for: DENNIS OPPENHEIM
7266 BEACHWOOD MENTOR
ADDRESS STREET CITY

S/L 35 MOUNT ROYAL NO. 2
SUBLOT No. SUBDIVISION NAME VOL. PAGE
LOT 6, TRACT 4, CONCORD TWP OHIO
LOT, TRACT CITY/TOWNSHIP

GUTOSKEY & ASSOCIATES INC.
Civil Engineers and Surveyors
8227 E. Washington St. Tel (216) 543-5000
Chagrin Falls, Ohio 44023 Fax (216) 543-2178

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 MH. CAST ELEV. INV ELEVATION
SAN CONN. SIZE, & GRADE, LOCATION
STORM SEWER SIZE, & GRADE, LOCATION
STORM MH. CAST ELEV. INV ELEV.
PAVT'G TYPE, GRADE, CURBS
GAS TYPE, LOCATION
SEPTIC SYSTEM & DUPLICATION
WELL LOCATION & ISOLATION RADIUS

STATE OF OHIO PROFESSIONAL ENGINEER 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 6/3/96
NAME DATE

"AS-BUILT" CERTIFICATION
I HEREBY CERTIFY THAT THE CIRCLED INFORMATION IS EXISTING AS OBTAINED ON THE SITE _____ 19___ AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.
NAME

LEGEND
STORM MANHOLE
SANITARY MANHOLE
EXISTING CONTOURS 100
PROPOSED CONTOURS 100
EXIST. ELEV. 100.0 PROP. ELEV. 100.0
DIRECTION OF SURFACE DRAINAGE

DRAWN BY: K.F./P.D. SCALE: 1"=30'
CK'D BY: J.G. DATE: 6/96
REV.
REV.
REV.

BENCHMARK: TOP OF IRON PIN @ CENTER OF [illegible] ELEVATION 1056.28

○ IRON PIN FOUND
● 5/8" IRON PIN SET
▮ ▮ SPLASHBLOCK

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

GRAPHIC SCALE
30 15 0 15 30 60
(IN FEET)
1 inch = 30 ft.

Grading Plan Approved as shown and/or noted
THOMAS P. GILLES, P.E.
Lake County Engineer
BY _____ Date 7-15-96

HYDRAULIC PROFILE
SCALE: H 1"=30', V 1"=5'

Ground over System

CURTAIN DRAIN

LOW YIELD WATER FIXTURES REQUIRED ON ALL:
— Shower Head
— Toilet
— _____

SEWAGE DISPOSAL PERMIT MUST BE OBTAINED BY A LAKE COUNTY LICENSED INSTALLER BEFORE INSTALLATION IS STARTED.

A. To be brought to finished grade:
1. Septic tank manhole cover(s)
2. Splitter box cover
3. Distribution box cover
B. [illegible]
C. All waste water to be discharged into Septic Tanks

Reviewed and Accepted
LAKE COUNTY GENERAL HEALTH DISTRICT
Date 7-15-96
JOEL LISKA, R.S., M.P.H.
Health Commissioner
By [signature]

TYPICAL EVAPOTRANSPIRATION TRENCH CROSS SECTION

* The standard ET trench is 24 inches. Depth of the trench can vary between 18 inches to 36 inches deep if necessary. When trench depth varies, the sand at the top of trench will vary from 12 to 18 inches deep.

TYPICAL CURTAIN DRAIN CROSS SECTION

* The curtain drain must be 6 inches deeper than deepest ET/Leaching trench bottom.

ZONING PERMIT #0746-8506
ISSUED 7/11/96
SUBJECT TO APPROVAL BY:
Lake County Sanitary Eng. ☐
Lake County Eng. Dept. ☒
Lake County Planning Comm. ☐
Lake County Bldg. Dept. ☒

DUPLICATION AREA

S/L - 35
2.00 Acres

S/L 34
S/L 36

EXIST. HOUSE
F.F. 1074.36
22' 18' 12' 36'
1071.96 1072.50 1072.46
149.0'
53.0'
529.50'
473.61'
S 17°41'43" W
S 89°33'17" E 1815.53'
S 72°18'17" E 345.94'
10' UTILITY EASEMENT
30' SETBACK
MAJESTY LANE 60'
Δ = 17°15'00"
R = 1000.00'
A = 301.07'
C = 299.93
N80°55'47"W
Δ = 21°19'25"
R = 50.00'
L = 18.61'
C = 18.50'
N44°38'36"W
185' 15" STM. SEW. GR= 3.15%
5/8" IRON PIN SET
T.B.M. 1056.28 TOP OF PIN

I, THE UNDERSIGNED HEREBY DECLARES THAT THE TOPOGRAPHY SHOWN HEREON, INDICATED BY ONE FOOT CONTOURS AND ELEVATIONS, REPRESENTS AN ACTUAL FIELD TOPOGRAPHIC SURVEY MADE UNDER MY SUPERVISION ON THE 26 DAY OF May 19 96 AND THAT THE ELEVATIONS WERE TAKEN AT APPROPRIATE INTERVALS AND THAT AS OF THAT DATE THEY EXISTED AS INDICATED HEREON.
Joseph Gutoskey PS
JOSEPH GUTOSKEY, P.S. NO. 7567

STATE OF OHIO PROFESSIONAL ENGINEER JOSEPH GUTOSKEY 7567 REGISTERED PROFESSIONAL SURVEYOR

APPROVED
APPROVED AS NOTED
SUBJECT TO LAKE COUNTY HEALTH DEPARTMENT REVIEW.