

SITE PLAN

for : Jim Wintersteller CLIENT
36445 Biltmore Place Unit A Willoughby
ADDRESS STREET CITY

40 Noble Ridge Estates Lot Split
SUBLOT No. SUBDIVISION NAME VOL. PAGE
9 1 Concord Township OHIO

LAND DESIGN consultants
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ENGINEERS PLANNERS SURVEYORS
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DESIGN CERTIFICATION
THIS PLAT WAS PREPARED BY ME, AND IS CORRECT TO THE
BEST OF MY KNOWLEDGE AND BELIEF.

James R. Pegoraro, Jr. 4-29-10
NAME

CHECK LIST
LOT DIMENSIONS & BEARINGS
TIE TO NEAREST STREET
SUBLOT No. (PARCEL No.)
SURROUNDING OWNERS
BUILDING DIMENSIONS
SETBACK, SIDEYARD, REARYARD
FINISHED GRADES
DRIVE & APRON TYPE, WIDTH, THICKNESS
SIDEWALK TYPE, WIDTH, THICKNESS
CULVERT TYPE, DRAIN, LENGTH
WATER MAIN SIZE, LOCATION
SAN. SEWER SIZE, % GRADE, LOC.
SAN. MAN. CAST. ELEV. INV. ELEV.
SAN. CONN. SIZE, % GRADE, LOC.
STORM SEWER SIZE, % GRADE, LOC.
STORM MAN. CAST. ELEV. INV. ELEV.
PAV'T TYPE, GRADE, CURBS
GAS LINE LOC., SIZE
SEPTIC SYSTEM & DUCTILATION
WELL LOCATION & ISOLATION RADIUS

"AS BUILT" CERTIFICATION
I HEREBY CERTIFY THAT THE CIRCLED INFORMATION IS
EXISTING AS OBTAINED ON THE SITE 20
AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND
BELIEF.

NAME
LEGEND
STORM MANHOLE
SANITARY MANHOLE
EXISTING CONTOURS
PROPOSED CONTOURS
EXIST. ELEV. 100.0
100.0 PROP. ELEV.
DIRECTION OF
SURFACE DRAINAGE
ACCEPTED: CLIENT DATE

BENCHMARK: Top Hydrant as shown
Elev. 971.58

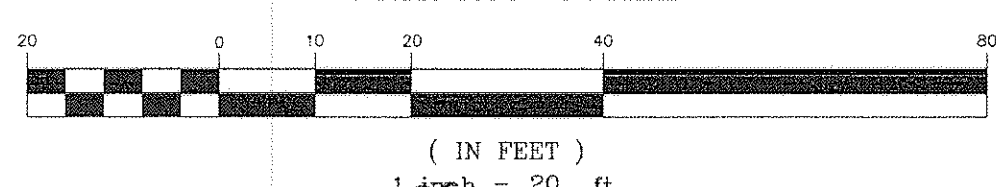
Temporary Seeding Species Selection			
Seeding Dates	Species	"Lb./1,000 ft. ² "	Per Ac.
March 1 to August 15	Oats	3	4 bushel
	Tall Fescue	1	40 lb.
	Annual Ryegrass	1	40 lb.
August 16 to November 1	Perennial Ryegrass	1	40 lb.
	Tall Fescue	1	40 lb.
	Annual Ryegrass	1	40 lb.
November 1 to Spring Seeding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

November 1 to Spring Seeding
"Use mulch only, sodding practices or dormant seeding."
Note: Other approved seed species may be substituted.

TEMPORARY
SEEDING SPECIFICATIONS
(SHEET 1 OF 2)
JULY 24, 2006

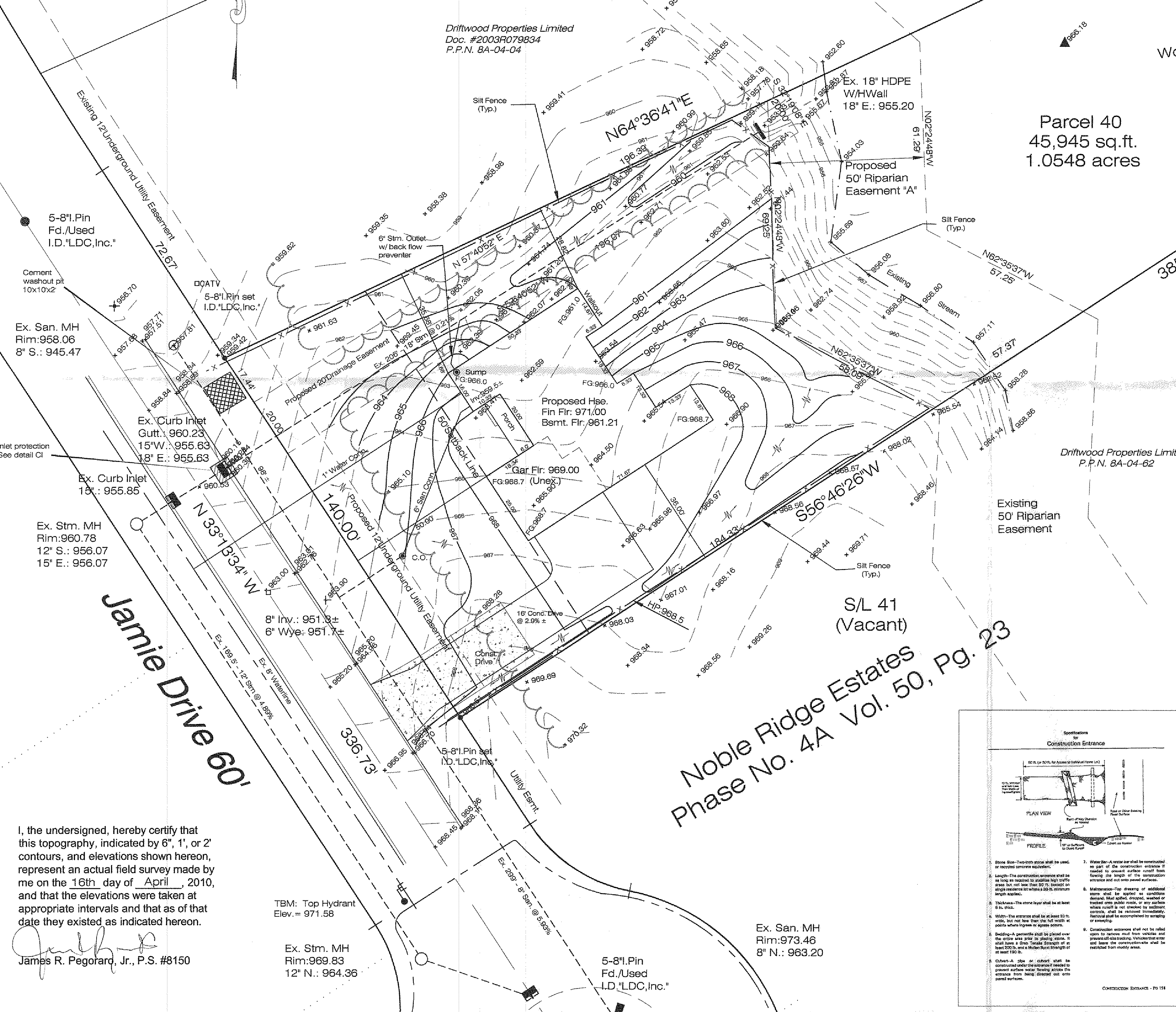
DWG. NAME
WINTJ1-1001

GRAPHIC SCALE



Noble Ridge Estates
Phase No. 1 Vol. 45, Pg. 26

CONCORD TOWNSHIP ZONING OFFICE
Zoning Permit # 0511-14439
Date Issued 5/25/11
Subject to Approval By:
Lake Co. Engineer/Storm Water Mgmt.
Lake Co. Utilities Dept.
Lake Co. Soil & Water District
Lake Co. Health District
Lake Co. Building Dept.



Abbreviated Site Plan - Erosion and Sediment Control Notes (Individual Homesites) (5-13-05)

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
All 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 of 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 of 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.

Note:
All erosion and sediment control specifications, applications, and timetables are based of the descriptions and standards of The Ohio Department of Natural Resources "Rainwater and Land Development Manual" and can be found in the Lake County Erosion and Sediment Control Rules as adopted December 21, 1999.

The specified erosion and sediment control standards are general guidelines and shall not limit the right of the county to impose, at any time, additional, more stringent requirements. Nor shall the standards limit the right of the county to