

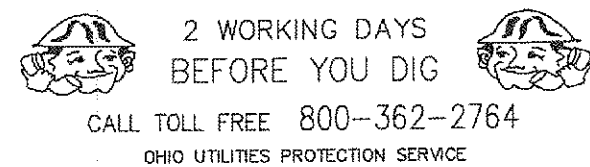
*CONTRACTOR TO VERIFY DEPTH, LOCATIONS AND TYPE OF EXISTING UTILITIES AND CONNECTIONS IN FIELD.

UNDERGROUND UTILITIES NOTE:

The 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, Rudy E. Schwartz, P.S. No. 7193 does not guarantee the completeness, nor accuracy thereof.

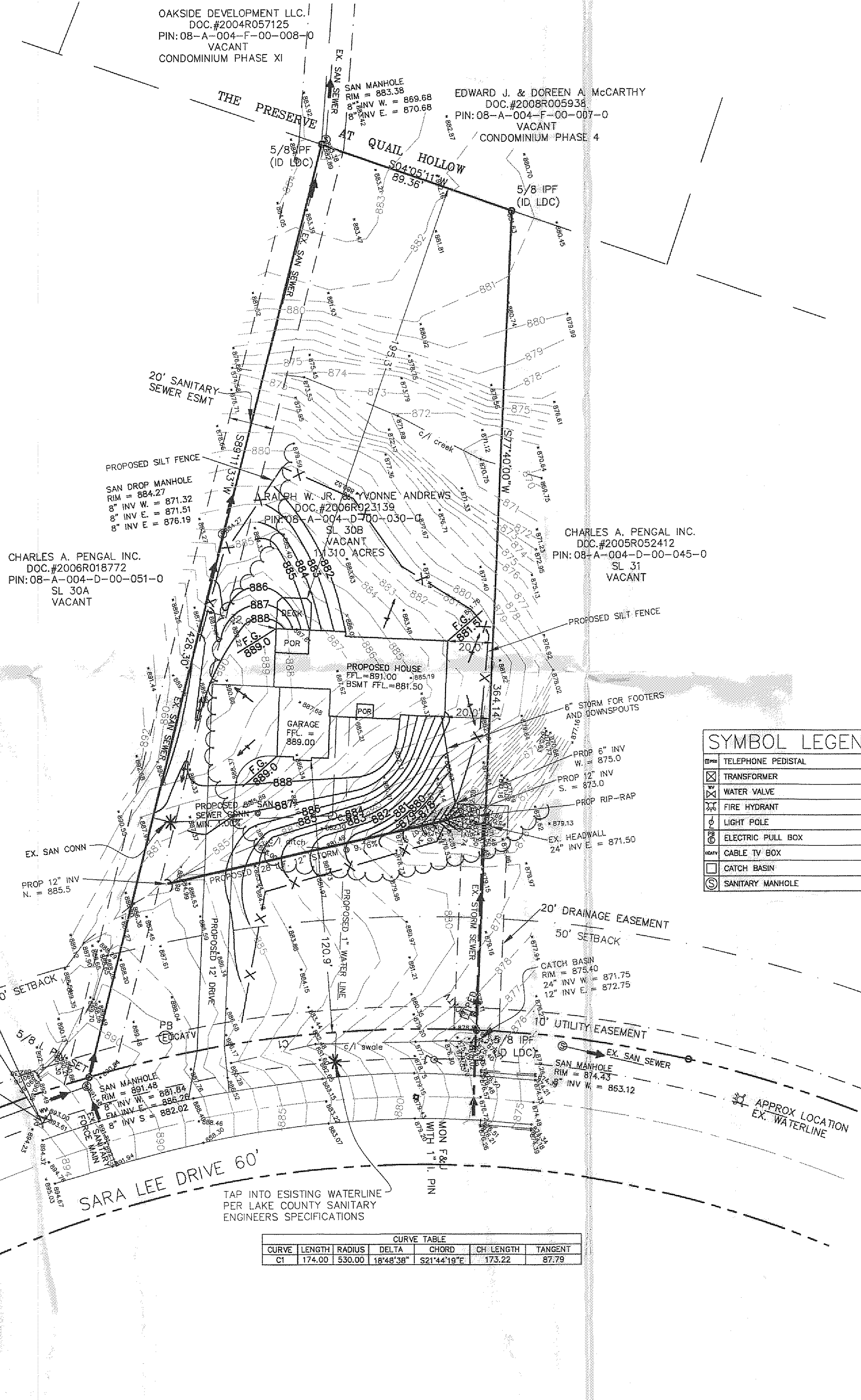
NOTES:

- 1 SEE ARCHITECT'S PLANS FOR COMPLETE HOUSE DIMENSIONS.
- 2 BUILDER TO ESTABLISH SWALES AS REQUIRED.
- 3 INSTALL SILT FENCE AND EROSION CONTROL AS REQUIRED BY THE TOWNSHIP OF CONCORD.

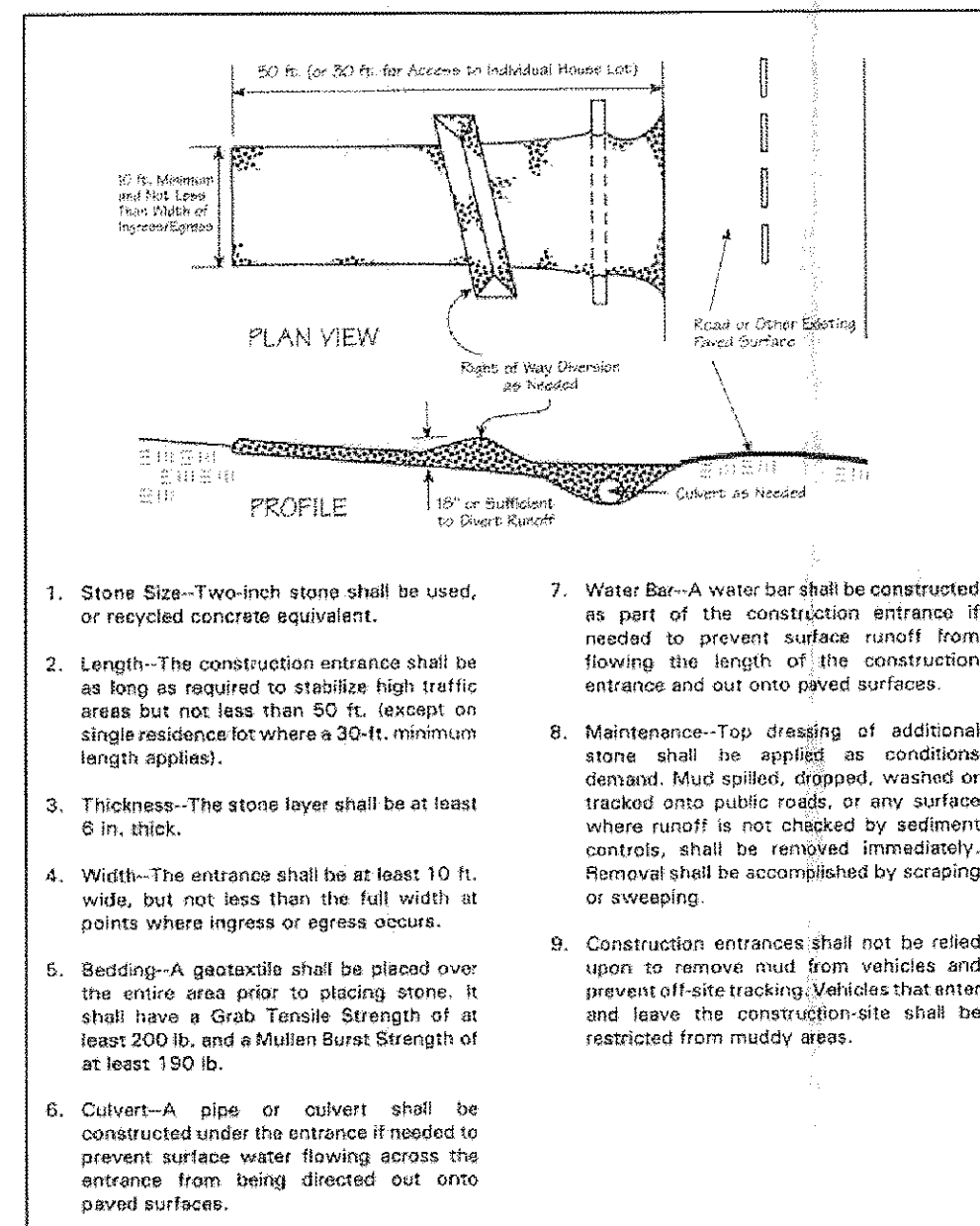


Temporary Seeding Species Selection			
Seeding Dates	Species	Lb./1,000 ft. ²	Per Ac.
March 1 to August 15	Oats	3	4 bushel
	Tall Fescue	1	40 lb.
	Annual Ryegrass	1	40 lb.
	Perennial Ryegrass	1	40 lb.
August 15 to November 1	Rye	3	2 bushel
	Tall Fescue	1	40 lb.
	Annual Ryegrass	1	40 lb.
	Wheat	3	2 bushel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

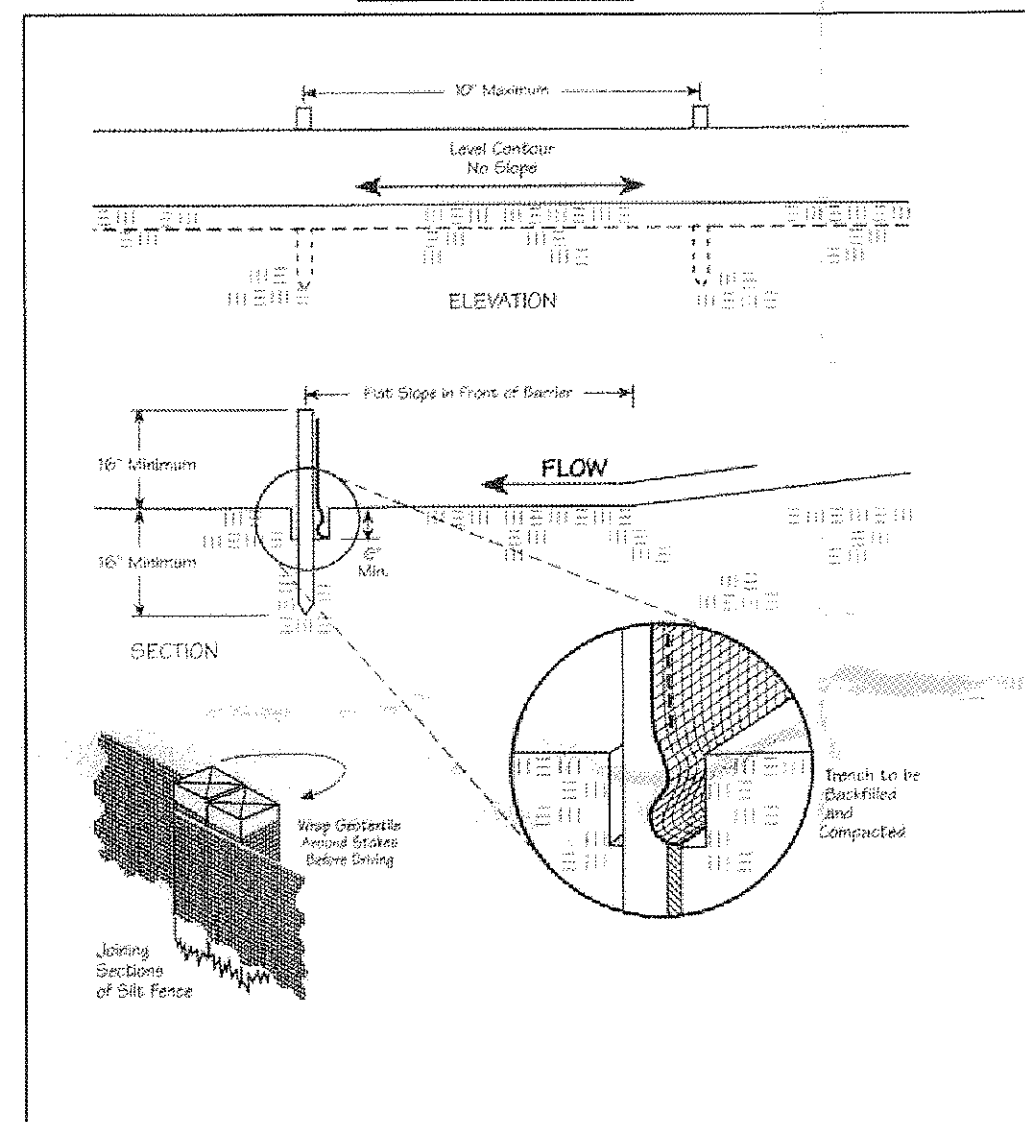
Note: Other approved seed species may be substituted.



CONSTRUCTION ENTRANCE DETAIL



SILT FENCE DETAIL



SYMBOL LEGEND

☐	TELEPHONE PEDISTAL
⊠	TRANSFORMER
⊗	WATER VALVE
⊕	FIRE HYDRANT
⊙	LIGHT POLE
⊞	ELECTRIC PULL BOX
⊡	CABLE TV BOX
⊢	CATCH BASIN
⊣	SANITARY MANHOLE

Erosion and Sediment Control Schedule

Ingress-Egress

A stone access drive complete with underlying 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 until 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 waive, in writing, individual requirements.

SITE PLAN For PREMIER CUSTOM BUILDERS

SITUATED IN THE TOWNSHIP OF CONCORD, COUNTY OF LAKE AND THE STATE OF OHIO, AND IS FURTHER KNOWN AS BEING PART OF ORIGINAL TOWNSHIP LOT 8, TRACT 1, FURTHER KNOWN AS BEING PART OF COMBINED PPN; 8A-4D-30 IN THE CALI WOODS SUBDIVISION NO.2, RECORDED IN VOLUME 31, PG. 4 OF THE LAKE COUNTY PLAT RECORDS.

PREPARED FOR:
PREMIER CUSTOM BUILDERS
26401 EMERY ROAD,
SUITE 104
CLEVELAND, OHIO 44128
(216) 591-1291 EXT.14

LEGEND

●	ips	5/8" X 30" Iron Pin Set (I.D. SCHWARTZ)
○	iPin	Iron Pin
□	iPipe	Iron Pipe
⊠	Mon.	Monument
⊗	Fe	Fence post
⊕	Mag	Mag Nail Set
⊙	Fnd.	Found
⊞	D.	Deed
⊡	R/Rec	Record
⊢	M/Med	Measured
⊣	O/Obs	Observed
⊤	C/Calc	Calculated
⊥	U.	Used
⊦	D.R.	Deed Record
⊧	O.R.	Official Record
⊨	C.L. C/L	Centerline
⊩	e/p	Edge of Pavement
⊪	P	Plot record information

CONCORD TOWNSHIP ZONING OFFICE

Zoning Permit # 10-0-19308
Date Issued 10/6/10

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.

GRAPHIC SCALE



(IN FEET)

1 inch = 30 ft.

FEBRUARY 17, 2010

REVISED OCTOBER 5, 2010

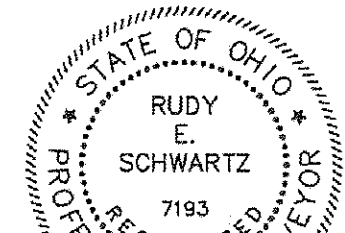
DESIGN CERTIFICATE:

This plan was prepared by me, and is correct to the best of my knowledge and belief.

Rudy E. Schwartz 10-5-10
Rudy E. Schwartz, P.S. #7193

I, the undersigned hereby certify that this topography, indicated in 1' contours, and elevations shown hereon represent an actual field survey made by me February, 2010 and that the elevations were taken at appropriate intervals and that as of this date they existed as indicated hereon.

Rudy E. Schwartz 10-5-10
Rudy E. Schwartz, P.S. #7193 Date



PREPARED BY:
SCHWARTZ LAND SURVEYING INC.

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