

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	100°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
S. REG. #3249

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 R. LOCH
E #63332
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 L.S. Date 11-17-11

* SUBJECT TO CITY ENGINEER'S COMMENTS

EX STS. MH
RIM 613.52
12" INVS 603.02

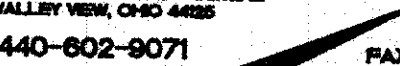
EX SAS MH
RIM 613.59
8" INVS 602.59

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:		8485 WARNER ROAD - SUITE 12 VALLEY VIEW, OHIO 44125		440-602-9071		FAX 216-388-0250		SITE PLAN FOR B.R. KNEZ CONSTRUCTION, INC. CRESTHAVEN DRIVE BEING SUBLT 24 IN THE GILCHRIST'S BROOKWOOD BEACH ESTATES SUBDIVISION PLAT VOLUME D, PAGE 73 CITY OF WILLOWICK, COUNTY OF LAKE STATE OF OHIO								
DRAWN BY: CL		DATE: 10-7-2011		 AZTECH ENGINEERING + SURVEYING CMI Engineering + Land Surveying														
CHECKED BY: SRL		DRAWING NO.: 20112492																
JOB NO.: 20112492		SHEET: 1 OF 2																
												1	10/11	MOVED HOUSE	CL			
												NO.	DATE	DESCRIPTION	BY			

AZTECH
ENGINEERING + SURVEYING
CM Engineering + Land Surveying