BLOCK 'D'

IRON PIN FOUND (I.D. NOVAK)

S 88°23'12" E 69.68'

IRON PIN FOUND (I.D. GUTOSKEY)

30' REAR YARD

10' SIDE YARD

10' SIDE YARD

10' SIDE YARD

10' SIDE YARD

S/L 83
VACANT LOT

S/L 84
0.358 AC.

S/L 85

190.00'

N03°29'06"E 190.00'

S03°49'30"E

SILT FENCE

DECK

12.72'

12.72'

F.F. 1062.33
BSMT. 1053.00
(13 COURSE)

EX. HOUSE
F.F. 1065.77

GAR.
1063.00

GAR.
1060.33

14.98'

16.48'

WATER CONN

6" SAN. CONN. @ 1.0% MIN.

6" STM. CONN. @ 1.0% MIN.

40.00'

40.00'

16' CONC. DRIVE

12' UTILITY EASEMENT

30' SETBACK LINE

SANITARY MH
RIM 1051.27
INV. 8" E&W 1040.10

ELEC. BOX

TELE. BOXES

IRON PIN FOUND (I.D. NOVAK)

R/W

CABLE TV BOX

3'±02'

350 LF - 8" SAN. SEWER

N86°30'54"W 130 LF - 8" SAN. SEWER

SANITARY MH
RIM 1060.28
INV. 8" E&W 1049.52

SANITARY MH
RIM 1062.55
INV. 8" E 1051.25
INV. 8" S 1051.17

156 LF - 8" SAN. SEWER

IRON PIN FOUND (I.D. GUTOSKEY)

30.00'

S03°49'30"E

LIGHT POLE

SANITARY MH
RIM 1057.01
INV. 8" E&W 1045.61

MON. BOX

N86°30'54"W 568.94'

STORM INLET
RIM 1057.35
INV. 12" S 1052.35

MON. BOX

22 LF - 12" STORM

30'x12'x2" TH. NO. 1 STONE CONSTRUCTION DRIVE TO PREVENT OFFSITE SOIL TRACKING

270 LF - 12" STORM SEWER

85 LF - 12" STORM SEWER

115 LF - 12" STORM SEWER

8" WATERMAIN

7 LF - 12" STORM

R/W

TBM
TOP NUT
1059.02

STORM MH
RIM 1053.30
INV. 15" W 1044.87
INV. 12" 1045.00

STORM INLET
RIM 1058.03
INV. 12" N&S 1052.03

STORM MH
RIM 1058.03
INV. 12" E&W 1050.03
INV. 12" N 1052.13

STORM MH
RIM 1060.28
INV. 12" E&W 1053.09

STORM MH
RIM 1063.62
INV. 12" E&W 1056.54

106.56'
N69°29'30"E

MON. BOX

MON. BOX

CONCORD-HAMBDEN ROAD (S.R. 608) - 60'

SUMMERWOOD DR. 60'

CONCORD TOWNSHIP ZONING OFFICE
Zoning Permit # 08-1588
Date Issued 7/28/08
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.

**Erosion and Sediment Control Schedule**

**Ingress-Egress**
A stone access drive complete with under lying 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.

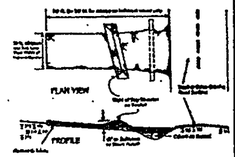
**Temporary Seeding**
Disturbed areas of the site that are to remain idle for more than Twenty-one (21) days shall be properly seeded and straw mulched within seven (7) days of completion of initial grading. Temporary seeding and mulching of a thirty (30) foot strip of the entire front of the lot shall be maintained on the site once 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.

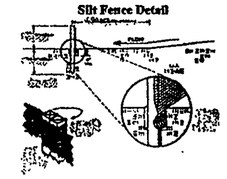
**Mulching**
*Straw-mulch* shall be applied at a rate of 1 bale per every ten (10) feet of curb, at a width of thirty (30) feet of the entire length of the lot. *Wood chips* may also be used but must be spread at a minimum depth of four inches over the thirty-foot width and must be accompanied by a properly 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.

**Construction Entrance Detail**




**Silt Fence Detail**



| CURVE TABLE | | | | | |
|---|---|---|---|---|---|
| CURVE | LENGTH | RADIUS | DELTA | CHORD | BEARING |
| C1 | 59.96' | 470.00' | 7°18'36" | 59.92' | N89°49'48"E |
| C2 | 63.79' | 500.00' | 7°18'36" | 63.75' | N89°49'48"E |
| C3 | 145.59' | 500.00' | 16°41'00" | 145.08' | N77°50'01"E |
| C4 | 209.38' | 500.00' | 23°59'36" | 207.85' | N81°29'18"E |

SILT FENCE

NOTE: SEEDING OR MULCHING SHALL BE COMPLETED WITHIN 30 DAYS OF COMPLETION OF HOUSE.

LIMIT OF DISTURBANCE: ALL OF LOT.

= TEMP. SEEDING & MULCHING

● = 5/8" IRON PIN SET

* DRIVE APRON SHALL BE 6" THICK CONCRETE.

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

CONTRACTOR SHALL VERIFY ELEVATIONS OF LATERAL INVERTS IN THE FIELD AT THE TIME OF FOUNDATION EXCAVATION.

BENCHMARK: TOP NUT HYDRANT ELEV. 1059.02

GRAPHIC SCALE

20 0 10 20 40 80

( IN FEET )
1 inch = 20 ft.

# SITE PLAN

for: 20th CENTURY CONSTRUCTION

| 2167 | MENTOR AVENUE | PAINESVILLE |
|---|---|---|
| ADDRESS | STREET | CITY |

| 84 | SUMMERWOOD | 54 - 28 |
|---|---|---|
| SUBLOT No. | SUBDIVISION NAME | VOL. PAGE |
| | CONCORD | OHIO |
| LOT | TOWNSHIP | |


GUTOSKEY & ASSOCIATES INC.
Civil Engineers, Surveyors & Land Planners
17078 Munn Road, Suite 3 Tel (440) 543-6900
Chagrin Falls, Ohio 44023 Fax (440) 543-7176


## CHECK LIST

LOT DIMENSIONS & BEARINGS
TIE TO NEAREST STREET
SUBLOT No. (PARCEL No.)
SURROUNDING OWNERS
BUILDING DIMENSIONS
SETBACK, SIDEYARD, REARYARD
FINISHED GRADES
DRIVE & APRON TYPE, WIDTH, THICKNESS
SIDEWALK TYPE, WIDTH, THICKNESS
CULVERT TYPE, DIAM., LENGTH
WATER MAIN SIZE, LOCATION
SAN. SEWER SIZE, % GRADE, LOCATION
SAN. M.H. CAST. ELEV., INV. ELEV.
SAN. CONN. SIZE, % GRADE, LOCATION
STORM SEWER SIZE, % GRADE, LOCATION
STORM M.H. CAST. ELEV., INV. ELEV.
PAVT. TYPE, GRADE, CURBS
GAS LINE LOC., SIZE
SEPTIC SYSTEM & DUPLICATION
WELL LOCATION & ISOLATION RADIUS

STATE OF OHIO
JOSEPH GUTOSKEY 7567
REGISTERED PROFESSIONAL SURVEYOR
STATE SEAL

## DESIGN CERTIFICATION

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

Joseph Gutoskey PS 7/21/08

JOSEPH GUTOSKEY P.S. #7567 DATE

## "AS-BUILT" CERTIFICATION

I HEREBY CERTIFY THAT THE CIRCLED INFORMATION IS EXISTING AS OBTAINED ON THE SITE _____ 20___ AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

JOSEPH GUTOSKEY P.S. #7567

| LEGEND | | DRAWN BY CB | SCALE 1"=20' |
|---|---|---|---|
| STORM MANHOLE | O | CHK'D BY JG | DATE 7/2008 |
| SANITARY MANHOLE | Ø | | |
| EXISTING CONTOURS | ---100--- | REV. | |
| PROPOSED CONTOURS | 100 | REV. | |
| EXIST. ELEV. 100.0 | 100.0 PROP. ELEV. | REV. | |
| DIRECTION OF SURFACE DRAINAGE | | | |

Stormwater Management Plan
Approved as shown and/or noted
JAMES R. GILLS, P.E.
County Drainage Engineer
By LS. Date 7/30/08

CONTRACT NO.
05-2000-84