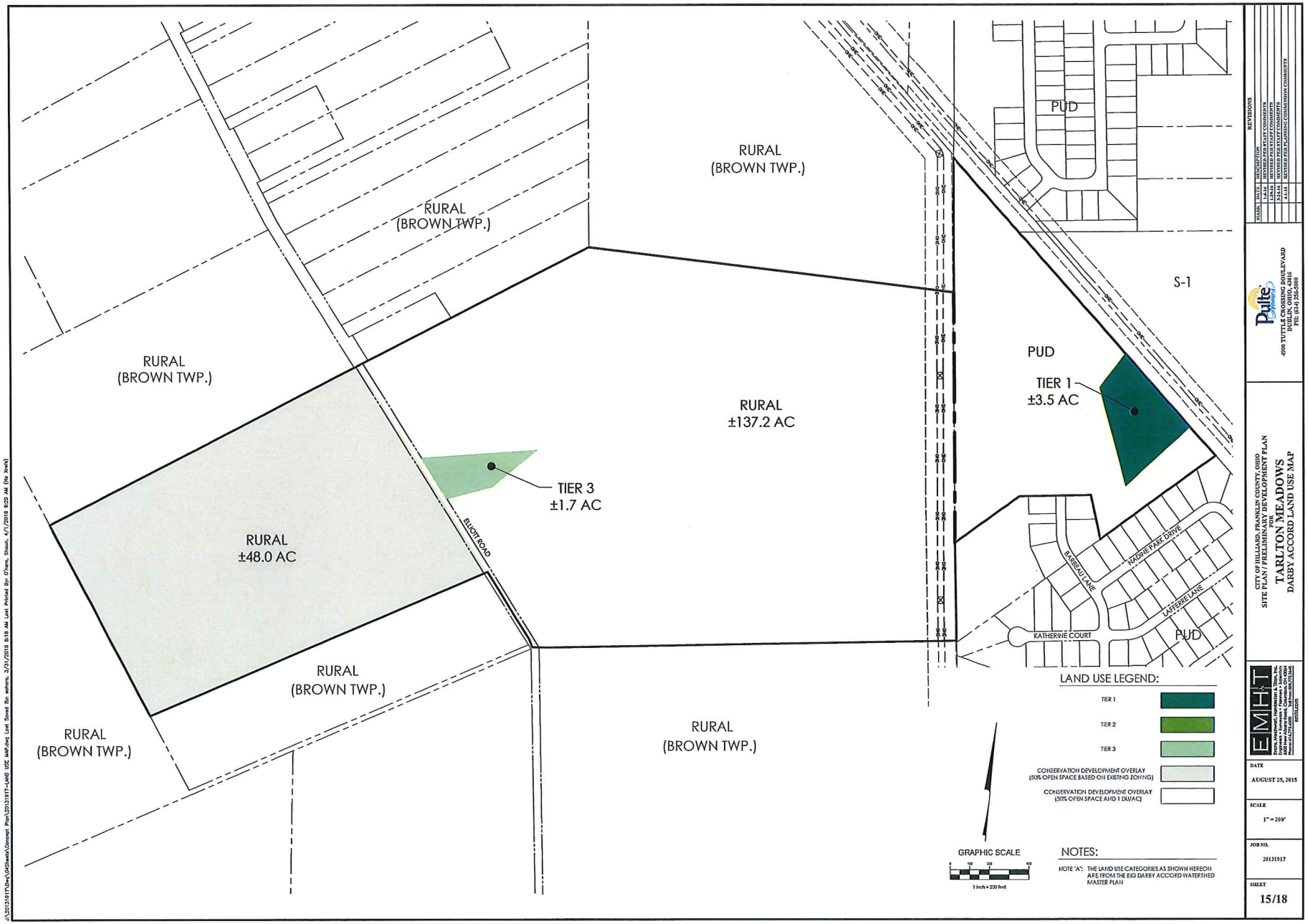

REVISIONS

MARK	DATE	DESCRIPTION
	1-4-16	REVISED PER STAFF COMMENTS
	1-3-16	REVISED PER STAFF COMMENTS
	3-24-16	REVISED PER STAFF COMMENTS
	4-4-16	REVISED PER PLANNING COMMISSION COMMENTS

Pulte Group
4900 TUTTLE CROSSING BOULEVARD
DUBLIN, OHIO, 43016
PH: (614) 256-5000

CITY OF HILLIARD, FRANKLIN COUNTY, OHIO
SITE PLAN / PRELIMINARY DEVELOPMENT PLAN
FOR
TARLTON MEADOWS
DARBY ACCORD LAND USE MAP

EMH&T
Evans, Mechwart, Hambleton & Tilton, Inc.
Engineers • Surveyors • Planners • Scientists
5500 New Albany Road, Columbus, OH 43054
Phone: 614.775.4500 Toll Free: 888.775.3648
emht.com

DATE
AUGUST 25, 2015

SCALE
1" = 200'

JOB NO.
20131917

SHEET
15/18

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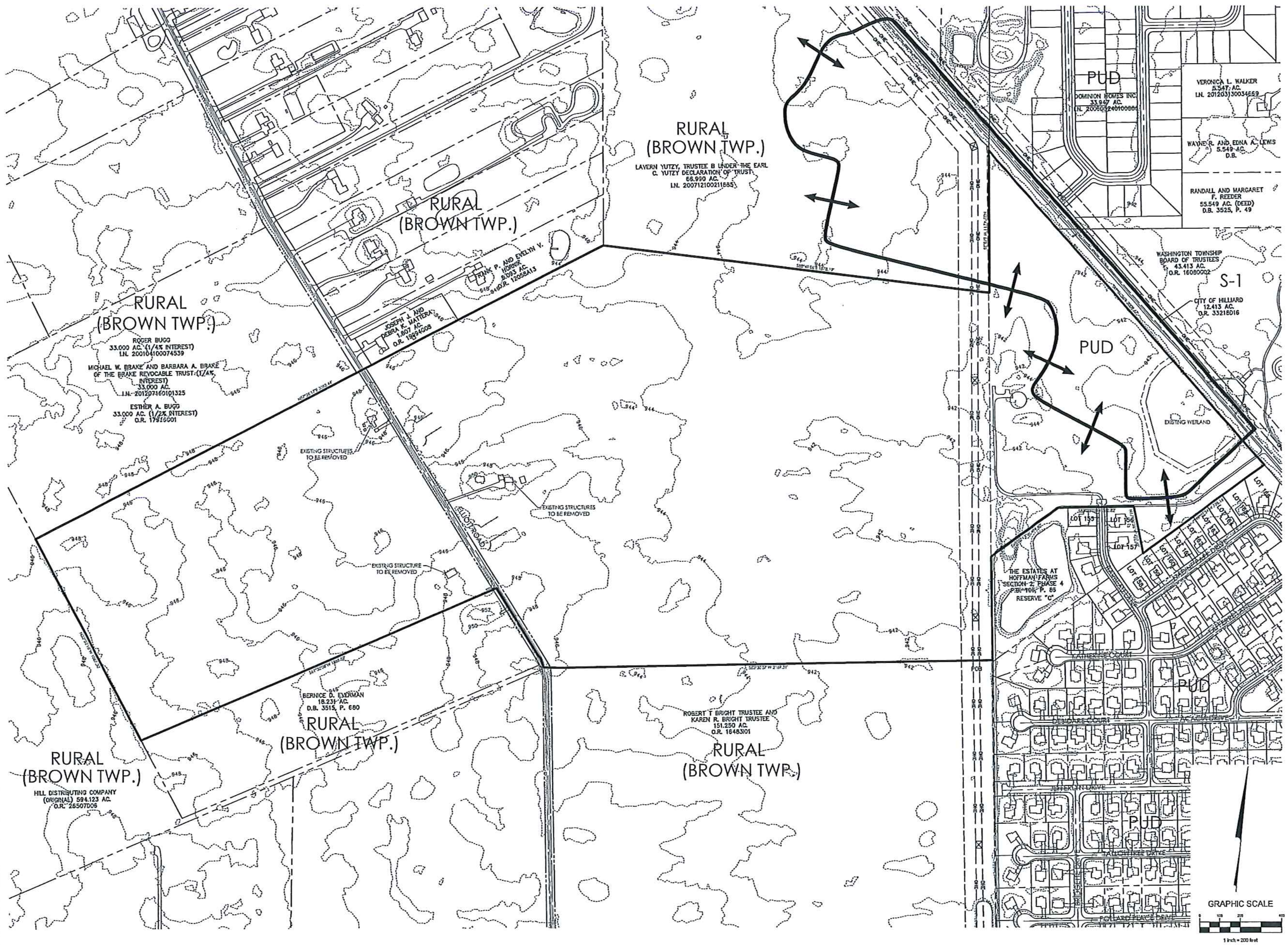

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REVISIONS

MARK	DATE	DESCRIPTION
	1-6-16	REVISED PER STAFF COMMENTS
	1-29-16	REVISED PER STAFF COMMENTS
	3-24-16	REVISED PER STAFF COMMENTS
	4-1-16	REVISED PER PLANNING COMMISSION COMMENTS

Pulte Homes
4900 TUTTLE CROSSING BOULEVARD
DUBLIN, OHIO, 43016
PH: (614) 356-5000

CITY OF HILLIARD, FRANKLIN COUNTY, OHIO
SITE PLAN / PRELIMINARY DEVELOPMENT PLAN
FOR
TARLTON MEADOWS
EXISTING TRIBUTARY PLAN

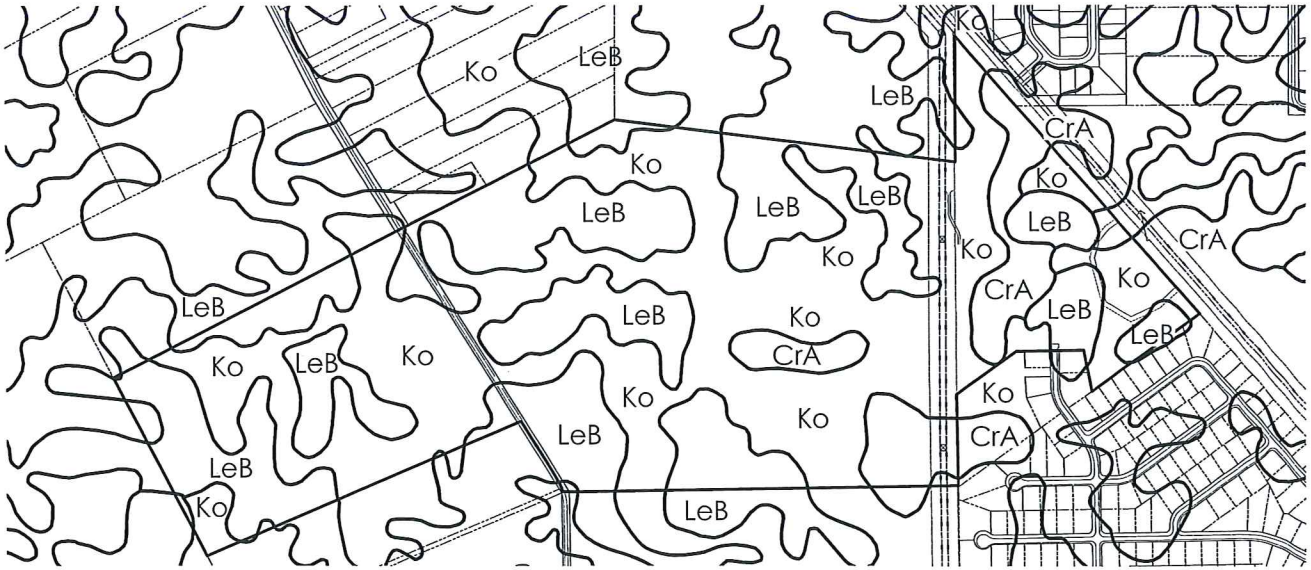
EMHT
Evans, Mechwart, Hambleton & Tilton, Inc.
Engineers • Surveyors • Planners • Scientists
5500 New Albany Road, Columbus, OH 43054
Phone: 614.775.4500 Toll Free: 888.775.3648
emht.com

DATE
AUGUST 25, 2015

SCALE
1" = 200'

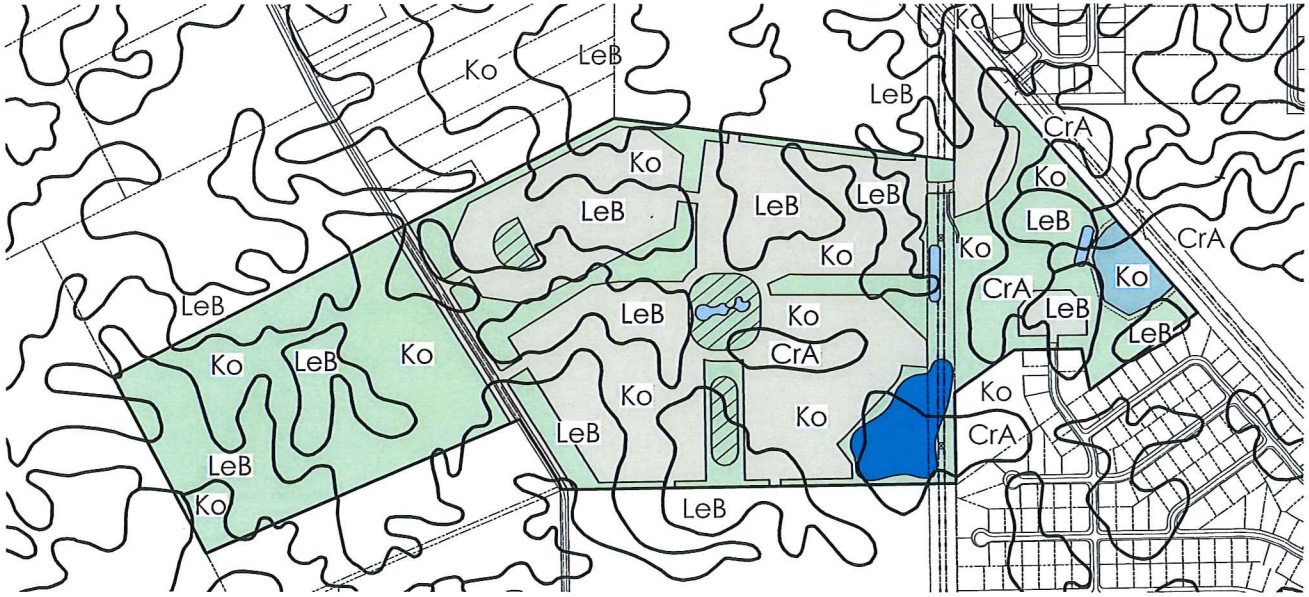
JOB NO.
20131917

SHEET
16/18



PRE GROUND WATER RECHARGE MAP

SCALE 1"=300'



POST GROUND WATER RECHARGE MAP

SCALE 1"=300'

SOIL LEGEND

CrA: Crosby silt loam, 0 to 2 percent slopes
Ko: Kokomo silty clay loam
LeB: Lewisburg-Crosby complex

Pre-Development Conditon			
	Acres	Recharge (in/year)	Recharge (Ac-In)
Row Crop	185.03	11.9	2213.8
Woods	3.01	15.6	47.0
Impervious	1.36	0	0
Total	190.4		2258.07

LAND USE

85.4	Single Family
90.9	Open Space (Meadow)
5.4	Open Space (Managed)
0.7	Bio-Retention
3.0	Existing Wetland
5.0	Retention Basin / Wetland Shelves

Post-Development Condition			
	Acres	Recharge (in/year)	Recharge (Ac-In)
Urban Grass (managed)	6.1	14.2	86.6
Medium Density Residential (3/acre)	85.4	11.2	956.5
Meadow	93.9	15.4	1446.1
Impervious/Pond	5	0	0.0
Total	190.4		2269.55

Note: Site is located in the Table 1 Groundwater Recharge Applicability Map. Recharge values taken from Table 1 of the General Permit assuming Type "C" drained soils.

GRAPHIC SCALE

0 100 200 400

1 inch = 300 feet

REVISIONS

MARK	DATE	DESCRIPTION
	1-6-16	REVISED PER STAFF COMMENTS
	1-29-16	REVISED PER STAFF COMMENTS
	3-31-16	REVISED PER STAFF COMMENTS
	4-1-16	REVISED PER PLANNING COMMISSION COMMENTS

Pulte Homes

4900 TUTTLE CROSSING BOULEVARD
DUBLIN, OHIO, 43016
PH: (614) 356-5900

CITY OF HILLIARD, FRANKLIN COUNTY, OHIO
SITE PLAN / PRELIMINARY DEVELOPMENT PLAN
FOR
TARLTON MEADOWS
PRE AND POST GROUNDWATER RECHARGE PLAN

EMH&T

Dietz, MacDonald, Hamilton & Titan, Inc.
Engineers • Surveyors • Planners • Scientists
5500 New Albany Road, Columbus, OH 43054
Phone: 614.775.4500 Toll Free: 866.775.3648
emht.com

DATE
AUGUST 25, 2015

SCALE
1" = 300'

JOB NO.
20131917

SHEET
17/18

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ENHANCEMENT LEGEND:

Passive Open Space to be converted from agricultural farm ground to meadow and reforestation. This area is also being utilized for groundwater recharge for the Big Darby Watershed. The developer intends on providing meadow / reforestation of the 8.6 acre Open Space from its current agricultural use. This would include Bareroot Trees- Plants native to Ohio will be purchased as bare root material, consisting of an available mix of the following species. Approximately 302 trees will be planted per acre, which coincides with 12 x 12 foot spacing. Approximately 8.6 acres are within the open space boundary which equates to approximately 2,602 plants installed.

BOTANICAL NAME	COMMON NAME
Acer rubrum	Red Maple
Acer saccharum	Sugar Maple
Betula nigra	River Birch
Carya sp.	Hickory
Celtis occidentalis	Hackberry
Cercis canadensis	Redbud
Liriodendron tulipifera	Tulip Tree
Platanus occidentalis	Sycamore
Populus deltoides	Cottonwood
Quercus sp.	Oak
Viburnum dentatum	Arrowwood
Viburnum lentago	Nannyberry

Passive Open Space to be converted from agricultural farm ground to meadow. These areas are also being utilized for the required ground water recharge for the Big Darby Watershed. The Meadow will be planted with the Mesic Short Grass IV seed mix by Ohio Prairie Nursery or a similar seed mix to be determined at final engineering.

BOTANICAL NAME	COMMON NAME	% OF MIX
Schizachyrium scoparium	Little Bluestem	31.25%
Elymus virginicus	Virginia Wild Rye	25.00%
Bouteloua curtipendula	Side-oats Grama	25.00%
Elymus canadensis	Hoddling Wild Rye	18.75%

Existing Wetland will be enhanced with additional wetland plants. The developer intends on providing an enhancement of the existing wetland from its current agricultural use. This would include applying a "wet meadow" native seed mix to the wetland's perimeter (Ernst Seed Mix # 131). In addition, herbaceous plugs would be planted on 6 x 6 foot spacing. The wetland would be planted from the list of native herbaceous wetlands plants below. Approximately 3.0 acres of wetland will be planted, which equates to approximately 3,630 herbaceous plugs installed.

BOTANICAL NAME	COMMON NAME
Acorus americanus	American Sweet Flag
Alisma subcordatum	Broad-leaf Water Plantain
Asclepias incarnata	Swamp Milkweed
Caltha palustris	Marsh Marigold
Carex comosa	Bottlebush Sedge
Carex emoryi	Emory's Sedge
Carex lurida	Lurid Sedge
Carex stipata	Stalk-grain Sedge
Eleocharis sp.	Spikerush
Eupatorium perfoliatum	Boneset
Hibiscus moscheutos	Swamp Rose-Mallow
Iris versicolor	Blue Flag Iris
Juncus sp.	Rush
Lobelia siphilitica	Great Blue Lobelia
Pelandra virginica	Arrow Arum
Pontederia cordata	Pickerelweed
Sagittaria latifolia	Arrowhead
Schoenoplectus tabernaemontani	Soft Stem Bulrush
Verbena hastata	Blue Vervain
Lycopus americanus	American Waterhorehound

Proposed retention basin will incorporate a meandering wetland shelf. The developer intends to construct and plant a wetland shelf within a stormwater retention basin. Herbaceous plugs would be planted at 3 x 3 foot spacing. The wetland shelf would be planted from the list of native herbaceous wetlands plants below. Approximately 1.5 acres in the wetland shelf is to be planted, which equates to approximately 7,260 herbaceous plugs installed.

BOTANICAL NAME	COMMON NAME
Alisma subcordatum	Broad-leaf Water Plantain
Asclepias incarnata	Swamp Milkweed
Eleocharis sp.	Spikerush
Hibiscus moscheutos	Swamp Rose-Mallow
Juncus sp.	Rush
Pelandra virginica	Arrow Arum
Pontederia cordata	Pickerelweed
Sagittaria latifolia	Arrowhead
Schoenoplectus tabernaemontani	Soft Stem Bulrush

Grass / Lawn

PARK / MEADOW

EXISTING TREES TO REMAIN

BIO-RETENTION

BIO-RETENTION

RETENTION BASIN

EXISTING WETLAND

WETLAND ENHANCEMENT

WETLAND SHELF

GRAPHIC SCALE

0 100 200 400

1 inch = 200 feet

MARK	DATE	DESCRIPTION
	1-6-16	REVISED PER STAFF COMMENTS
	2-3-16	REVISED PER STAFF COMMENTS
	3-24-16	REVISED PER STAFF COMMENTS
	4-1-16	REVISED PER PLANNING COMMISSION COMMENTS

REVISIONS

Pulte Homes
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DUBLIN, OHIO 43016
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emht.com

CITY OF HILLIARD, FRANKLIN COUNTY, OHIO
SITE PLAN / PRELIMINARY DEVELOPMENT PLAN

TARLTON MEADOWS

BIG DARBY WATERSHED ENHANCEMENT PLAN

DATE: AUGUST 25, 2015

SCALE: 1" = 300'

JOB NO.: 20131917

SHEET: 18/18

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