



PIKE TOWNSHIP FIRE DEPARTMENT

Office of the Fire Marshal

4881 W 71st Street Indianapolis, IN 46268

Ph: 317-347-5860 ext. 2105 Fax: 317-347-5888



4/22/2019

Matt Beach
Project Manager
Shiel Sexton
902 N Capitol Ave.
Indianapolis, IN 46204

Mr. Beach,

Thank you for your letter dated April 16th, 2019 requesting a local variance from Section 591-406, Chapter 591 of the Indianapolis-Marion County Fire Prevention Code which adopts NFPA 24, 1995 Edition, Chapter 3, requiring that "Post indicator valves shall be located not less than 40 ft (12.2 m) from buildings".

Your request and justifications for a variance from the provisions of Chapter 591-406 is in compliance with the provision of Section 591-246, Chapter 591 of the Indianapolis-Marion County Fire Prevention Code which was passed by the City-County Council on April 29th, 2002 and signed by Bart Peterson on May 2, 2002, and approved by the Fire Prevention and Building Safety Commission on May 8, 2002.

Based on the items listed in your letter dated April 16th, 2019, a local variance to the above-mentioned Section is granted by the Pike Township Fire Department. You may locate the post indicator valve less than 40 ft (12.2 m) from the building, as there is no feasible alternate location.

This approval must be presented to the Fire Prevention and Building Safety Commission as per IC 22-13-2-7. "The Commission shall review variances granted by a political subdivision to the fire safety laws and building laws adopted in its ordinances". This variance is not effective until it is approved by the Commission. There is no fee associated with this; however, the item must be placed on the Commission's agenda. Please contact Denise Fitzpatrick at the Indiana State Fire Prevention and Building Safety Office at 317-232-6213 to place this item on the next Commission meeting agenda.

If you have any questions, please feel free to contact me at 317-347-5860 ext 2105 or jkempler@pikefire.com

Jonathan Kempler, M.S., IAAI-CFI
Division Chief/Fire Marshal
Pike Township Fire Department
5665 Lafayette Rd., Ste. A
Indianapolis, IN 46254
C) 317-501-2058
O) 317-347-5860 ext. 2105
jkempler@pikefire.com

SHIEL SEXTON



Pike Township Fire Department
4881 West 71st Street
Indianapolis, IN 46268

Mr. Jonathan Kemper:

RE: Oasis at 56th Street Affordable Living
Request for Hardship of Post Indicator Valve Location

Mr. Deputy Chief,

Thank you so much for considering our hardship for the location of the post indicator valve on the Oasis at 56th Street project located at 4940 West 56th Street here in Indianapolis. We currently cannot achieve the required 40'-0" distance away from the building to locate the PIV; as outlined in NFPA 24 Standards. With the orientation of the building and its relative distance to the road, we are landlocked from all directions of the site, prohibiting us from changing the current location the PIV is installed. We request that the current and installed location of the PIV be maintained, and no additional work be necessary. We appreciate your time in reviewing this request for hardship. If you have any questions or concerns, please contact me at 317.494.5791 or mbeach@shielsexton.com.

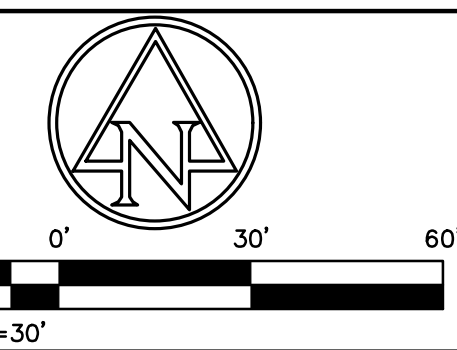
Regards,

A handwritten signature in blue ink, appearing to read 'Matt Beach'. The signature is fluid and cursive, written over a light blue background.

Matt Beach
Project Manager

NW COR. SE 1/4
SEC 6-T16N-R3E
HARRISON MARKER

ENACTA, LLC
INST #2005-0007086



Integral
INTEGRAL DEVELOPMENT, LLC
191 PEACHTREE STREET NE, SUITE 4100
ATLANTA, GEORGIA 30303
TEL 404.224.1860

Kitchen & Associates
Architectural - Engineering - Planning - Interiors
KITCHEN ASSOCIATES
788 HADDON AVENUE
COLLINGSWOOD, NEW JERSEY 08108
TEL 856.854.1880

AMERICAN STRUCTUREPOINT
INC.
7260 Shadeland Station | Indianapolis, Indiana 46256
TEL 317.547.5580 | FAX 317.543.0270
www.structurepoint.com

UTILITY LEGEND

— ETC	ELECTRIC / TELECOMMUNICATIONS LINE
— W	WATER LINE
— G	GAS LINE
— SS	SANITARY LINE
— S	SEWER STORM SEWER
— D	4" DUAL WALL HDPE PAVEMENT UNDERDRAIN @ 0.25% MIN. SLOPE
— T	ELECTRICAL TRANSFORMER
— V	VALVE
— F	FIRE HYDRANT W/ ASSEMBLY

EXISTING LEGEND

⊕	BEEHIVE INLET	⊕	TEMPORARY BENCH MARK
⊕	BUSH	⊕	TELEPHONE MANHOLE
⊕	CURB INLET	⊕	TELEPHONE PEDESTAL
⊕	CLEAN OUT	⊕	TRANSFORMER
⊕	COMBINATION POLE	⊕	TREE
⊕	DRAINAGE MANHOLE	⊕	WATER METER
⊕	ELECTRIC METER BOX	⊕	BURIED ELECTRIC LINE
⊕	ELECTRIC CROSS BOX	⊕	BURIED GAS LINE
⊕	FIRE HYDRANT	⊕	BURIED TELEPHONE LINE
⊕	GAS VALVE	⊕	OVERHEAD TELEPHONE LINE
⊕	HOSE BIB	⊕	OVERHEAD TELEVISION LINE
⊕	INLET	⊕	BURIED WATER LINE
⊕	POLE	⊕	TOP OF RM ELEVATION
⊕	POWER POLE	⊕	INVERT ELEVATION
⊕	SIGN	⊕	corrugated PLASTIC PIPE
⊕	SANITARY MANHOLE	⊕	pvc PLASTIC PIPE
		⊕	reinforced CONCRETE PIPE
		⊕	CLAY PIPE

KEYNOTES

- SANITARY SEWER**
- S1. 8" PVC SDR-35 SANITARY LATERAL @ 0.42% MIN. SLOPE WITH TRACER WIRE ON TOP FROM BUILDING CLEANOUT TO EXISTING MANHOLE
 - S2. CONNECTION TO EXISTING SANITARY STRUCTURE. USE EXISTING STUB'S CORE TO CONNECT PROPOSED SANITARY SEWER (CONTRACTOR TO COORDINATE CONNECTION WITH UTILITY PROVIDER)
 - S3. SANITARY CLEANOUT (HEAVY DUTY IF LOCATED IN PAVEMENT)
- DRAINAGE / STORM SEWER**
- D1. 20 LF 4" DUAL WALL PVC PAVEMENT UNDERDRAIN
 - D2. DOWNSPOUT (PER ARCH. PLANS)
 - D3. STORM CLEAN OUT
 - D4. 6" HDPE ROOF DRAIN @ 1.00% MIN. SLOPE
 - D5. 8" HDPE ROOF DRAIN @ 0.50% MIN. SLOPE
 - D6. 12" HDPE ROOF DRAIN @ 0.30% MIN. SLOPE
- WATER**
- W1. FIRE DEPARTMENT CONNECTION
 - W2. 4" DR11 WATER SERVICE LINE
 - W3. 4" GATE VALVE
 - W4. 6" C900 PVC WATER LINE
 - W5. 8" C900 PVC WATER LINE
 - W6. 8" GATE VALVE
 - W7. POST INDICATOR VALVE
 - W8. FIRE HYDRANT W/ ASSEMBLY
 - W9. TEE
 - W10. 45° BEND WITH THRUST BLOCKS
 - W11. CONNECTION TO EXISTING WATER MAIN DEAD-END (CONTRACTOR TO COORDINATE CONNECTION WITH UTILITY PROVIDER)
- GAS**
- G1. GAS SERVICE LINE
 - G2. CONNECTION TO EXISTING GAS MAIN (CONTRACTOR TO COORDINATE CONNECTION WITH UTILITY PROVIDER)
- ELECTRIC / TELECOMMUNICATIONS**
- E1. TRANSFORMER PAD (PER UTILITY PROVIDER'S STANDARDS)
 - E2. ELECTRIC SERVICE LINE
 - E3. CONNECTION TO EXISTING UNDERGROUND ELECTRIC LINE (CONTRACTOR TO COORDINATE CONNECTION WITH UTILITY PROVIDER)
 - E4. TELECOM SERVICE LINE
 - E5. GENERATOR PAD (SEE STRUCTURAL PLANS)
- MISCELLANEOUS**
- M1. EDGE OF MECHANICAL EQUIPMENT AREA

SANITARY SEWER NOTE:

- THE CONTRACTOR SHALL CLEAN AND TELEVIEW ALL SANITARY SEWERS PRIOR TO ACCEPTANCE BY THE UTILITY. A DIGITAL COPY OF THE INSPECTION SHALL BE SUBMITTED TO THE UTILITY FOR REVIEW.

STORM SEWER NOTES:

- WHERE CONNECTIONS ARE MADE TO EXISTING MANHOLES OR INLET STRUCTURES, THOSE STRUCTURES SHALL BE REHABILITATED OR REPLACED TO THOSE MINIMUM STANDARDS OUTLINED IN CHAPTERS 400 AND 500 OF THE CITY OF INDIANAPOLIS STORMWATER SPECIFICATIONS MANUALS, LATEST EDITION. THE REHABILITATION MEASURES SHALL INCLUDE THE INSTALLATION OF BENCH WALLS, AS WELL AS PRESCRIBED MEASURES TO ELIMINATE THE POTENTIAL FOR MIGRATION OF BACKFILL MATERIALS INTO THE STORMWATER SYSTEM.
- ALL PROPOSED STORM SEWER AND DRAINAGE APPURTENANCES SHALL BE IN CONFORMANCE WITH CHAPTERS 400 AND 500 OF THE CITY OF INDIANAPOLIS STORMWATER SPECIFICATIONS MANUAL, LATEST EDITION. DISCREPANCIES BETWEEN THE PLANS AND THE MANUAL SHALL NOT ALLEVIATE THE CONTRACTOR FROM ADHERING TO THE REQUIREMENTS AS SET FORTH IN THE MANUAL.

UTILITY CONTACTS

UTILITY	COMPANY	CONTACT	PHONE NO.
CABLE TELEVISION	COMCAST	JIM PATON	(317) 275-6356
ELECTRIC	INDIANAPOLIS POWER & LIGHT	ROB WALL	(317) 261-5277
FIBER OPTIC	FIBERTech	DAVE MACDONALD	(317) 636-7375
GAS	CITIZENS ENERGY GROUP	RICH MILLER	(317) 927-4684
SANITARY SEWER	CITIZENS ENERGY GROUP	TOM MOLT	(317) 532-8272
STORM SEWER	CITY OF INDIANAPOLIS	ANDREW HORTON	(317) 327-3667
TELEPHONE	AT&T	ADESAGBA PHILLIPS	(317) 252-4226
WATER	CITIZENS ENERGY GROUP	STUART BERRY	(317) 927-4724

!! 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 CONSTRUCTION.

CALL TOLL FREE
"811" OR 1-800-362-5544
INDIANA UNDERGROUND

THE GARDENS AT EAGLE CREEK NORTH
SECTION III
INST # 900065252

DEED OVERLAP ALONG THIS LINE
WEDGE SHAPE BEGINS AT THE
EAST END AND WIDENING TO
2.00' AT THE WEST END.

GARY NEUMANN
INST #2000-0010298

BENCHMARK DATA

BENCH INFORMATION
OPUS SOLUTION #68813260.160
TRUNCATED GROUND
88 DATUM
ASI BASE #1100 ELEV -798.35

ASI TBM #50
FOUND ON SOUTHWEST BOLT OF FIRE HYDRANT
OUT "X" FOUND ON WEST SIDE OF EDEN VILLAGE DRIVE; ±185 SOUTH OF
INTERSECTION OF WITH 57TH STREET.
ELEV -802.81

ASI TBM #51
MSS SOUTH SIDE OF UTILITY POLE WITH LIGHT #8-327-A;
1' ABOVE GROUND, ±42' NORTH OF 56th STREET AND
±50' WEST OF 6' EDEN VILLAGE DRIVE.
ELEV -800.85

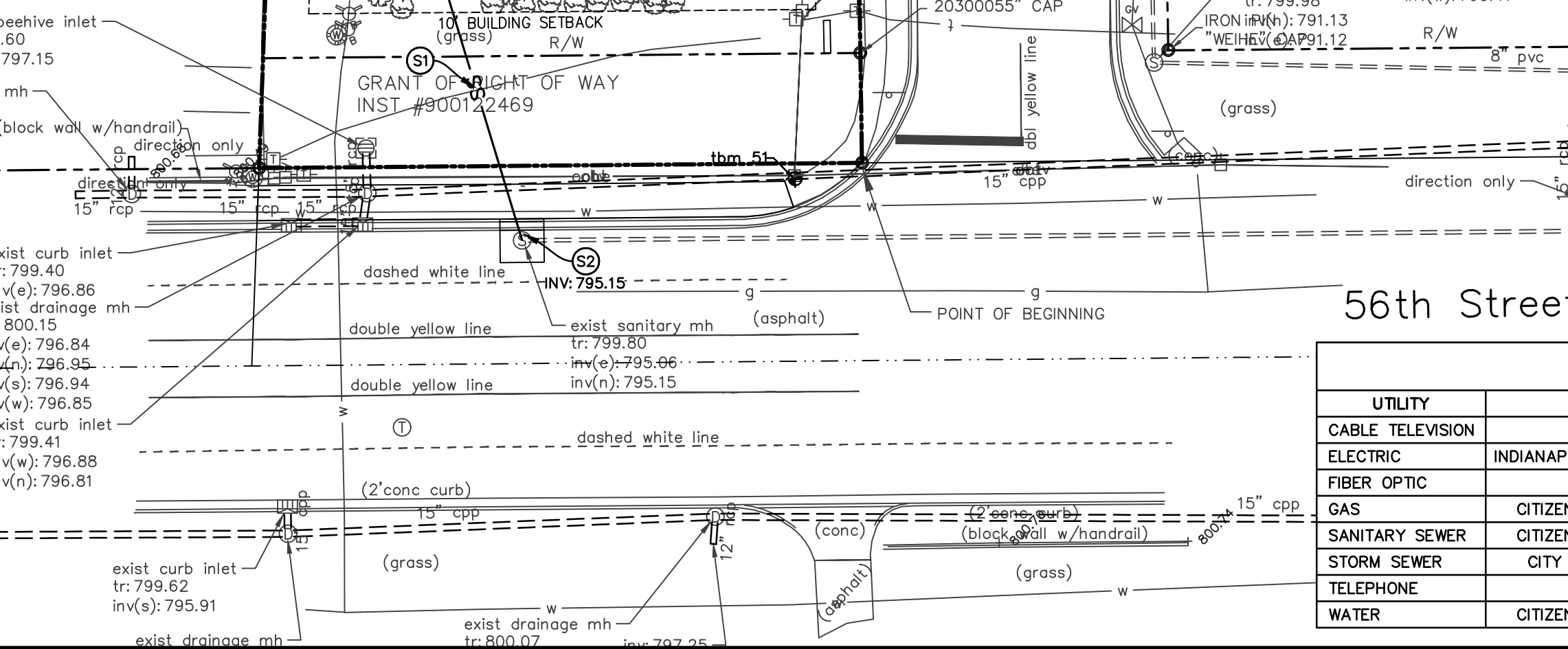
LEGAL DESCRIPTION

Land Description (per title commitment)

A part of the Southeast Quarter of Section 6, Township 16 North, Range 3 East Marion County, Indiana described as follows:

Commencing at the southeast corner of said quarter section; thence North 89 degrees 42 minutes 48 seconds West 1417.82 feet along the south line of said quarter section; thence North 03 degrees 43 minutes 26 seconds East 45.08 feet; thence North 89 degrees 42 minutes 48 seconds West 953.43 feet parallel with the south line of said quarter section to the POINT OF BEGINNING of this description; thence North 89 degrees 42 minutes 48 seconds West 137.12 feet to the East line of parcel of land deeded to Patterson, Johnston, Speth and McDonough a partnership, as recorded in Instrument No. 86-47924 in the Office of the Marion County Recorder; thence North 02 degrees 52 minutes 41 seconds East 141.35 feet along said east line to the north line of said parcel of land; thence North 88 degrees 42 minutes 04 seconds West 179.92 feet along said north line to the east line of the Gardens at Eagle Creek Subdivision, Section II and III, as recorded in Instruments #90-65221 and 90-65251 in the Office of the Marion County Recorder; thence North 00 degrees 05 minutes 48 seconds West 379.99 feet along said east line to the south line of a tract of land deeded to David Austin, DDS, as recorded in Instrument No. 97-91589 in the Office of the Marion County Recorder; thence South 89 degrees 42 minutes 48 seconds East 309.46 feet along said south line to the west boundary of a right-of-way grant to Indianapolis Department of Transportation, as recorded in Instrument #90-122469 in the Office of the Marion County Recorder; thence South 00 degrees 05 minutes 48 seconds East 524.37 feet along said boundary to the POINT OF BEGINNING and containing 3.148 acres, more or less. (The bearing in this description is based upon the south line of the Southeast Quarter of Section 6 having a bearing of North 89 degrees 42 minutes 48 seconds West.)

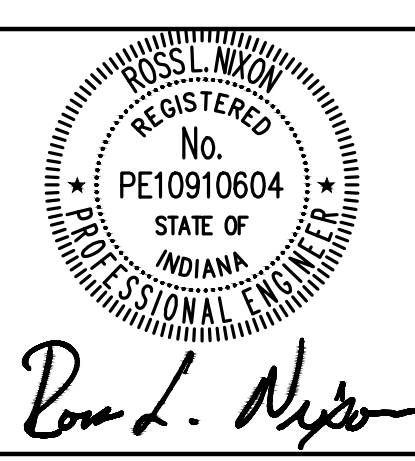
SW COR. SE 1/4
SEC 6-T16N-R3E
HARRISON MARKER



DRAWING FILE: P:\2016\01431\Drawings\Construction Documents\2016.01431.CE.C400.LP.dwg
PLOT DATE: 7/25/2018 7:32 AM
PLOT SCALE: 1:1
EDITED BY: JCR/BEAR

**OASIS AT 56TH STREET
AFFORDABLE
ASSISTED LIVING
FACILITY**

**4940 WEST 56TH STREET
INDIANAPOLIS, IN 46254**



CERTIFIED BY

ISSUANCE INDEX

DATE:	11/21/2017
PROJECT PHASE:	FINAL CONSTRUCTION PLANS

REVISION SCHEDULE

NO.	DESCRIPTION	DATE
▲	IRRIGATION PLAN	12/12/17
▲	OWNER COMMENTS	02/16/18
▲	EX. STORM UPDATE	03/09/18
▲	RFI 29 & 40	03/26/18
▲	TELECOM SLAB	05/23/18
▲	RFI 64-GENERATOR	07/25/18

Project Number 2016.01431

UTILITY PLAN

C400