

SURVEYOR'S OFFICE

Hamilton County

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March 30, 2012

To: Hamilton County Drainage Board

Re: Westfield Farms Drain, U.S. 31 Relocation

Attached is the petition and plans for the U.S. 31 Relocation of the Westfield Farms Drain. The relocation is being proposed by the Indiana Department of Transportation. This proposed relocated drain is located in Clay and Washington Townships. The proposal is to intercept the Westfield Farms Drain, Greyhound Pass and Village Arm and relocate it along the west side of U.S. 31 to south of 146th Street, then cross under U.S. 31 to detention facilities in the interchange of U.S. 31 and Keystone Parkway, with a final discharge point being Cool Creek between the Keystone Parkway Bridges. This work is shown in the U.S. 31 Hamilton County Plans by R.W. Armstrong, with INDOT Project Number 0600438 (Segment 5) pages 166, 168, 170, 183, 185, 196 to 199, and 239, and INDOT Project Number 0900269 (Segment 7), pages 49 and 199.

This line will consist of the following: New Str. 607 (on the Segment 7 plans) being set 18 feet east of existing Str. 27 on the Greyhound Pass and Village Arm, to Str. 605, to Str. 598, to Str. 592, to Str. 585b (of the Segment 5 plans), then to Str. 578, to Str. 566, to Str. 561b, to Str. 561c, to Str. 556b, to Str. 554, to the end section, then 390 of open ditch to Str 628 (outlet 14B), then 86 feet of open ditch to Str. 629 (outlet 14C), then 9 feet of open ditch to Str. 744 (outlet 14D), then 396 feet of open ditch to Outlet 14F, then 168 feet of open drain ending at the intersection with Cool Creek between the Keystone Parkway Bridges. The footages below describe the drain:

36" RCP	60 feet	60" RCP	237 feet	9' x 5' RCB	70 feet
42" RCP	392 feet	72" RCP	1246 feet	10' x 5' RCB	175 feet
54" RCP	206 feet	Open Ditch	1049 feet	12' x 4' RCB	255 feet

The total length of new tile shall be 3,690 feet. The 3,340 feet of the original drain between new Str. 607 per the U.S. 31 Segment 7 plans, which is approximately 18 feet east of existing Str. 27 of the Greyhound Pass and Village Arm, per my report dated May 19, 2000 and approved by the Board at hearing on May 22, 2000 (See Hamilton County Drainage Board Minutes Book 5, Pages 374-375), and the intersection of the Lowes Extension, per my report dated April 23, 2001 and approved by the Board at hearing on June 25, 2001 (See Hamilton County Drainage Board Minutes Book 6, Pages 72-74) with Cool Creek shall be vacated. This proposal will add an additional 350 feet to the drains total length.

Part of the open ditch footage listed above is a flow line through INDOT detention basins 14B (390 feet), 14C (86 feet), 14D (9 feet), and 14F (396 feet) near the Keystone Parkway and U.S. 31 interchange, as shown on the plans for Segment 5 plans. The detention basins are not to be considered part of the regulated drain. Only the inlet, outlet, and flow path through the basins, will be maintained as part of the regulated drain. The maintenance of the detention basin will be the responsibility of INDOT. The Board however will retain jurisdiction for ensuring the storage volume for which the detention basins were designed will be retained. Thereby, allowing no fill or easement encroachments.

The petitioner was not required to post a Performance Bond, as this is a State of Indiana funded project.

The cost of the relocation is to be paid by Indiana Department of Transportation as part of the U.S. 31 project.

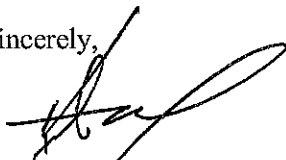
The easement for this new drain shall be 75 feet from the center line of pipe or top of bank of the drain as outlined in IC 36-9-27-33. The easement will fall within U.S. 31 Right of Way from the confluence with Cool Creek up to 146th Street. From 146th Street north to Str. 607, the easement is being added or moved on the following parcels:

OWNER	PARCEL
Greyhound Plaza Associates, LP	09-09-13-00-00-015.000
GPB Realty, LP	09-09-13-00-00-014.004
GPB Realty, LP	09-09-13-00-00-014.006
GPB Realty, LP	09-09-13-00-00-014.005
Greyhound Plaza Associates, LP	09-09-13-00-00-014.000

The relocation of this drain will be in future U.S. 31 Right of Way, after INDOT completes acquisition of the property during the ROW purchase process. It will be up to INDOT to make sure the ownership of the land is complete and the easement locations are acceptable to the adjoining property owners prior to beginning construction on the relocation of the drain.

I recommend that the Board set a hearing for this proposed reconstruction/relocation for May 29, 2012.

Sincerely,



Kenton C. Ward, CFM
Hamilton County Surveyor

KCW/ilm

Westfield Farms Drain

U.S. 31 Relocation

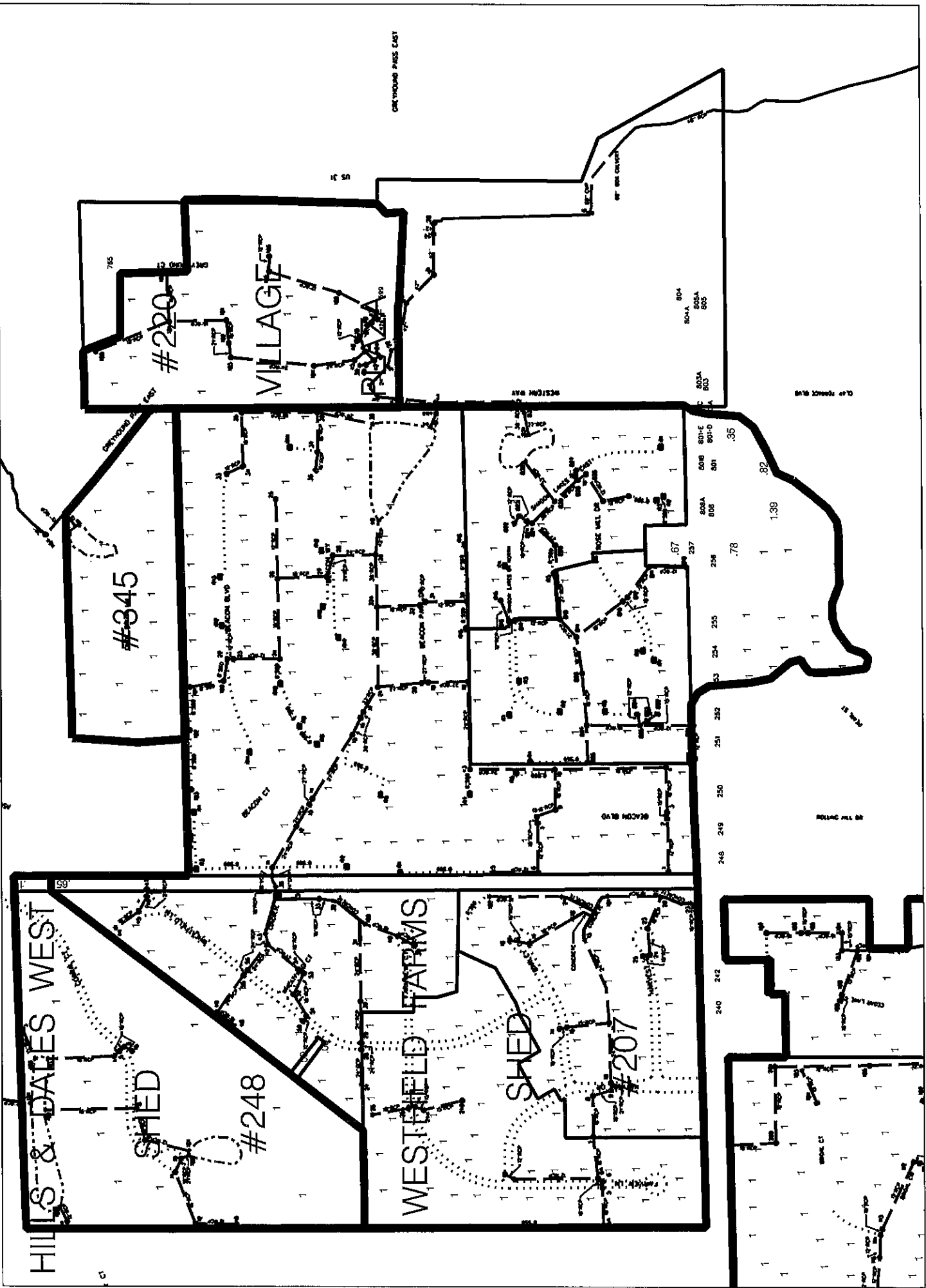
Hearing: 05/29/12

*Cost of relocation to be paid by INDOT

The relocation will add 3,690' and remove 3,340' to make 350' added to this drains total length.

Easement will be added or moved on the parcels in this public hearing list.

Parcel	Owner	Address	City	Description	Benefit	MntAsmt	Reconst	Percent
99-99-99-99-99-999.002	Indiana Dept of Transportation	32 Broadway St S	Greenfield, IN 46140	S13 T18 R3 U.S. 31	*	Zero	*	16.66%
09-09-13-00-00-015.000	Greyhound Plaza Assoc. c/o Broadbent Co.	117 Washington St E Ste 300	Indianapolis, IN 46204	S13 T18 R3 7.22 Ac	*	Zero	*	16.66%
09-09-13-00-00-014.004	GPB Realty LP	117 Washington St E Ste 300	Indianapolis, IN 46204	S13 T18 R3 0.75 Ac	*	Zero	*	16.66%
09-09-13-00-00-014.006	GPB Realty LP	117 Washington St E Ste 300	Indianapolis, IN 46204	S13 T18 R3 0.59 Ac	*	Zero	*	16.66%
09-09-13-00-00-014.005	GPB Realty LP	117 Washington St E Ste 300	Indianapolis, IN 46204	S13 T18 R3 0.59 Ac	*	Zero	*	16.66%
09-09-13-00-00-014.000	Greyhound Plaza Assoc. c/o Broadbent Co.	117 Washington St E Ste 300	Indianapolis, IN 46204	S13 T18 R3 9.96 Ac	*	Zero	*	16.66%



HAMILTON COUNTY DRAINAGE BOARD
NOBLESVILLE, INDIANA

IN RE: US 31 @ 146th Street, Westfield Farms Drain)
Hamilton County, Indiana)

PETITION FOR RELOCATION AND RECONSTRUCTION

Indiana Department of Transportation (hereinafter "Petitioner"),

hereby petitions the Hamilton County Drainage Board for authority to relocate and improve a section of the Westfield Farms Drain, and in support of

said petition advises the Board that:

1. Petitioner owns real estate through which a portion of the Westfield Farms Drain runs.
2. Petitioner plans to develop its real estate with roads, buildings, utilities, storm drains, sanitary sewers and other structures.
3. Petitioner's proposed development of its real estate will require relocation and reconstruction of a portion of the Westfield Farms Drain, as specifically shown on engineering plans and specifications filed with the Hamilton County Surveyor.
4. The work necessary for the proposed relocation and reconstruction will be undertaken at the sole expense of the Petitioner and such work will result in substantial improvement to the Westfield Farms Drain, without cost to other property owners on the watershed of the Westfield Farms Drain.
5. Proposed relocation and reconstruction will not adversely affect other land owners within the drainage shed.
6. Petitioner requests approval of the proposed relocation and reconstruction under IC 36-9-27-52.5.

WHEREFORE, Petitioner requests that an Order issued from the Hamilton County Drainage Board authorizing relocation and reconstruction of the Westfield Farms Drain, in conformance with applicable law and plans and specifications on file with the Hamilton County Surveyor.

Nathan Saxe
Signed
Nathan Saxe
Printed

FILED
MAY 12 2011

OFFICE OF HAMILTON COUNTY SURVEYOR

<u>10x5 RCB</u>	<u>12x4 RCB</u>	<u>9x5 RCB</u>	<u>72"</u>	<u>60"</u>
175	255	70	400	237
			356	150
			66	55
			156	58
			86	58
			182	237
			1246	

<u>Open/detention</u>	<u>48"</u>	<u>36"</u>	<u>42"</u>
390	60	60	42
86	175		175
9	175		392
396	392		
168	<u>54"</u>		
<u>1049</u>	206		

~~3720~~

3690

0

123
2159

88

208

270

10

20

620

15

3340

W/F/D - Leaves Extension

W/F/D - Dreyhernd Pass + Willing Ann

4

11

4

11

11

