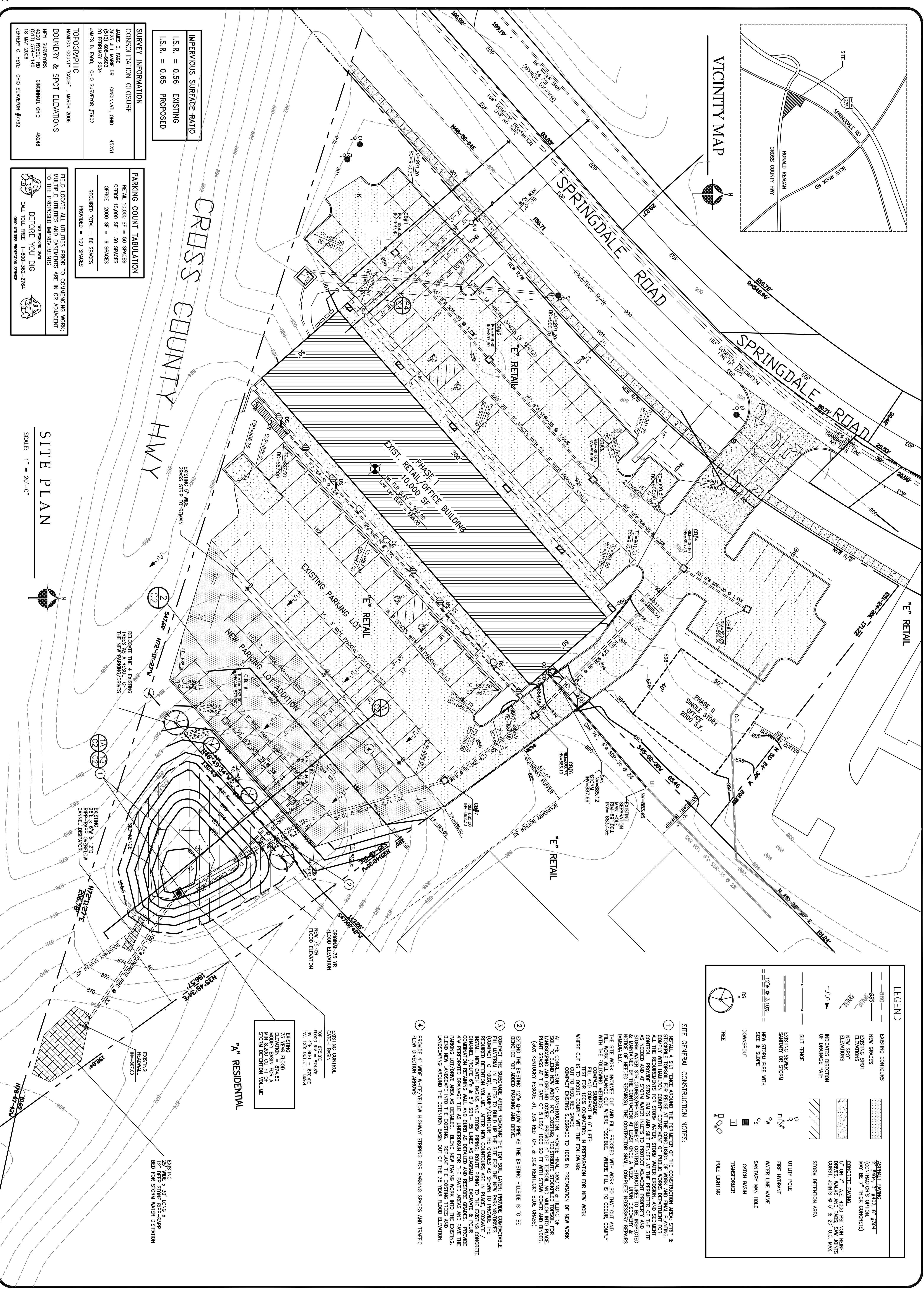


VICINITY MAP



**IMPERVIOUS SURFACE RATIO**  
 I.S.R. = 0.56 EXISTING  
 I.S.R. = 0.65 PROPOSED

**SURVEY INFORMATION**  
 CONSOLIDATION CLOSURE  
 JAMES D. FAGO  
 3625 MILL WARE DR CINCINNATI, OHIO 45251  
 (513) 606-6603  
 28 FEBRUARY 2004  
 JAMES D. FAGO, OHIO SURVEYOR #7902

**TOPOGRAPHIC**  
 HAMILTON COUNTY "C" 6067 - MARCH 2008

**BOUNDARY & SPOT ELEVATIONS**  
 HCL SURVEYORS CINCINNATI, OHIO 45248  
 4200 FRODOU RD  
 18 MAY 2008  
 JEFFERY C. HELL, OHIO SURVEYOR #7792

**PARKING COUNT TABULATION**  
 RETAIL 10,000 SF = 50 SPACES  
 OFFICE 10,000 SF = 30 SPACES  
 OFFICE 2000 SF = 6 SPACES  
 REQUIRED TOTAL = 86 SPACES  
 PROVIDED = 109 SPACES

**FIELD LOCATE ALL UTILITIES PRIOR TO COMMENCING WORK. ALL UTILITIES SHOWN ARE IN OR ADJACENT TO THE PROPOSED IMPROVEMENTS.**

**BEFORE YOU DIG**  
 CALL TOLL FREE 1-800-362-2784  
 800 UTILITIES AMERICAN SERVICE

SITE PLAN

SCALE: 1" = 20'-0"

LEGEND	
	EXISTING CONTOURS
	NEW GRADES
	EXISTING SPOT ELEVATIONS
	NEW SPOT ELEVATIONS
	INDICATES DIRECTION OF DRAINAGE FLOW
	SILT FENCE
	EXISTING SEWER
	SANITARY OR STORM PIPE WITH SIZE & SLOPE
	TREE
	ASPHALT PAVING 2" COMPACT GRANULAR BASE MAY BE 7" THICK CONCRETE
	CONCRETE PAVING 5" OR 7" A.E. 4000 PSI NON REINFORCED CONCRETE CONST. JOINTS @ 5' & 20' O.C. MAX.
	STORM DETENTION AREA
	UTILITY POLE
	FIRE HYDRANT
	WATER LINE VALVE
	CATCH BASIN
	TRANSFORMER
	POLE LIGHTING

**SITE GENERAL CONSTRUCTION NOTES:**

- INSTALL A SILT FENCE AROUND THE PERIMETER OF THE CONSTRUCTION AREA, STORM & SANITARY SEWERS, AND REUSE AT THE COMPLETION OF CONSTRUCTION. THE FINAL PLAN SHALL BE COMPLY WITH HAMILTON COUNTY DEPARTMENT OF PUBLIC WORKS DEPARTMENT FOR ALL THE REQUIREMENTS FOR STORM WATER, STORM WATER EROSION, AND SEDIMENT CONTROL. PROVIDE STORM BARRIERS AND SILT FENCES AT THE PERIMETER OF THE SITE. STORM WATER STRUCTURES/PILING, SEDIMENT CONTROL STRUCTURES TO BE INSPECTED & MAINTAINED BY THE CONTRACTOR AT LEAST ONCE A WEEK. UPON DISCOVERY & IMMEDIATELY REPAIR (S) THE CONTRACTOR SHALL COMPLETE NECESSARY REPAIRS. THE SITE WORK INVOLVES CUT AND FILL, PROCEED WITH WORK SO THAT CUT AND FILL WORK WILL BALANCE OUT WHERE POSSIBLE. WHERE FILL IS TO OCCUR, COMPLY WITH THE FOLLOWING METHODS:  
 FILE AND COMPACT IN 6" LIFTS  
 TEST FOR 100% COMPACTION IN PREPARATION FOR NEW WORK  
 WHERE CUT IS TO BE PRODUCED GRADEN WITH THE FOLLOWING:  
 COMPACT EXISTING SUBGRADE TO 100% IN PREPARATION OF NEW WORK  
 AT THE CONCLUSION OF CONSTRUCTION, PROVIDE FINAL GRADING & TILLING OF SOIL TO BLEND NEW WORK INTO EXISTING, REDEPOSIT/REPLACE TOPSOIL FOR PLANT GRASS AT THE RATE OF 1.5"/1000 SQ FT WITH STRAW COVER AND BINDER. (35% KENTUCKY FESCUE 51, 35% RED TOP & 30% KENTUCKY BLUE GRASS)
- EXTEND THE EXISTING 12" G-FLOW PIPE AS THE EXISTING HILLSIDE IS TO BE BENCHED FOR ADDED PARKING AND DRIVE.
- CONTRACT THE SUBGRADE AFTER REMOVING THE TOP SOIL LAYER, PROVIDE COMPACTABLE FILL MATERIAL IN 6" LIFTS TO BUILD UP THE SITE FOR THE NEW PARKING/DRIVES (COMPACT TO 100%), MODIFY/CONTROL THE GRADES AS SHOWN TO PROVIDE THE REQUIRED DETENTION VOLUME. AFTER NEW CONTOURS ARE IN PLACE EXCAVATE CONCRETE CHANNEL (ROUTE 6" & 8" SIZES AS SHOWN) AS DIAGRAMED. EXCAVATE & POUR COMBINATION RETAINING WALL AND CURB AS RETAINED AND RESTORE GRADES. PROVIDE 4" PERFORATED DRAINAGE TILE AS UNDERDRAIN FOR THE PAVED AREAS AND PAVE THE PARKING LOT/DRIVE AREA AS DETAIL. BLEND NEW PAVING WORK INTO THE EXISTING PAVING. PROVIDE 12" DEEP STONE RIPP-DRAP BED FOR STORM WATER DISPERSION LAMPSCAPING AROUND THE DETENTION BASIN OUT OF THE 75 YEAR FLOOD ELEVATION.
- PROVIDE 4" WIDE WHITE/YELLOW HIGHWAY STRIPING FOR PARKING SPACES AND TRAFFIC FLOW DIRECTION AREAS.

**EXISTING CONTROL**  
 EXISTING CONTROL  
 CATCH BASIN  
 FLOOD 80' @ 51.9148'E  
 NM, 4" MET = 873.4'E  
 NM, 12" OUTLET = 869.4

**EXISTING FLOOD**  
 ELEVATION = 874.90  
 MODIFY BEGUN FOR A  
 12" DEEP STONE RIPP-DRAP  
 BED FOR STORM WATER DISPERSION

**ADDED PARKING**  
**at SPRINGDALE, LLC SHOPPING CENTER**

5761 SPRINGDALE ROAD  
 CINCINNATI, OHIO 45248

BOOK: 510  
 PARCEL: 230 (CONSOLIDATED)  
 OWNER: 5761 SPRINGDALE, LLC

revisions


drawn by  
 JTR

approved by  
 JTR

date  
 20 APRIL 2010

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**PROFESSIONAL DESIGN ASSOCIATES INC**

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