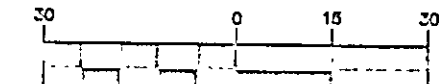


ZONING: R-4 RESIDENTIAL
MINIMUM LOT AREA: 1 ACRE
MINIMUM FRONTAGE: 100 FEET
MINIMUM SETBACK: 50 FEET FROM RIGHT OF WAY
OR 80 FEET FROM CENTERLINE,
WHICHEVER IS GREATER
MINIMUM SIDEYARD: 15 FEET
(MAIN BUILDING)
MINIMUM SIDEYARD: 15 FEET
(ACCESSORY BUILDING)
MINIMUM REAR YARD: 40 FEET
(MAIN BUILDING)
MINIMUM REAR YARD: 10 FEET
(ACCESSORY BUILDING)

GRAPHIC SCALE



REMAINING AREA
1,434,939 S.F.
32.9416 AC.
PPN#08-A-00-0-00-004-0
DRIFTWOOD PROPERTIES LTD.
DOC#2003R079834

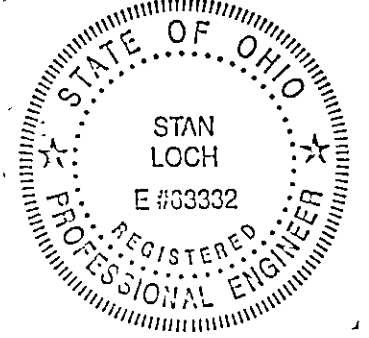
- LEGEND
- = IRON PIN FND
 - = MONUMENT BOX
 - ⊙ = SANITARY MANHOLE
 - ⊕ = WATER VALVE
 - ⊞ = WATER METER
 - ⊡ = POWER POLE
 - ⊞ = CURB INLET
 - ⊞ = FIRE HYDRANT
 - ⊞ = TELEPHONE PEDESTAL
 - ⊞ = CABLE PEDESTAL
 - ⊞ = TRANSFORMER BOX
- FLOW DIRECTION
- SWALE
- EXISTING GRADE
PROPOSED GRADE

SITE PLAN FOR
FERRITTO HOMES
SL 20 JAMIE DRIVE
NOBLE RIDGE SUBDIVISION
TOWNSHIP OF CONCORD
COUNTY OF LAKE
STATE OF OHIO

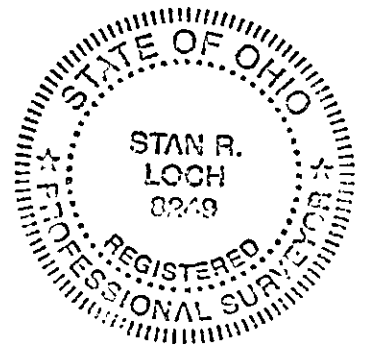
ENGINEERING AND SURVEYING
CIVIL ENGINEERING AND LAND SURVEYING

39979 LANTANA AVENUE SUITE A
WILLOUGHBY, OHIO 44094
440-602-9071
FAX 440-602-9401

Stormwater Management Pla.
Approved as shown and/or noted
JAMES R. GILLS, P.E.
County Drainage Engineer
By SLH Date 07/06/04
rip-rap as indicated



SL 19
45,457 S.F.
1.0436 AC.
PPN#08-A-00-0-00-004-0
DRIFTWOOD PROPERTIES LTD.
DOC#2003R079834



"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 28th day of JUNE, 2004 and that the elevations were taken at appropriate intervals and that as of that date they existed as indicated hereon."

Name Stan R. Loch Date 6-30-04
Reg.# 8249

HORIZ. SCALE: 1" = 30'
DRAWN BY: KEG
CHECKED BY: SRL
JCS NO: 141567
VERT. SCALE:
DATE: 6-30-2004
DRAWING NO: 141567
SHEET: 1 OF 1

ALL CONCRETE TO BE A MINIMUM 3,000 PSI/28 DAYS
PUBLIC WALKS WILL BE 4" THICK 6.5 SACK MIX CONCRETE WITH 7% AIR ENTRAINMENT
DRIVEWAYS MUST BE 6" THICK SACK MIX CONCRETE WITH 7% AIR ENTRAINMENT, AND TO BE REINFORCED WITH 6"x6" #10 WELDED WIRE MESH INSTALLED APPROXIMATELY 1" TO 2" FROM BOTTOM OF SLAB

*NOTE:
THIS SITE PLAN IS NOT INTENDED TO BE USED AS A BOUNDARY SURVEY

UTILITY INFORMATION
TAKEN FROM COUNTY IMPROVEMENT PLANS

UTILITY LATERALS
MUST BE FIELD VERIFIED BEFORE CONSTRUCTION

- REFERENCES:
- 1.) NOBLE RIDGE ESTATES PH.1 IMPROVEMENT AND GRADING PLAN BY LAND DESIGN CONSULTANTS DATED: NOVEMBER, 2003
 - 2.) NOBLE RIDGE ESTATES PHASE NO.1 PLAT VOLUME 45, PAGE 26-1
 - 3.) COUNTY TAX MAP
 - 4.) LAKE COUNTY GIS

- ① = PROP 20'-24" RCP CL III
② = 5.0%
24" INV N 925.5
24" INV S 926.5
③ = PROP 6" PVC SDR
35 SAS CONN @ 1% MIN

CURVE TABLE				
CURVE	DELTA	LENGTH	RADIUS	BEARING
C4	22°32'46"	426.83'	1084.70'	N30°17'18"W
C21	3°19'15"	64.61'	1114.70'	N20°40'32"W
C22	3°11'45"	80.66'	1446.20'	S20°36'47"E

- 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.