SITE PLAN

for : McCULLOUGH BUILDERS
CLIENT

2736 NORTH RIDGE ROAD SUITE 220 PAINESVILLE
ADDRESS STREET CITY

SUBLOT No.	SUBDIVISION NAME	VOL.	PAGE
16	WHISPERING PINES NO1	51	40

LOT	TRACT		
7	4	MADISON TOWNSHIP	OHIO

DESIGN CERTIFICATION

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

NAME

DRAWN BY	SCALE	CHK'D BY	DATE
TJS	1"= 20'		APRIL/2006
		4	
		5	
		6	

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

Stormwater Management Plan
Approved as shown and/or noted
JAMES R. GILLS, P.E.
County Drainage Engineer
By J. S. Date 4/26/06

S/L-15
39,675 S.F.
0.9108 Ac.

P.P.# 01-B-124-A-00-015-0
Major, Leonard & Sharon
Doc. # 2005R035973

CURVE TABLE					
CURVE	LENGTH	RADIUS	CHORD	DELTA	BEARING
C-25	72.99	150.00	72.28	27°52'54"	S38°15'08"W
C-26	63.21	150.00	62.74	24°08'39"	S12°14'22"W
C-4	157.08	100.00	141.42	90°00'00"	S45°10'02"W

P.P.# 01-B-124-0-00-068-0
Rochford Lorie A.
Doc. # 200006763

5/8"I.Pin fd.
"ID NOVAK"
1.01'North
4.85'East

5/8"I.Pin
1.26' West

P.P.# 01-B-124-0-00-061-0
Steitenfeld, George III. Jr.
Doc. # 2003R005146

60.59'
395.93' GT Surv/Usd
175.70'
S 00°05'13" E
100.00'

S65°41'19"E
243.33'

P.P.# 01-B-124-A-00-016-0
Richmond Road Properties
Doc. # 2005R035973

S/L-16
27,159 S.F.
0.6235 Ac.

PROPOSED HOUSE
1ST FL 637.85
BSMT FL 629.25
TOP/FTR 628.67

GAR. FL 635.83
INV 625.94
PROP. CONC. DRIVE 6" THK
PROP. 6" SAN CONN @ 1.0% MIN
INV 625.4
PROP. 1" WATER CONN
ABANDONED WELL
100.95'
105.97'
28.82'
14.82'

S89°49'58"E
208.14'

EX. HOUSE UNDER CONSTRUCTION
50' Setback

S/L-17
20,792 S.F.
0.4773 Ac.

P.P.# 01-B-124-A-00-017-0
Richmond Road Properties
Doc. # 2005R035973

N89°49'58"W
25.00'

S89°49'58"E
182.83'

20' Drainage Easement

12' Underground Utility Easement
C-25
C-26
C-24
C-4
C-1

EX. SAN MH
RIM 631.77
INV 624.78
INV 624.94
INV 624.74
EX. SAN MH
RIM 631.47
INV 627.70
EX. SAN MH
RIM 631.66
INV 625.02
TBM-634.77
IRON PIN SET ID LDC
IRON PIN FOUND
IRON PIN FOUND ID POLARIS
TOP PED
PED
100.00'
239.81'
Greenbriar Lane 60'

BENCHMARK

BENCHMARK=TOP OF HYDRANT LOCATED IN FRONT OF SUBLOT 15
ELEVATION=634.77

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 17th DAY OF APRIL, 2006 AND THAT THE ELEVATIONS WERE TAKEN AT APPROPRIATE INTERVALS AND THAT AS OF THAT DATE THEY EXISTED AS INDICATED HEREON.

TIMOTHY J. SULLIVAN P.S. No. 7847

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

NOTES:
-Drive Apron And Sidewalk At Apron To Be 6" Thick Concrete.
-Downspouts To Be Outletted To Splash Blocks.
-See Architects Plans For Complete House Dimensions.
-Utility Connections Per Plan, Contractor To Verify Location And Depth Of All Laterals.
-Builder To Notify The Approving Engineer If Groundwater Is Observed During The Excavation Of The Basement.

2472 Greenbriar Lane

APPROVED
MADISON TOWNSHIP ZONING
DATE 4/19/06
BY JK Z-2674-2675

2 WORKING DAYS
BEFORE YOU DIG
CALL TOLL FREE 800-362-2764
OHIO UTILITIES PROTECTION SERVICE

APPROVED BY:

MADISON VILLAGE ENGINEER DATE

MCCUB1-0601

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