

# SITE PLAN

CONCORD TOWNSHIP, LAKE COUNTY, OHIO

for: **WILSHIRE HOMES**

CLIENT: \_\_\_\_\_ OWNER: \_\_\_\_\_  
ADDRESS: \_\_\_\_\_ STREET: \_\_\_\_\_ CITY: \_\_\_\_\_ ZIP: \_\_\_\_\_

**CAMDEN CREEK ESTATES**  
SUBDIVISION **52-27** NAME \_\_\_\_\_ TRACT \_\_\_\_\_  
VOL-PG. \_\_\_\_\_ LOT \_\_\_\_\_ STREET \_\_\_\_\_  
**5** SUBLOT NO. **CAMDEN CROSSING** VOL-PG. \_\_\_\_\_ PERM. PARCEL NO. \_\_\_\_\_

## LEGEND

SANITARY MANHOLE --- EXIST. ELEV.  $\frac{100.0}{100.0 \pm 2}$  PROP. ELEV. \_\_\_\_\_  
STORM MANHOLE --- AS BUILT ELEVATION \_\_\_\_\_  
INLET OR CATCH BASIN --- INDICATES \_\_\_\_\_  
HYDRANT --- DIRECTION OF \_\_\_\_\_  
EXISTING CONTOURS --- SURFACE DRAINAGE \_\_\_\_\_  
PROPOSED CONTOURS ---

## REMARKS

ALL BOUNDARY DATA SHOWN WAS OBTAINED FROM (DEEDS, RECORDED SUBDIVISION PLAT OR OTHER PUBLIC RECORDS)  
LOCATIONS AS SHOWN OF ADJACENT WELLS AND SEPTIC TANKS OBTAINED FROM LAKE COUNTY HEALTH DEPARTMENT

## DESIGN CERTIFICATION

THIS PLAT WAS PREPARED BY ME, AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

NAME: \_\_\_\_\_ SURVEYOR: \_\_\_\_\_ REGISTRATION NO. \_\_\_\_\_

## CHECK LIST

NO. OF BEDROOMS	WATER MAIN SIZE, LOCATION
DIMENSIONS	SAN. SEWER SIZE & GR. LOC.
BEARINGS	SAN. M.H. CAST. ELEV. INV. ELEV.
TIE TO NEAREST STREET	SAN. CONN. SIZE, LOC. DEPTH
SUBLOT NO. PARCEL NO.	STORM SEWER SIZE & GR. LOC.
SURROUNDING OWNERS	STORM M.H. CAST. ELEV. INV. ELEV.
BLDG. DIMENSIONS FIN GR.	PAV'T TYPE GRADE CURBS
BLDG. TIES FL'R. GRADES	GAS LINE LOC. SIZE PRESSURE
APRON TYPE WIDTH THICKNESS	SEPTIC TANK LOCATION & DUPLICATION AREA
SIDEWALK TYPE WIDTH THICKNESS	WELL LOCATION
CULVERT TYPE DIA. LENGTH	ISOLATION RADIUS FROM WELL
ROCK OUTCROPPINGS	

REVISIONS			PLAN PREPARED BY:		
NO.	DATE	BY	BABCOCK • JONES & ASSOCIATES, INC.		
1			PAINESVILLE, OHIO		
2			DRAWN BY	B.P.	SCALE 1"=20'
3			CHK'D.	H.J.	DATE 9/28/06
4			CREV	E.H.	APP'D H.J.
5			CHIEF		PHONE NO. 440-357-1811
					DRAWING NO. 06-111-5

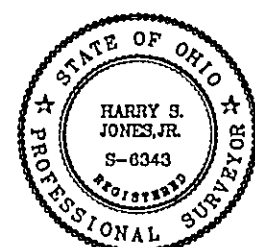
## "AS BUILT" CERTIFICATION

I, HEREBY CERTIFY THAT THE CIRCLED GRADES ARE EXISTING FINISH GRADES CHECKED IN THE FIELD ON \_\_\_\_\_, 20\_\_\_\_ AND ARE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

REGISTERED SURVEYOR \_\_\_\_\_ REG. NO. \_\_\_\_\_

TBM - IP MONUMENT  
ELEV - 1044.74

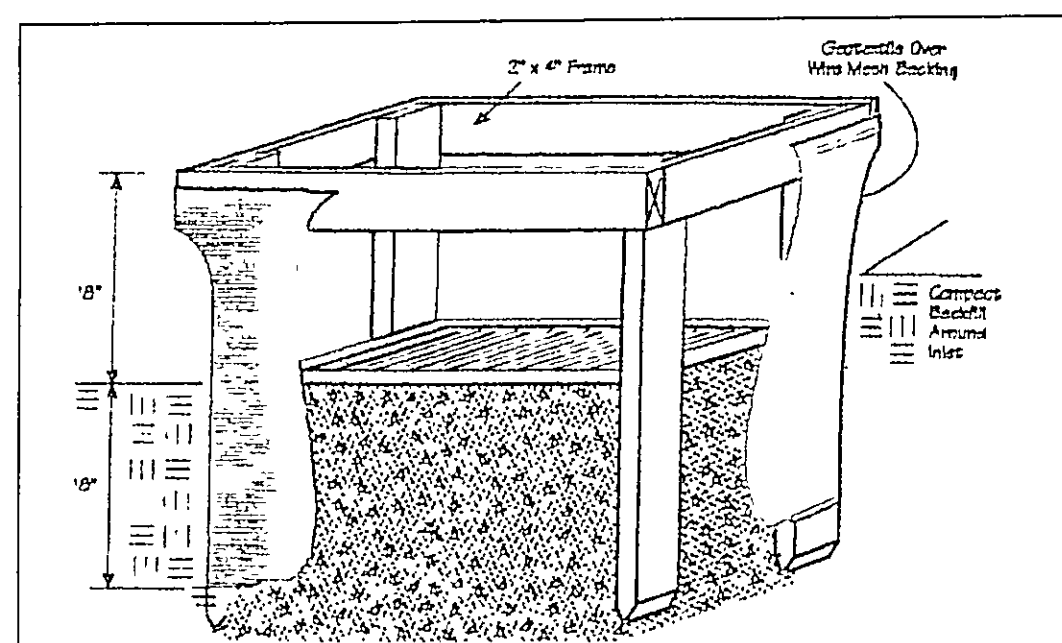
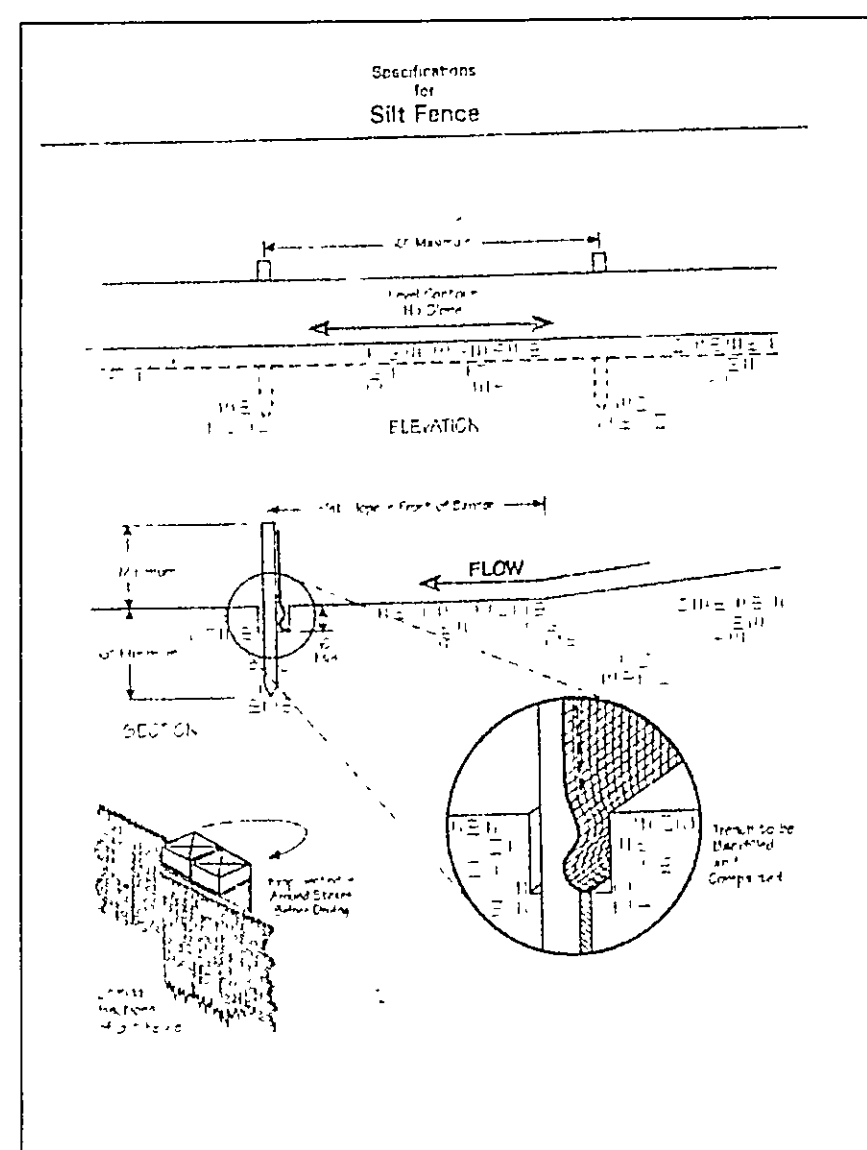
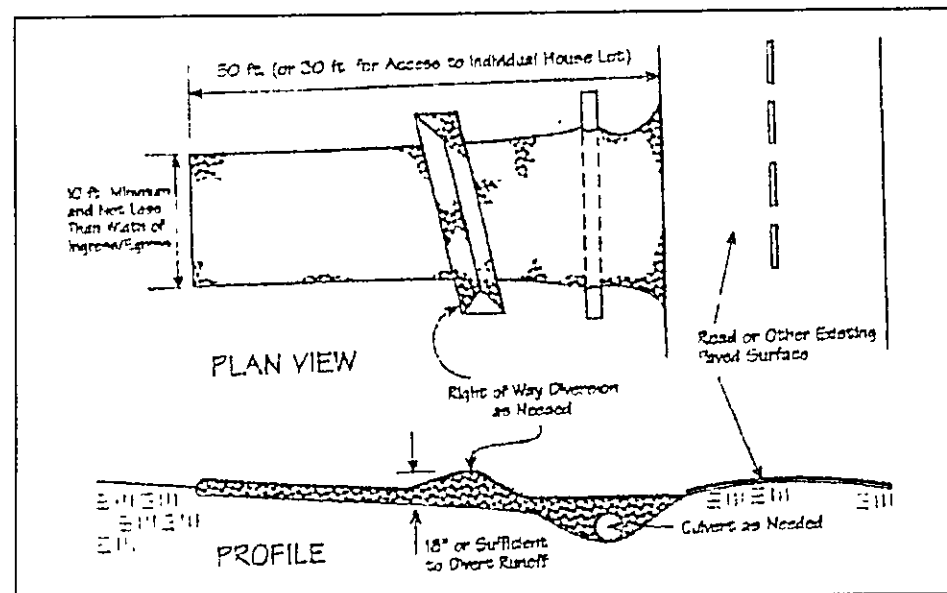
EXISTING UTILITIES NOTE:  
THE SIZE AND LOCATION, BOTH HORIZONTAL AND VERTICAL OF THE UNDERGROUND UTILITIES SHOWN HEREON, HAVE BEEN OBTAINED BY A SEARCH OF AVAILABLE RECORDS. VERIFICATION BY FIELD OBSERVATION HAS BEEN CONDUCTED WHERE PRACTICAL, HOWEVER, BABCOCK, JONES AND ASSOCIATES INC. DOES NOT GUARANTEE THE COMPLETENESS NOR ACCURACY THEREOF.



CURVE TABLE					
CURVE	LENGTH	RADIUS	TANGENT	CHORD	DELTA
C1	79.02	300.00	39.74	78.79	N20°28'46"W 15°05'29"

NOTE: ALL IRON PINS SET ARE 5/8" X 30" AND ARE CAPPED BABCOCK, JONES & ASSOC.

CAMDEN CROSSING WAY - 60'



Temporary Seeding Species Selection			
Seeding Dates	Species	Lb./1,000 ft. <sup>2</sup>	Per Ac.
March 1 to August 15	Oats	3	4 bushel
	Tall Fescue	1	40 lb.
	Annual Ryegrass	1	40 lb.
August 16 to November 1	Perennial Ryegrass	1	40 lb.
	Tall Fescue	1	40 lb.
	Annual Ryegrass	1	40 lb.
November 1 to Spring Seeding	Wheat	3	2 bushel
	Tall Fescue	1	40 lb.
	Annual Ryegrass	1	40 lb.
Note: Other approved seed species may be substituted.			

#### Erosion and Sediment Control Schedule

##### Ingress-Egress

A stone access drive complete with under lying geo-textile fabric (20 feet wide and 50 feet long) for ingress and egress at the site shall be installed. This drive shall be the only entrance and exit to the site.

##### Silt Fence

A silt fence shall be installed prior to any earthwork activities at the site in the locations shown on the site plan as well as along the front of any lot that slopes towards the street.

##### Temporary Seeding

Disturbed areas of the site that are to remain idle for more than twenty one(21) days shall be properly seeded and straw mulched within seven(7) days of completion of initial grading. Temporary seeding and mulching as a thirty(30) foot strip of the entire front of the lot shall be maintained on the site once initial grading is complete.

Stabilization of critical areas within fifty(50) feet of any stream or wetland shall be complete within two(2) days of the disturbance if the site is to remain inactive for longer than fourteen(14) days.

##### Mulching

Straw-mulch shall be applied at a rate of 1 bale per every ten (10) feet of curb, at a width of thirty(30) feet to the entire length of the lot. Wood chips may also be used but must be spread at a minimum depth of four inches over the thirty-foot width and must be accompanied by a properly installed silt fence.

##### Maintenance

Erosion and sediment controls shall be inspected every seven(7) days or within 24 hours of a 0.5" or greater rainfall event. Necessary repairs shall be made at this time.

"I, the undersigned hereby certify that this topography indicated by 6", 1', or 2' contours, and elevations shown hereon represent an actual field survey made by me on the 21<sup>st</sup> day of Sept, 2006 and that the elevations were taken at appropriate intervals and that as of that date they existed as indicated hereon."

Name Harry Jones #6343 Reg. No.

2/2

CONCORD TOWNSHIP, LAKE COUNTY, OHIO

for: WILSHIRE HOMES

CLIENT OWNER  
ADDRESS STREET CITY ZIP  
SUBDIVISION CAMBERN CREEK CROSSINGS NAME TRACT STREET  
5 VOL-PG. 5 LOT  
SUBLOT NO. STREET VOL-PG. PERM. PARCEL NO.

#### LEGEND

SANITARY MANHOLE --- ①  
STORM MANHOLE --- ②  
INLET OR CATCH BASIN --- ③  
HYDRANT --- ④  
EXISTING CONTOURS --- ---  
PROPOSED CONTOURS --- ---  
EXIST. ELEV. 52.100.0 PROP. ELEV. 100.0  
AS BUILT ELEVATION  
INDICATES DIRECTION OF SURFACE DRAINAGE

#### REMARKS

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LOCATIONS AS SHOWN OF ADJACENT WELLS AND SEPTIC TANKS OBTAINED FROM LAKE COUNTY HEALTH DEPARTMENT

#### DESIGN CERTIFICATION

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NAME Harry Jones SURVEYOR REGISTRATION NO. 6343

#### CHECK LIST

NO. OF BEDROOMS  
DIMENSIONS  
EARRINGS  
TIE TO NEAREST STREET  
SUELOT NO. PARCEL NO.  
SURROUNDING OWNERS  
ELDO. DIMENSIONS FIN GR.  
ELDO. TIES FL'R. GRADES  
APRON TYPE WIDTH THICKNESS  
SIDEWALK TYPE WIDTH THICKNESS  
CULVERT TYPE D/A, LENGTH  
ROCK OUTCROPPINGS  
WATER MAIN SIZE, LOCATION  
SAN. SEWER SIZE & GR. LOC.  
SAN. MH. CAST. ELEV. INV. ELEV.  
SAN. CONN. SIZE, LOC. DEPTH  
STORM SEWER SIZE & GR. LOC.  
STORM MH. CAST. ELEV. INV. ELEV.  
PAVT. TYPE GRADE CURES  
GAS LINE LOC. SIZE PRESSURE  
SEPTIC TANK LOCATION & DUPLICATION AREA  
WELL LOCATION  
ISOLATION RADIUS FROM WELL

REVISIONS			PLAN PREPARED BY:		
NO.	DATE	BY	BABCOCK JONES & ASSOCIATES, INC.		
1			PAINESVILLE, OHIO		
2			DRAWN BY	SCALE	PHONE NO. 440-357-1811
3			CHK'D.	DATE 9/29/06	DRAWING NO.
4			CREW CHIEF	APP'D <u>HJ</u>	06-11-5

#### "AS BUILT" CERTIFICATION

I, HEREBY CERTIFY THAT THE CIRCLED GRADES ARE EXISTING FINISH GRADES CHECKED IN THE FIELD ON 20, 2006 AND ARE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

REGISTERED SURVEYOR

REG. NO.

EXISTING UTILITIES NOTE:  
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