

28805 Cresthaven

EDGE OF LAKE ERIE WATER @ 10/7/11 ELEV = 571.94 (IGLD85 DATUM)

CURVE TABLE			
CURVE	LENGTH	RADIUS	TANGENT
C1	50.21'	2832.87'	25.11'
CHORD	BEARING	DELTA	
50.21'	S45°53'55"W	1°00'56"	

SEWER INVERTS AT POINTS OF CONNECTION:
SANITARY: 603.4± @ MAIN SEWER
STORM: 604.2± @ MAIN SEWER

CURRENT ZONING: U-1 (SINGLE FAMILY HOUSE DISTRICT)
MIN REAR YARD SETBACK: 30% OF DEPTH OF LOT
MIN SIDE YARD SETBACK: 10' (ON DRIVEWAY SIDE)
3' (ON SIDE OPPOSITE OF DRIVE)
MIN FRONT SETBACK: 35'
MIN TOTAL SIDEYARD SETBACK: 13'
MIN DISTANCE BETWEEN HOUSES: 12'

- ① = PROP 1" TYPE "K" COPPER WAT CONN
② = PROP 6" PVC SDR 35 SAS CONN @ 1% MIN
③ = PROP 6" PVC SDR 35 STS CONN @ 1% MIN
④ = PROP CONC SIDEWALK REPLACEMENT
⑤ = PROP 22' CONC APRON
⑥ = PROP SILT FENCE
⑦ = PROP CONSTRUCTION DRIVE
⑧ = EX WAT LAT
⑨ = EX SAS LAT
⑩ = EX STS LAT

BEARINGS ARE PER THE GILCHRIST'S BROOKWOOD BEACH ESTATES SUBDIVISION AS RECORDED IN PLAT VOLUME D, PAGE 73 OF THE LAKE COUNTY PLAT RECORDS AND ARE USED TO DENOTE ANGLES ONLY.

GRAPHIC SCALE



(IN FEET)
1 inch = 20 ft.

LEGEND

- = IRON PIN FND
⊙ = IRON PIN SET
5/8" X 30" REBAR
CAPPED "AZTECH 8249"
● = IRON PIPE FOUND
⊕ = SANITARY MANHOLE
⊖ = STORM MANHOLE
⊗ = WATER VALVE
⊙ = FIRE HYDRANT
⊕ = POWER POLE
⊖ = TREE STUMP
⊙ = TREE
→ = FLOW DIRECTION
— = SWALE
— = EXISTING GRADE
— = PROPOSED GRADE
● = TEST TEE
∞ = SILT FENCE
△ = OFFSET HUB

"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 7TH DAY OF OCTOBER, 2011 AND THAT THE ELEVATIONS WERE TAKEN AT APPROPRIATE INTERVALS AND THAT AS OF THAT DATE THEY EXISTED AS INDICATED HEREON."

STAN R. LOCH

10-26-11
REG. # 8749

STAN R. LOCH
8243

APPROVED AS NOTED
WILLOWICK BUILDING DEPT.

Signature

Date

11-16-11

NOTE:
EXISTING LATERAL LOCATIONS WERE PROVIDED BY THE CITY SERVICE DEPARTMENT.
CONTRACTOR TO VERIFY LOCATION BEFORE CONSTRUCTION.

STAN LOCH

E #63392

REGISTERED

PROFESSIONAL ENGINEER

EX HOUSE #28719
F.F.L. 616.35

GARAGE FL. 614.30

S/L 23
PP#28-A-042-D-00-027-0
MARIAN VON SICK TRUSTEE
DOC#1998R002410

Stormwater Management Plan
Approved as shown and/or noted *
JAMES R. GILLS, P.E.
County Drainage Engineer

By

Date 11-17-11

* SUBJECT TO CITY ENGINEER'S COMMENTS

EX STS MH
RIM 613.52
12" INVS 603.02

EX SAS MH
RIM 613.59
8" INVS 602.59

EX STS MH
RIM 613.78
12" INV 604.18

EX SAS MH
RIM 612.84
8" INVS 603.84

BENCHMARK
TOP STEM OF HYDRANT
ELEV = 615.80

CRESTHAVEN DRIVE 50' R/W

HORIZ. SCALE: 1" = 20'

VERT. SCALE:

DRAWN BY: CL

DATE: 10-7-2011

CHECKED BY: SRL

DRAWING NO.: 20112492

JOB NO.: 20112492

SHEET: 1 OF 2

5425 WARNER ROAD - SUITE 12
VALLEY VIEW, OHIO 44125

440-602-9071

FAX 216-366-0250

AZTECH
ENGINEERING + SURVEYING
CIVIL Engineering + Land Surveying

SITE PLAN FOR
B.R. KNEZ
CONSTRUCTION, INC.
CRESTHAVEN DRIVE
BEING SUBLOT 24 IN THE
GILCHRIST'S BROOKWOOD
BEACH ESTATES SUBDIVISION
PLAT VOLUME D, PAGE 73
CITY OF WILLOWICK, COUNTY OF LAKE
STATE OF OHIO

NO.	DATE	DESCRIPTION	BY
1	10/11	MOVED HOUSE	CL