SITE PLAN

for: BOGART HOMES

8621 STATION ST. MENTOR
ADDRESS STREET CITY

10 WOODS OF CONCORD 18 27
SUBLOT No. SUBDIVISION NAME VOL. PAGE

23 4 CONCORD OHIO
LOT, TRACT CITY/TOWNSHIP

GUTOSKEY & ASSOCIATES INC.
Civil Engineers and Surveyors
8227 E. Washington St. Tel (216) 543-6900
Chagrin Falls, Ohio 44023 Fax (216) 543-7178

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 4/13/95
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		DRAWN BY M.D.	SCALE 1"=20'
STORM MANHOLE	○	CHK'D BY	DATE 3-95
SANITARY MANHOLE	⊘		
EXISTING CONTOURS	——100——	REV.	
PROPOSED CONTOURS	——(100)——	REV.	
EXIST. ELEV. 100.0	100.0 PROP. ELEV.	REV.	
DIRECTION OF SURFACE DRAINAGE	⟶		

BENCHMARK: AS-BUILT SAN. RIM ELEV. 783.22

* DRIVE APRON AND WALK @ APRON SHALL BE 6" THICK CONCRETE.

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

ZONING PERMIT
ISSUED 5/9/95 #05958137

SUBJECT TO APPROVAL BY:
- Lake County Sanitary Eng. ☐
- Lake County Eng. Dept. ☒
- Lake County Planning Comm. ☐
- Lake County Bldg. Dept. ☒

Grading Plan Approved as shown and/or noted
THOMAS P. GILLES, P.E.
Lake County Engineer
By _____ Date 5/10/95
Lower South Finished Grades to 784.0

ROOF DRAINS SHALL DISCHARGE TO SPLASH BLOCKS.

CONTRACT NO. 95-450-10

N

SCALE: 1"=20'

MORLEY ROAD 60'

N 31° 41' 40" E. 166.05'

I.P. SET

787.20 ℄

S/L 10
0.514 Ac.

S/L 9

S/L 11

10' UTIL. ESMT.

R/W

N. 78° 07' 26" W. 200.30'

S 55° 24' 13" E. 156.16'

A
R=65.00'
A=45.01'
C=44.12'
Δ=39° 40' 40"
N. 14° 45' 21" E.

B
R=50.00'
A=14.80'
C=14.74'
Δ=16° 57' 27"
N. 3° 23' 50" E.

FIN. FLR. 787.00
BSMT 778.33

50.00'

30.00'

24.33'

28.33'

PORCH UNEXC. 12.67

GAR. 785.00

2.5% 6.33

2.5% 30.00'

2.F. 67'

50' SET BACK

CONC. DRIVE

WATER COMP. MKR.

8" SYM. COMP. MKR.

INV. 774.07

I.P. SET 783.0

8" W.L.

BARCHESTER DR.

RIM 782.50
INV. 777.00

18" STM.

N. 11° 52' 34" E. 37.25'

70.79' TO MON. BOX

564.21' ℄ TO ℄

EX. 23' PAVT.

12" STM. 782.29

8" SAN.

RIM 785.18
INV. 773.88

R. 783.22
INV. 777.38

S 78° 07' 28" E.
300.00'

24" STM.

8" SAN.

RIM 780.24
INV. 776.02

NORTHPOINTE COURT 60'