# SITE PLAN

for : THREE M HOMES
CLIENT

11 ALPHA PARK — HIGHLAND Hts.
ADDRESS — STREET — CITY

35 — QUAIL HOLLOW No.1 — 10 — 44
SUBLOT No. — SUBDIVISION NAME — VOL. — PAGE

3&4 — 2 — CONCORD — OHIO
LOT — TRACT — TOWNSHIP


L.D.C. Inc. d.b.a.
LAND DESIGN consultants
Civil Engineers and Surveyors
8585 EAST AVENUE · MENTOR, OHIO 44060
TELEPHONE 255-8483 354-6938 951-LAND


## DESIGN CERTIFICATION

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

NAME

## 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, LOC.
- SAN. MH. CAST. ELEV., INV. ELEV.
- SAN. CONN. SIZE, % GRADE, LOC.
- STORM SEWER SIZE, % GRADE, LOC.
- STORM MH. CAST. ELEV., INV. ELEV.
- PAVT TYPE, GRADE, CURBS
- GAS LINE LOC., SIZE
- SEPTIC SYSTEM & DUPLICATION
- WELL LOCATION & ISOLATION RADIUS

STATE OF OHIO — RUDY E. SCHWARTZ 7193 — REGISTERED PROFESSIONAL SURVEYOR

STATE SEAL

## "AS BUILT" CERTIFICATION

I HEREBY CERTIFY THAT THE CIRCLED INFORMATION IS EXISTING AS OBTAINED ON THE SITE _____ 1994 AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

NAME

## LEGEND

- STORM MANHOLE
- SANITARY MANHOLE
- EXISTING CONTOURS
- PROPOSED CONTOURS
- EXIST. ELEV. 100.0
- F.G. 100.0 = PROP. ELEV.
- DIRECTION OF SURFACE DRAINAGE

| DRAWN BY | SCALE |
|---|---|
| G.S.V. | 1"=20'-0" |
| CHK'D BY | DATE |
| R.E.S | MARCH, 1996 |
| 1 | SITE & GRADE REV. 3-25-96 |
| 2 | |

ACCEPTED: _____ CLIENT _____ DATE

GRAPHIC SCALE

20 0 10 20 40 80 ( IN FEET )
1 inch = 20 ft.

ZONING PERMIT #0396-8377

ISSUED 3/28/96

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

S/L 34

Ex.Adj.Hse. Fin.Flr.918.84 Gar.Flr.916.80

SUBLOT 35
0.427 Acres

Frst.Flr. 920.30
Bsmt.Flr. 911.63
Top/Ftr. 911.30
(See Architect Plans For Complete House Dimensions.)

Gar.Flr. 918.30 (UNEX)

Cond. Spc. 20.67'

Adj.Conc.Drive

35' Setback Line

N 79°50'20" E 157.33'

N 04°38'55" E 34.55'

N 34°56'18" E 7.33'

N 30°03'40" W 106.89'

COMMON OPEN SPACE III

25' Sideyard

10' Utility Easement

129.08'

N 59°56'20" E 184.14'

25' Conc. Pvm't. w/Conc. Curbs

27" Stm. Sewer

8" Watermain

8" San. Sewer

6" San. Conn. 10'± Deep

Rim 916.00
Inv.SW. 910.11
Inv.NE. 910.01
Inv.SE. 911.54

Rim 913.34
Inv.SE. 902.24
Inv.NW. 902.19

Rim 913.15
Inv.S. 905.85
Inv.N. 905.80
Inv.W. 907.16

Rim 915.54
Inv.SW. 906.48
Inv.SE. 906.79
Inv.NW. 908.12

Rim 916.98
Inv.SW. 903.75
Inv.SE. 903.70
Inv.NW. 903.67

Rim 920.86
Inv.SE. 910.06
Inv.NW. 909.95

Rim 921.96
Inv.SE. 904.64
Inv.NW. 904.57

Rim 921.37
Inv. 913.64

Rim 920.39
Inv. 904.54

Mon.Box @ CL P.C.

Mon.Box @ CL CL Int.

MOUNTAIN QUAIL PLACE 60'

QUAIL HOLLOW DRIVE 60'

| LOT | CURVE | RADIUS | LENGTH | CHORD | BEARING | DELTA |
|---|---|---|---|---|---|---|
| 35 | A | 337.43' | 61.85' | 61.76' | N 15°24'43" W | 10°30'06" |
| 35 | B | 30.00' | 42.20' | 38.81' | N 19°38'17" E | 80°36'06" |

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 _____ DAY OF _____, 19__ AND THAT THE ELEVATIONS WERE TAKEN AT APPROPRIATE INTERVALS AND THAT AS OF THAT DATE THEY EXISTED AS INDICATED HEREON.

Grading Plan Approved as shown and/or noted
THOMAS P. GILLES, P.E.
Lake County Engineer
By GH Date 4-8-96

ROOF DRAINS SHALL DISCHARGE TO SPLASH BLOCKS.

BENCHMARK

BM.=T.B.M. SET ON TOP OF HYDRANT LOCATED @ THE INTERSECTION OF MOUNTAIN QUAIL PLACE & QUAIL HOLLOW DRIVE; ELEV.: 919.77

EXISTING UNDERGROUND UTILITIES NOTE:
THE LOCATION, BOTH HORIZONTAL AND VERTICAL, OF THE UNDERGROUND UTILITIES SHOWN HEREON, HAS BEEN OBTAINED BY A DILIGENT AND COMPREHENSIVE SEARCH OF AVAILABLE RECORDS. VERIFICATION BY FIELD OBSERVATION HAS BEEN CONDUCTED WHERE PRACTICAL. HOWEVER, LDC INC. DOES NOT GUARANTEE THE COMPLETENESS NOR ACCURACY THEREOF.

DWG. NAME
MMMHI1-9601