



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

1/2

SITE PLAN

CONCORD TOWNSHIP, LAKE COUNTY, OHIO

for: MONARCH
CLIENT _____ OWNER _____

ADDRESS _____ STREET _____ CITY _____ ZIP _____

MOUNTAINSIDE FARMS
SUBDIVISION 43-29 NAME _____ TRACT _____ STREET _____
23 VOL-PG. HUMPHREY HILL DRIVE LOT _____
SUBLOT NO. _____ STREET _____ VOL-PG. _____ PERM. PARCEL NO. _____

LEGEND

EXIST. ELEV. - 100.0
100.0 ± 2 PROP. ELEV.

SANITARY MANHOLE -

STORM MANHOLE -

INLET OR CATCH BASIN -

HYDRANT -

EXISTING CONTOURS -

PROPOSED CONTOURS -

AS BUILT ELEVATION -

INDICATES DIRECTION OF SURFACE DRAINAGE -

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. MH. 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 MH. 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		
NO.	DATE	BY
1		
2		
3		
4		
5		

PLAN PREPARED BY:
bj BABCOCK · JONES & ASSOCIATES, INC.
PAINESVILLE, OHIO

DRAWN BY	B.P.	SCALE	1" = 20'	PHONE NO.	440-357-1811
CHK'D.	H.J.	DATE	4/15/04	DRAWING NO.	03-007-23
CREW CHIEF	E.H.	APP'D	H.J.		

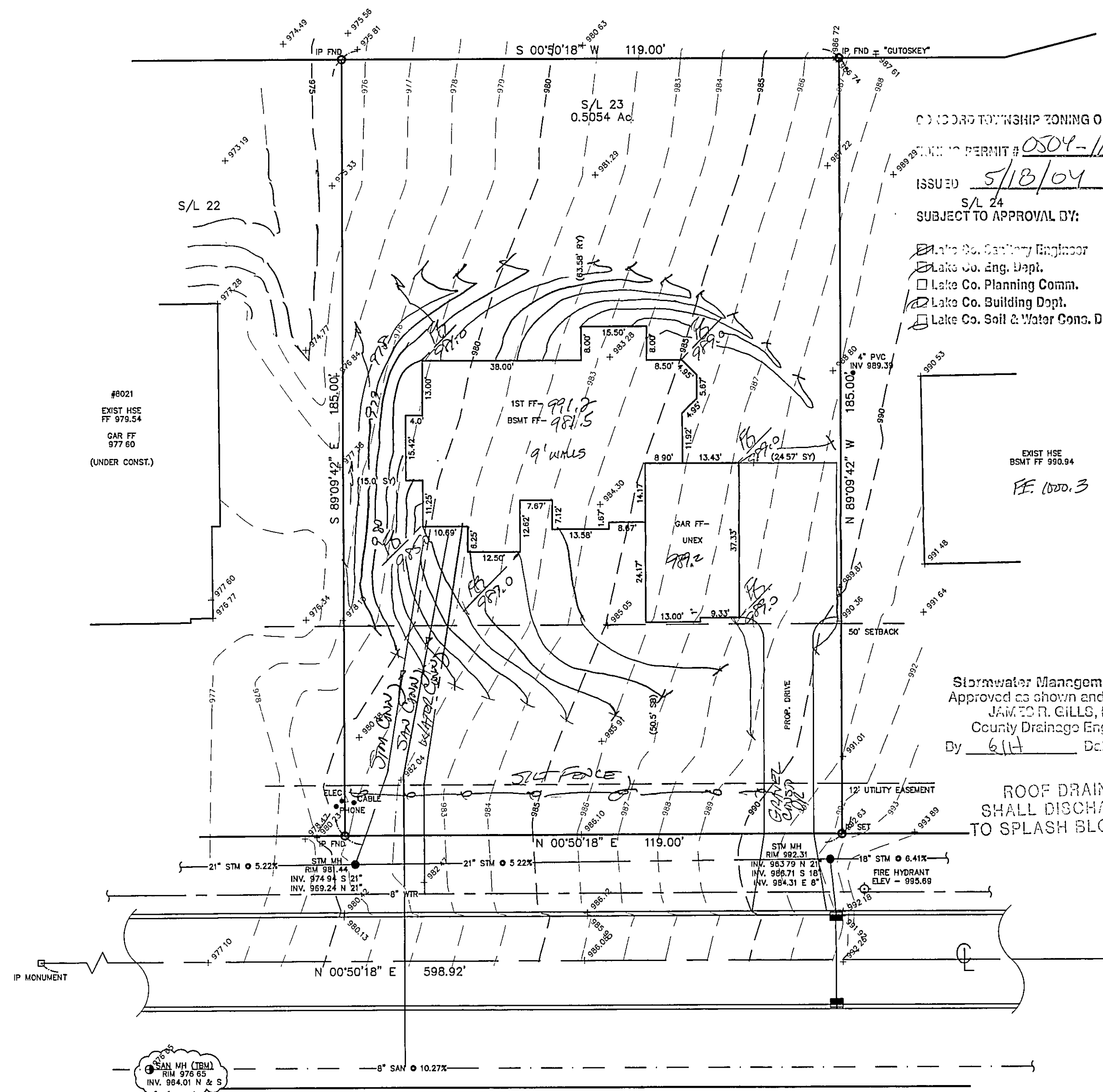
CONCORD TOWNSHIP ZONING OFFICE
CONCORD ZONING PERMIT # 0504-11623
ISSUED 5/18/04
S/L 24
SUBJECT TO APPROVAL BY:

- Lake Co. Sanitary Engineer
- Lake Co. Eng. Dept.
- Lake Co. Planning Comm.
- Lake Co. Building Dept.
- Lake Co. Soil & Water Cons. Dist.

Stormwater Management Plan
Approved as shown and/or noted
JAMES R. GILLS, P.E.
County Drainage Engineer
By 6/11 Date 05/20/04

"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. _____

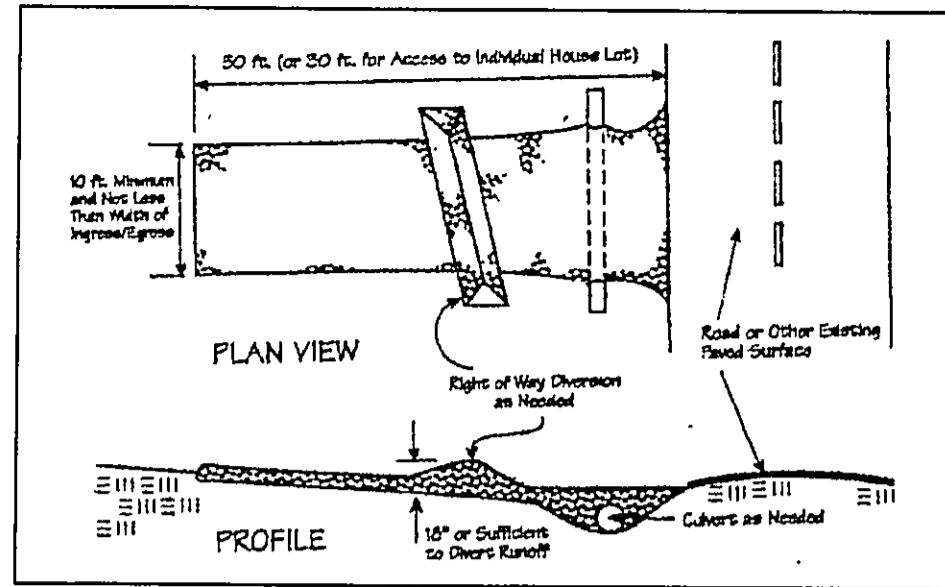
TBM - SANITARY MANHOLE
ELEV - 976.65



HUMPHREY HILL DRIVE - 60'

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.

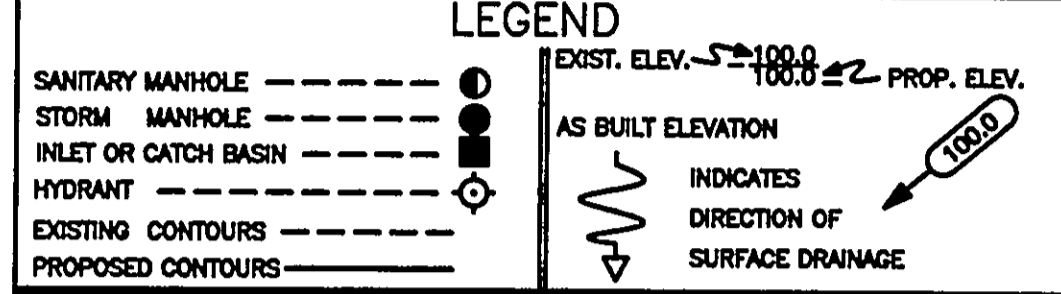




Temporary Seeding Species Selection			
Seeding Dates	Species	Lb./1,000 ft. ²	Per Ac.
March 1 to August 15	Oats	3	4 bushel
	Tall Fescue	1	40 lb.
	Annual Ryegrass	1	40 lb.
August 16 to November 1	Perennial Ryegrass	1	40 lb.
	Tall Fescue	1	40 lb.
	Annual Ryegrass	1	40 lb.
November 1 to Spring Seeding	Rye	3	2 bushel
	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.
November 1 to Spring Seeding	Perennial Ryegrass	1	40 lb.
	Tall Fescue	1	40 lb.
	Annual Ryegrass	1	40 lb.

Note: Other approved seed species may be substituted.

CONCORD TOWNSHIP, LAKE COUNTY, OHIO
 for: Mountain Homes
 CLIENT OWNER
 ADDRESS STREET CITY ZIP
MOUNTAIN SIDE FARMS
 SUBDIVISION 43-29 NAME TRACT
23 VOL.-PG. Humphrey Hill LOT STREET
 SUBLOT NO. STREET VOL.-PG. PERM. PARCEL NO.



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

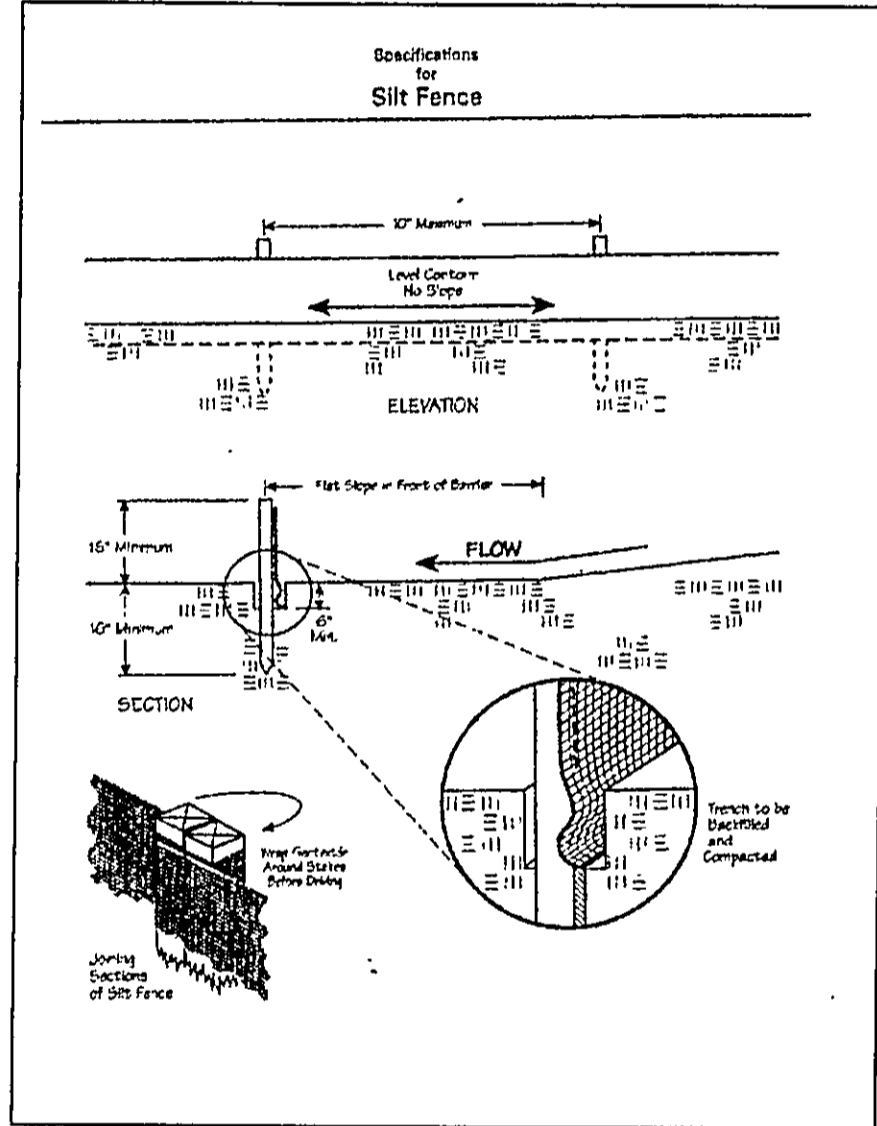
DESIGN CERTIFICATION
 THIS PLAT WAS PREPARED BY ME, AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.
 NAME Harry Jones SURVEYOR REGISTRATION NO. 6343

CHECK LIST	
NO. OF BEDROOMS	WATER MAIN SIZE, LOCATION
DIMENSIONS	SAN. SEWER SIZE & GR. LOC.
BEARINGS	SAN. MH. CAST. ELEV. INV. ELEV.
TIE TO NEAREST STREET	SAN. CONN. SIZE, LOC. DEPTH
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SIDEWALK TYPE WIDTH THICKNESS	SEPTIC TANK LOCATION & DUPLICATION AREA
CULVERT TYPE DIA., LENGTH	WELL LOCATION
ROCK OUTCROPPINGS	ISOLATION RADIUS FROM WELL

REVISIONS			PLAN PREPARED BY:	
NO.	DATE	BY	Bj BABCOCK · JONES & ASSOCIATES, INC.	
1			PAINESVILLE, OHIO	
2			DRAWN BY <u>BP</u>	SCALE <u>---</u> PHONE NO. <u>440-357-1811</u>
3			CHK'D. <u>HT</u>	DATE <u>5/13/04</u> DRAWING NO.
4			CREW CHIEF <u>---</u>	APP'D <u>HT</u> <u>03-007-23</u>
5				

"AS BUILT" CERTIFICATION
 I, HEREBY CERTIFY THAT THE CIRCLED GRADES ARE EXISTING FINISH GRADES CHECKED IN THE FIELD ON 5/13/04, 2004 AND ARE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

REGISTERED SURVEYOR REG. NO.



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.

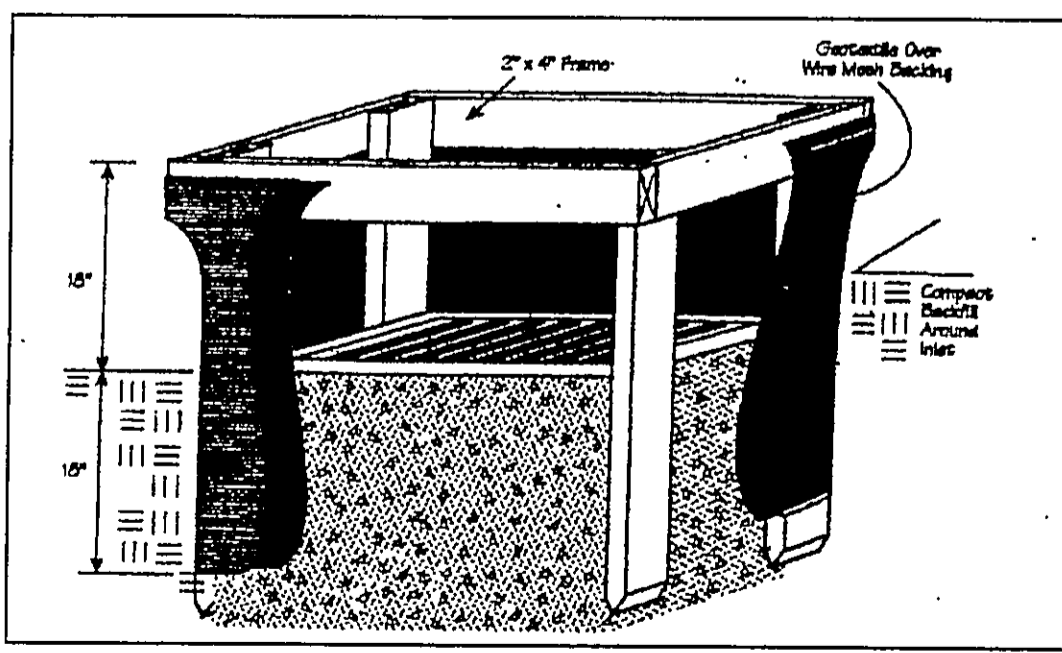
Silt Fence
 A silt fence shall be installed prior to any earthwork activities at the site in the locations shown on the site plan as well as along the front of any lot that slopes towards the street.

Temporary Seeding
 Disturbed areas of the site that are to remain idle for more than thirty(30) 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 15th day of April, 2004 and that the elevations were taken at appropriate intervals and that as of that date they existed as indicated hereon."

Harry Jones 6343
 Name Reg. No.

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