

CLIENT: SHAFFER, ARTHUR K. & BARBARA J.
 STREET ADDRESS: (VACANT LAND) RIDGELAND DR.
 CITY OF : AMHERST
 TOWNSHIP: AMHERST
 COUNTY: LORAIN
 STATE: OHIO
 ORIGINAL LOT NUMBER: 43
 PARCEL NUMBER: 05-00-043-101-014
 RECORD DEED: INSTRUMENT # 2018-0674344
 SUBDIVISION: RIDGELAND HEIGHTS SUB. NO. 2
 RECORD PLAT: VOL. 15, PG. 71
 SUBLOT NUMBER: PART OF SUBLOT 25
 JOB NUMBER: 01-2019
 DATE: 4/6/19
 UPDATED PROPOSAL: 5/27/19

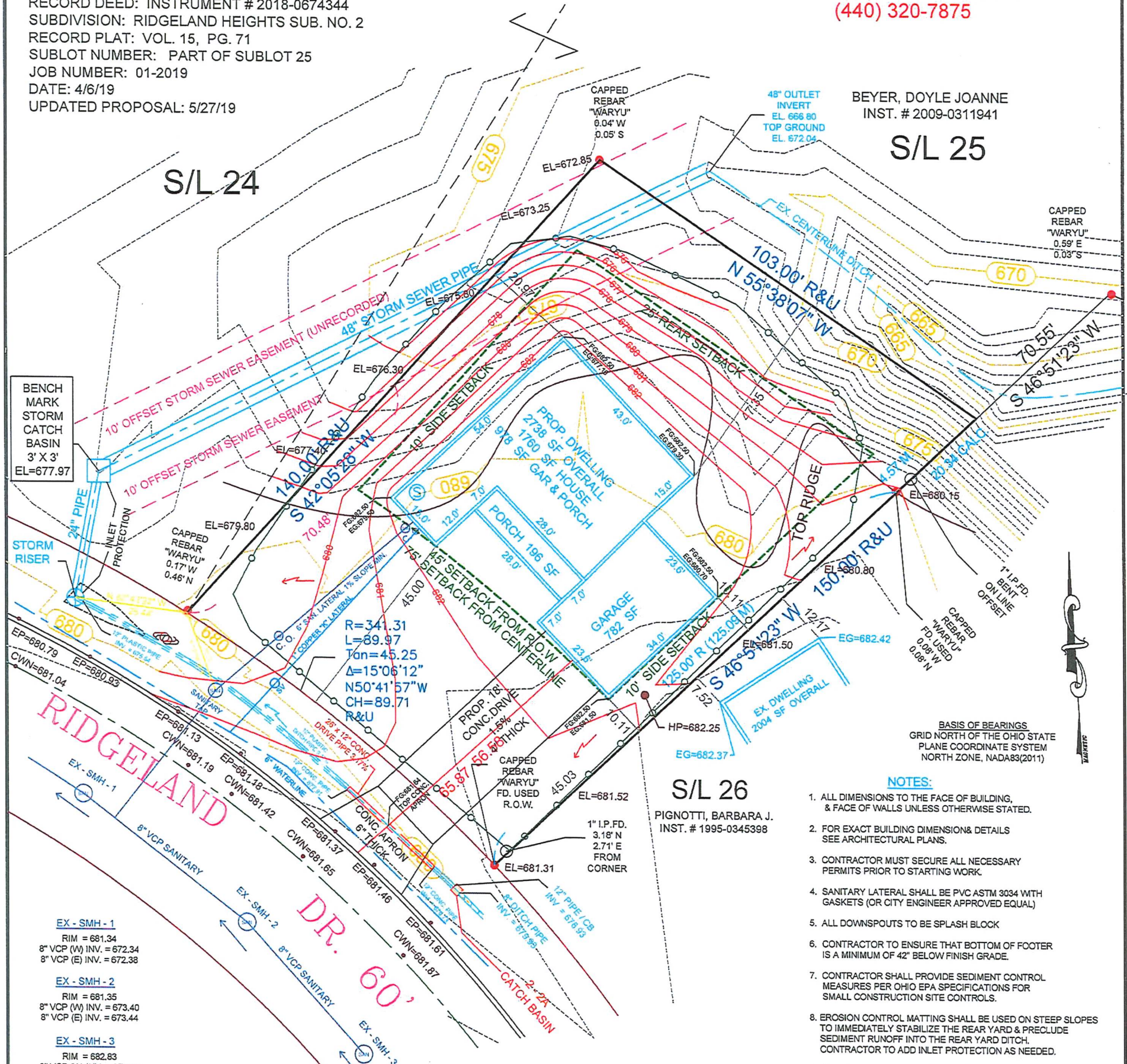
SPILLMAN SURVEYING
 PROFESSIONAL LAND SURVEYORS

694 OAKHURST CT.
 AMHERST, OHIO 44001
 (440) 320-7875

BEYER, DOYLE JOANNE
 INST. # 2009-0311941

S/L 25

S/L 26
 PIGNOTTI, BARBARA J.
 INST. # 1995-0345398



EX - SMH - 1
 RIM = 681.34
 8" VCP (W) INV. = 672.34
 8" VCP (E) INV. = 672.38

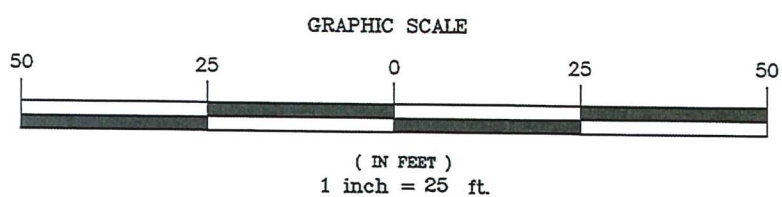
EX - SMH - 2
 RIM = 681.35
 8" VCP (W) INV. = 673.40
 8" VCP (E) INV. = 673.44

EX - SMH - 3
 RIM = 682.83
 8" VCP (W) INV. = 674.18
 8" VCP (E) INV. = 674.22

LEGEND

- | | | | |
|--|---------------------------|--|--------------------------|
| | STORM CATCH BASIN 3' X 3' | | DITCH CENTERLINE |
| | STORM RISER | | STREET CENTERLINE |
| | SANITARY SEWER | | STREET R.O.W. LINE |
| | TREE | | 5' EX. ELEVATION CONTOUR |
| | 1" I.P. FD. | | 1' EX. ELEVATION CONTOUR |
| | 1/2" CAPPED REBAR (WARYU) | | EASEMENT LINE |
| | NEW UTILITY POLE | | PIPE CENTERLINE |
| | OLD UTILITY POLE | | BUILDING SETBACK LINE |
| | PROP. SUMP | | PROPOSED CONTOURS |
| | | | BUILDING FOOTPRINT |
| | | | SF EROSION CONTROL |

SUBJECT PARCEL
 13,637.23 SQ. FT.
 0.3131 ACRES



- NOTES:**
- ALL DIMENSIONS TO THE FACE OF BUILDING, & FACE OF WALLS UNLESS OTHERWISE STATED.
 - FOR EXACT BUILDING DIMENSION & DETAILS SEE ARCHITECTURAL PLANS.
 - CONTRACTOR MUST SECURE ALL NECESSARY PERMITS PRIOR TO STARTING WORK.
 - SANITARY LATERAL SHALL BE PVC ASTM 3034 WITH GASKETS (OR CITY ENGINEER APPROVED EQUAL)
 - ALL DOWNSPOUTS TO BE SPLASH BLOCK
 - CONTRACTOR TO ENSURE THAT BOTTOM OF FOOTER IS A MINIMUM OF 42" BELOW FINISH GRADE.
 - CONTRACTOR SHALL PROVIDE SEDIMENT CONTROL MEASURES PER OHIO EPA SPECIFICATIONS FOR SMALL CONSTRUCTION SITE CONTROLS.
 - EROSION CONTROL MATTING SHALL BE USED ON STEEP SLOPES TO IMMEDIATELY STABILIZE THE REAR YARD & PRECLUDE SEDIMENT RUNOFF INTO THE REAR YARD DITCH. CONTRACTOR TO ADD INLET PROTECTION AS NEEDED.
 - OWNER SHALL OBTAIN PERMISSION IN WRITING FOR EASEMENT/AGREEMENT TO TEMPORARILY GRADE & RESTORE AREA ON S/L 25.
 - CONTRACTOR SHALL PROTECT THE EXISTING 40 INCH STORM SEWER DURING CONSTRUCTION.
 - CONTRACTOR TO COORDINATE WITH THE UTILITIES DEPARTMENT ON TIE-IN (CORE) TO THE DITCH STORM RISER.
 - CONTRACTOR TO INSTALL 2' X 2' SHALLOW CATCH BASIN, 12" DRIVE PIPE, 12" DITCH PIPE AND COVER TO CITY DEPTH SPECIFICATIONS.

GARAGE ELEVATIONS

GARAGE FLOOR: 682.50
 GAR TOP FOOTER: 679.00
 GAR BTM FOOTER: 678.33

HOUSE ELEVATIONS

FINISH FLOOR: 684.33
 TOP OF WALL: 683.50
 BASEMENT FLOOR: 675.83
 BSMT TOP FOOTER: 675.50
 BSMT BTM FOOTER: 674.83

BUILDER

CASSELL ENTERPRISES, INC.
 5425 LIBERTY AVENUE
 VERMILION, OHIO 44089
 PHONE: (440) 967-3167



Theodore J. Spillman
 THEODORE J. SPILLMAN P.S. 8595

DIMENSION SHOWN ON THIS PLAT ARE EXPRESSED IN FEET AND DECIMAL PARTS THEREOF

RESEARCH

DEED INST. # 2009-0311941 BEYER, DOYLE JOANNE
 DEED INST. # 1995-0345398 PIGNOTTI, BARBARA J.
 DEED INST. # 2018-0674344 SHAFFER, ARTHUR K. & BARBARA J.
 RIDGELAND HEIGHTS SUB. NO. 2 PLAT VOL. 15 PG. 71
 BUILDING SETBACK & DEED RESTRICTIONS PER DV.570 PG. 58
 CHARLES P. WARYU SURVEY NOV. 2007
 LORAIN COUNTY RECORDS