



SITE/INFRASTRUCTURE PLAN REVIEW APPLICATION

TOWN OF PLAINFIELD

206 W. Main Street, Plainfield IN 46168

pseymour@bfsengr.com

www.townofplainfield.com

IMPORTANT – APPLICANT TO COMPLETE ALL ITEMS. MARK WHERE APPLICABLE (PRINT)

Project Name

Project Location

Date Submitted

PROJECT CONTACTS

Project Developer/
Owner: _____

Contact Person: _____

Address: _____

Contact Number: _____

Email Address: _____

Fax Number: _____

Project Engineer: _____

Contact Person: _____

Address: _____

Contact Number: _____

Email Address: _____

Fax Number: _____

SITE/INFRASTRUCTURE PLAN APPLICATION CHECKLIST

For a complete submittal the following items must be included

- 1. Review Fee (Residential: \$300.00 + \$20.00/unit Non-Residential: \$300.00 + \$20.00 per acre). Check payable to the Town of Plainfield.
- 2. Three (3) complete sets of site infrastructure plans with attached Plan Review Checklist and full size set of Town of Plainfield Standards attached
- **Applicant to deliver** one (1) set to the Plainfield Town Hall – Attention Patty Seymour, 206 W. Main Street, Plainfield IN 46168 (Include one drainage report and Plan Commission Commitments/Conditions)
- **Applicant to deliver** one (1) digital set to **Plainfield Fire Department** – Attention Wade Stevens, wstevens@PlainfieldFire.com
- **Applicant to deliver** one (1) set to **Butler, Fairman and Seufert** – Attention John Lightner, 8450 Westfield Blvd. Suite 300, Indianapolis IN 46240 (317)713-4615 (Include drainage report and evaluation) and a digital submittal to jlightner@bfsengr.com
- 3. Quantity Take Off Sheet with engineer's estimate of cost for site improvements
- 4. Preliminary plat for the site
- 5. Completed IDEM Permit Package(s) (Include letter requesting sewer and water allocation)
 - IDEM NOI – Notice of Intent to Construct a Water Main
 - IDEM Sanitary Sewer Packet – Town of Plainfield must approve sanitary sewer main extensions
- 6. Completed Rule 5 Application for Erosion Control and Storm Water Pollution Prevention Plan Review. Go to <http://www.operation-ms4.com/> to submit for MS4 Permit Review.
- 7. Proposed offsite easement where needed. Final approval will not occur prior to appropriate easements being recorded.

Signature of Applicant: _____

Date: _____

Print Name: _____

Address: _____

****Site/Infrastructure Plan Review is scheduled for every 1st and 3rd Tuesday of the month. In order for project to be placed on schedule the COMPLETE submittal packet must be submitted by 4:00 p.m. Wednesday prior to Tuesday's Plan Review****

Plan Review Checklist

General

- Complete Set of Current Standards Included
- No Details That Conflict With Standards Per Directions For Use Note 1
- No Specifications That Conflict With Standards Per Directions For Use Note 1
- Mitigation Option Identified Per General Note 11 On Sheet 1
- Regulatory Signs & Pavement Markings Identified Per Sheet 5

Streets

- ROW Per Standards
- Cul-de-sac Layout Per Ordinance
- Corner Radius Per Ordinance
- 5' TOP Easement
- 20' Utility Easement
- Auxiliary Lane Construction Compliance Per Sheet 2
- Curb Ramps Per Standards DS-R05 Through DS-R08
- No Road Grades Less Than Minimum (0.5%)

Approaches

- Concrete Sidewalk Transition Per DS-R01
- Drive Culvert Per Standard
- Residential Private Drives Per DS-R02
- Catch Basin Modification Per DS-R03 Identified

Storm

- Drainage Report Including
 - A drainage narrative describing the existing and proposed conditions
 -

A site map showing the site's existing drainage basins

- A site map showing the existing and proposed time of concentration flow-paths
- A soils map with the project area indicated
- A Flood Insurance Rate Map with the project area indicated on the map
- Rational storm sewer sizing calculations
- Detention basin stage/storage/discharge information including modeling
- Detention basin emergency overflow calculations and routing
- Existing site conditions 10-year release rate
- Proposed conditions 100-year release rate

- Detention Basin Meeting Requirements of Detail DS-G01 on Sheet 6 of Town Standards
- No Details That Conflict With Standards Per Directions For Use Note 1
- All Castings In Compliance With Development Standards On Sheet 9
- Drainage Report Stamped & Signed
- Catch Basin Spacing
- Detention Pond Sizing & Section Per DS-G01
- Outlet Pipe Details Match On Plans & Report
- Catch Basins Used Throughout Project
- Catch Basins Meeting Per Details On Sheet 8 of Town Standards
- Mainline Pipe Compliance Per Note 11 On Sheet 8
- Sanitary Sewer & Water Line Conflicts Shown on Profile
- RCP End Sections With Toe Anchors Per Sheet 7
- Post Construction Measures Shown Correctly

- BMP meeting all requirements of Ordinance 33-2006 and Chapters 8 and 9 of Hendricks County Stormwater Technical Standards Manual.
- O&M Manuals for all BMPs

- 20' access easement provided to allow inspection by the Town of Plainfield of the proposed BMPs

Sanitary

- All Casting Reference DS-S06
- Gravity Service Requirements Per Note 5 On Sheet 14
- Lift Station Compliance With Sheet 15
- Sanitary Manhole Spacing
- Sanitary Lateral Saddle Tap References DS-S02
- Lateral Abandonment If Required References DS-S02
- Existing Manhole Connections & Special Manhole Connections Per DS-S03
- Restaurants Have Grease Trap Provided Per DS-S04
- Outside Drop Manholes Per Special Drop Connection
- Inside Drop References DS-S05
- Storm Sewer & Water Line Conflicts Shown On Profile
- Minimum Slope Permitted on Sanitary Laterals is $\frac{1}{4}$ " Per Foot
- Sanitary Profile Shows Granular Backfill To the **Proposed** Surface Elevation
- Design Engineer's Certification Sheet signed and stamped by the design engineer

Water

- Valve Clusters Per Standard New Work Branch Connection
- Commercial Site Water Meter Compliance (DS-W02 Required Even For A Single Private Hydrant)
- Commercial Site FDC Compliance (Within 150' Hose Lay Of Public Hydrant & DS-W04 Requirements)
- Compliance With General Note 2 On Sheet 10 (Water Lines Above Mainline Storm Sewers)
- Compliance With General Note 3 On Sheet 10 (3.5' Behind Back Of Curb)
- Terminations & Cul-de-sac Per General Note 5 On Sheet 10