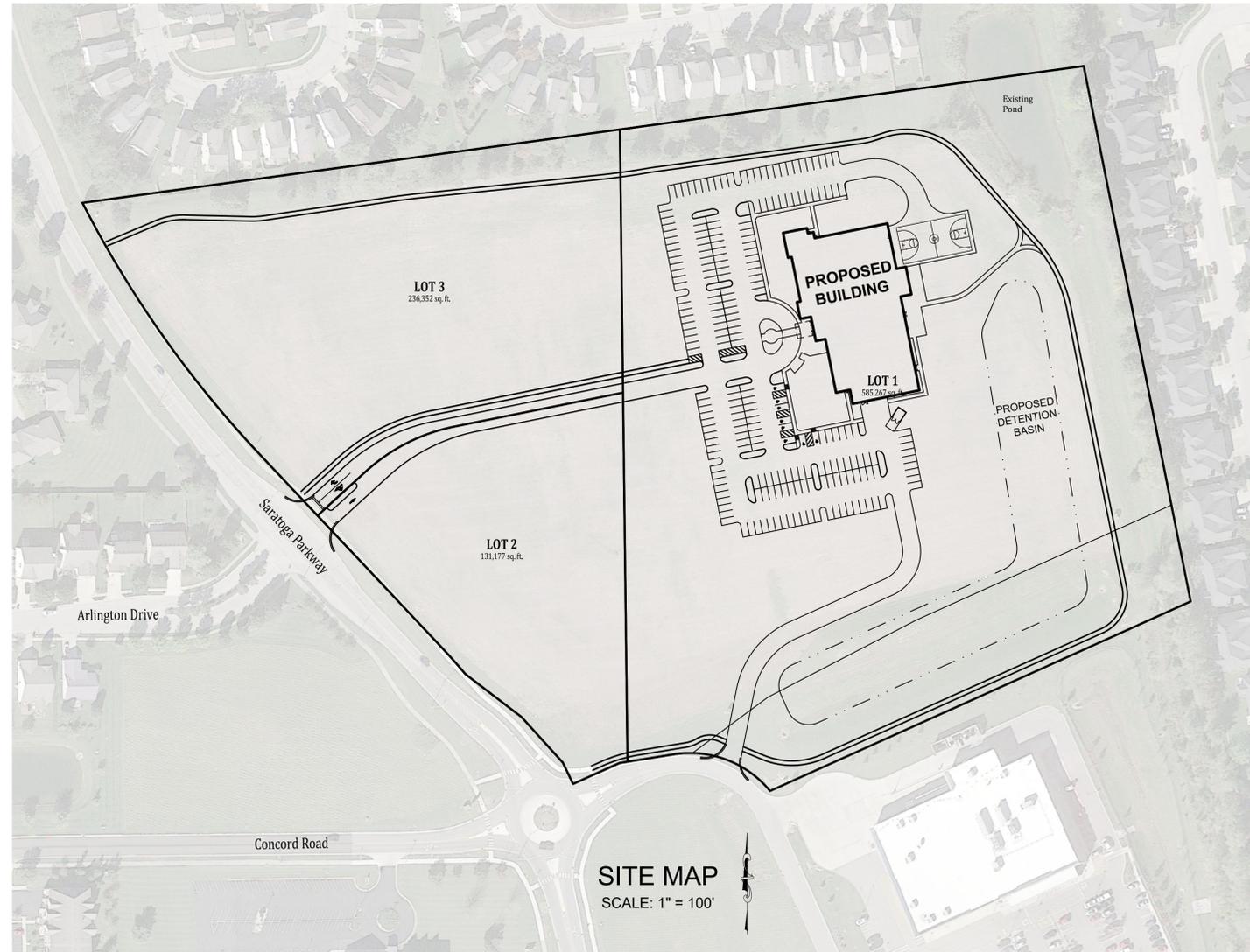
PLANS PREPARED FOR:  
 KINGSWAY CHRISTIAN CHURCH  
 7981 E CR 100 N  
 AVON, IN 46123  
 317-272-2222  
 317-272-3407 fax  
 CONTACT: BEN BULLARD



VICINITY MAP  
NO SCALE



LOCATION MAP  
NO SCALE



SITE MAP  
SCALE: 1" = 100'

**OPERATING AUTHORITIES**

<p><b>GAS</b> Vectren 1995 East Main Street Danville, IN 46122 317-718-3616</p> <p><b>ELECTRIC</b> Duke Energy 5095 East Man Street P.O. Box 29 Danville, IN 46122 317-745-4481</p> <p><b>ELECTRIC</b> Hendricks Power 86 N. County Road 500 E Danville, IN 46122 317-745-5473</p> <p><b>SANITARY</b> Plainfield DPW 986 S. Center Street Plainfield, IN 46168 317-839-3490</p>	<p><b>CABLE TELEVISION</b> Bright House Networks 3030 Roosevelt Ave. Indianapolis, IN 46218 317-632-9077</p> <p><b>CABLE TELEVISION</b> Comcast 5330 E. 65th Street Indianapolis, IN 46220 317-872-2225</p> <p><b>STORM</b> Plainfield DPW 986 S. Center Street Plainfield, IN 46168 317-839-3490</p> <p><b>SCHOOL DISTRICT</b> Plainfield Community School Corporation 985 S. Longfellow Lane Plainfield, IN 46168 317-839-2578</p>	<p><b>WATER</b> Plainfield DPW 986 S. Center Street Plainfield, IN 46168 317-839-3490</p> <p><b>TELEPHONE</b> AT&amp;T 240 N. Meridian Street Indianapolis, IN 46204 317-722-2299</p> <p><b>FIRE DEPARTMENT</b> Plainfield Fire Territory 591 Moon Road Plainfield, IN 46168 317-839-6939</p>
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PLANS PREPARED BY:

**BANNING ENGINEERING**

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 PLAINFIELD, IN 46168  
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CONTACT: RYAN LINDLEY

**NOT FOR CONSTRUCTION**

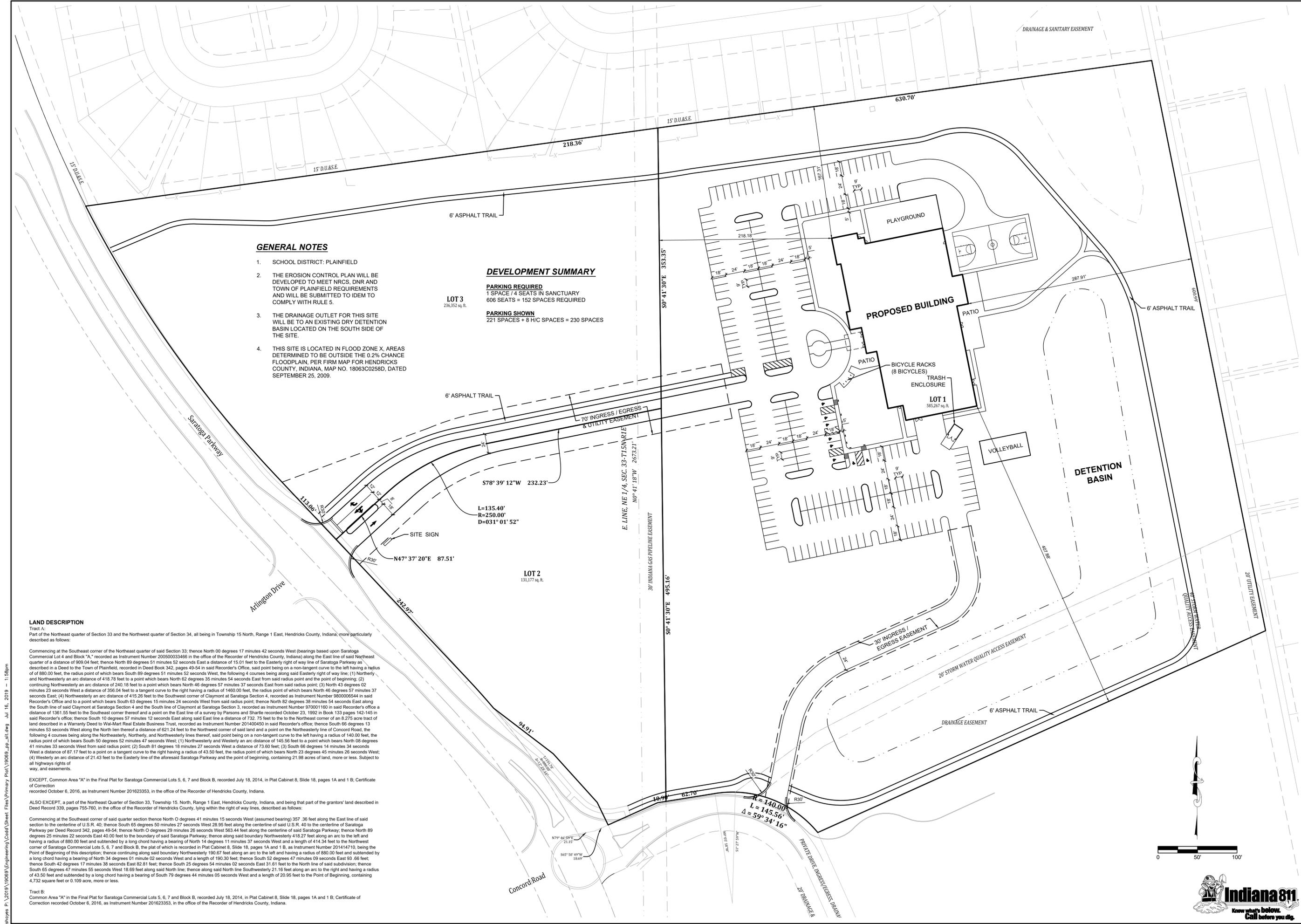
CERTIFIED BY: \_\_\_\_\_

REVISIONS			SHEET INDEX	
NUMBER	DESCRIPTION	DATE	SHEET NO	DESCRIPTION
			C100	TITLE SHEET
			C101	PRIMARY PLAT - SITE PLAN
			C102	PRIMARY PLAT - UTILITY PLAN

Date: 07-19-19  
 Project No: 19069  
 Sheet No:

**C100**





**GENERAL NOTES**

- SCHOOL DISTRICT: PLAINFIELD
- THE EROSION CONTROL PLAN WILL BE DEVELOPED TO MEET NRCS, DNR AND TOWN OF PLAINFIELD REQUIREMENTS AND WILL BE SUBMITTED TO IDEM TO COMPLY WITH RULE 5.
- THE DRAINAGE OUTLET FOR THIS SITE WILL BE TO AN EXISTING DRY DETENTION BASIN LOCATED ON THE SOUTH SIDE OF THE SITE.
- THIS SITE IS LOCATED IN FLOOD ZONE X, AREAS DETERMINED TO BE OUTSIDE THE 0.2% CHANCE FLOODPLAIN, PER FIRM MAP FOR HENDRICKS COUNTY, INDIANA, MAP NO. 18063C0258D, DATED SEPTEMBER 25, 2009.

**DEVELOPMENT SUMMARY**

**PARKING REQUIRED**  
1 SPACE / 4 SEATS IN SANCTUARY  
606 SEATS = 152 SPACES REQUIRED

**PARKING SHOWN**  
221 SPACES + 8 HIC SPACES = 230 SPACES

**LOT 3**  
236,352 sq. ft.

**LOT 2**  
131,177 sq. ft.

**LOT 1**  
585,267 sq. ft.

**LAND DESCRIPTION**

Tract A:  
Part of the Northeast quarter of Section 33 and the Northwest quarter of Section 34, all being in Township 15 North, Range 1 East, Hendricks County, Indiana, more particularly described as follows:

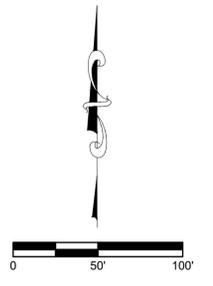
Commencing at the Southeast corner of the Northeast quarter of said Section 33; thence North 00 degrees 17 minutes 42 seconds West (bearings based upon Saratoga Commercial Lot 4 and Block "A," recorded as Instrument Number 200500033466 in the office of the Recorder of Hendricks County, Indiana) along the East line of said Northeast quarter of a distance of 809.04 feet; thence North 89 degrees 51 minutes 52 seconds East a distance of 15.01 feet to the Easterly right of way line of Saratoga Parkway as described in a Deed to the Town of Plainfield, recorded in Deed Book 342, pages 49-54 in said Recorder's Office, said point being on a non-tangent curve to the left having a radius of 880.00 feet, the radius point of which bears South 89 degrees 51 minutes 52 seconds West, the following 4 courses being along said Easterly right of way line: (1) Northerly and Northwesterly an arc distance of 416.78 feet to a point which bears North 62 degrees 35 minutes 54 seconds East from said radius point and the point of beginning; (2) continuing Northwesterly an arc distance of 240.18 feet to a point which bears North 46 degrees 57 minutes 37 seconds East from said radius point; (3) North 43 degrees 02 minutes 23 seconds West a distance of 356.04 feet to a tangent curve to the right having a radius of 1460.00 feet, the radius point of which bears North 46 degrees 57 minutes 37 seconds East; (4) Northwesterly an arc distance of 415.26 feet to the Southwest corner of Claymont at Saratoga Section 4, recorded as Instrument Number 9800006544 in said Recorder's Office and to a point which bears South 63 degrees 15 minutes 24 seconds West from said radius point; thence North 82 degrees 39 minutes 54 seconds East along the South line of said Claymont at Saratoga Section 4 and the South line of Claymont at Saratoga Section 3, recorded as Instrument Number 9700011160 in said Recorder's Office a distance of 1361.55 feet to the Southeast corner thereof and a point on the East line of a survey by Parsons and Sharple recorded October 23, 1992 in Book 133 pages 142-145 in said Recorder's Office; thence South 10 degrees 57 minutes 47 seconds East along said East line a distance of 732.75 feet to the Northeast corner of an 8.275 acre tract of land described in a Warranty Deed to Wal-Mart Real Estate Business Trust, recorded as Instrument Number 201400450 in said Recorder's Office; thence South 66 degrees 13 minutes 53 seconds West along the North line thereof a distance of 621.24 feet to the Northeast corner of said land and a point on the Northwesterly line of Concord Road, the following 4 courses being along the Northeast, Northerly, and Northwesterly lines thereof, said point being on a non-tangent curve to the left having a radius of 140.00 feet, the radius point of which bears South 50 degrees 52 minutes 47 seconds West; (1) Northwesterly and Westerly an arc distance of 145.56 feet to a point which bears North 08 degrees 41 minutes 33 seconds West from said radius point; (2) South 81 degrees 18 minutes 27 seconds West a distance of 73.60 feet; (3) South 66 degrees 14 minutes 34 seconds West a distance of 87.17 feet to a point on a tangent curve to the right having a radius of 43.50 feet, the radius point of which bears North 23 degrees 45 minutes 29 seconds West; (4) Westerly an arc distance of 21.43 feet to the Easterly line of the aforesaid Saratoga Parkway and the point of beginning, containing 21.98 acres of land, more or less. Subject to all highways rights of way, and easements.

EXCEPT, Common Area "A" in the Final Plat for Saratoga Commercial Lots 5, 6, 7 and Block B, recorded July 18, 2014, in Plat Cabinet 8, Slide 18, pages 1A and 1 B; Certificate of Correction recorded October 6, 2016, as Instrument Number 201623353, in the office of the Recorder of Hendricks County, Indiana.

ALSO EXCEPT, a part of the Northeast Quarter of Section 33, Township 15 North, Range 1 East, Hendricks County, Indiana, and being that part of the grantors' land described in Deed Record 339, pages 755-760, in the office of the Recorder of Hendricks County, lying within the right of way lines, described as follows:

Commencing at the Southeast corner of said quarter section thence North 0 degrees 41 minutes 15 seconds West (assumed bearing) 357.26 feet along the East line of said section to the centerline of U.S.R. 40, thence South 65 degrees 50 minutes 27 seconds West 28.85 feet along the centerline of said U.S.R. 40 to the centerline of Saratoga Parkway per Deed Record 342, pages 49-54; thence North 0 degrees 29 minutes 26 seconds West 563.44 feet along the centerline of said Saratoga Parkway; thence North 89 degrees 25 minutes 22 seconds East 40.00 feet to the boundary of said Saratoga Parkway; thence along said boundary Northwesterly 418.27 feet along an arc to the left and having a radius of 880.00 feet and subtended by a long chord having a bearing of North 14 degrees 11 minutes 37 seconds West and a length of 414.34 feet to the Northwest corner of Saratoga Commercial Lots 5, 6, 7 and Block B, the plat of which is recorded in Plat Cabinet 8, Slide 18, pages 1A and 1 B, as Instrument Number 201414710, being the Point of Beginning of this description; thence continuing along said boundary Northwesterly 190.67 feet along an arc to the left and having a radius of 880.00 feet and subtended by a long chord having a bearing of North 34 degrees 01 minute 02 seconds West and a length of 190.30 feet; thence South 52 degrees 47 minutes 09 seconds East 93.66 feet; thence South 42 degrees 17 minutes 38 seconds East 82.81 feet; thence South 25 degrees 54 minutes 02 seconds East 31.81 feet to the North line of said subdivision; thence South 65 degrees 47 minutes 55 seconds West 18.69 feet along said North line, thence along said North line Southwesterly 21.16 feet along an arc to the right and having a radius of 43.50 feet and subtended by a long chord having a bearing of South 79 degrees 44 minutes 05 seconds West and a length of 20.95 feet to the Point of Beginning, containing 4.732 square feet or 0.109 acre, more or less.

Tract B:  
Common Area "A" in the Final Plat for Saratoga Commercial Lots 5, 6, 7 and Block B, recorded July 18, 2014, in Plat Cabinet 8, Slide 18, pages 1A and 1 B; Certificate of Correction recorded October 6, 2016, as Instrument Number 201623353, in the office of the Recorder of Hendricks County, Indiana.



Designated	Sym.	Revisions	Date
Drawn	SJH		
Checked			
Scale	1" = XX'		
Date	07-19-19		

**PRIMARY PLAT - SITE PLAN**  
**KINGSWAY CHRISTIAN CHURCH AT SARATOGA**  
**GUILFORD TOWNSHIP**  
**PLAINFIELD, INDIANA**

**NOT FOR CONSTRUCTION**

**BANNING ENGINEERING**  
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 PLAINFIELD, IN 46166  
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 E-MAIL: Banning@BanningEngineering.com  
 WEB: www.BanningEngineering.com

Project No: 19069  
 Sheet No: C101



