



8. All construction must conform to: "Driveway Regulations and Pavement and/or right-of-way opening provisions for the unincorporated area of Hamilton County as adopted by the Board of County Commissioners" with supplements or changes thereto.

9. The owner shall save harmless the Board of County Commissioners and all its representation from all suits, actions, or claims of any character brought on account of any injuries of damage sustained by any person or persons or property in consequence of this construction project.

10. All Plans and construction within Hamilton County shall comply with the "Rules and Regulations" of the Hamilton County Engineer governing the surface physical improvements for private developments within the unincorporated areas of Hamilton County effective April 1, 2006.

All plans and construction shall be in accordance with the subdivision "Rules and Regulations" of the Hamilton County Engineer Effective April 1, 2006 and current applicable Ohio Department of Transportation Standards.

Downspout installations shall comply with Section 206 of the Rules and Regulations of the Hamilton County Engineers Subdivision Manual effective April 1, 2006.

All trenches and ditches shall be excavated and maintained in a safe manor in accordance with the standards and regulations of the Ohio Industrial Commission and the U.S.

Occupational Safety and Health Administration.

No part of any driveway approach within the road right—of—way shall be installed closer than five feet of any inlet, utility pole, guy wire anchor, or fire hydrant.

vice Charges, Assessments and Fees: The owners of all properties shown on this rovement plan shall be subject to all applicable sewer service charges, assessment, tap— harges or fees which have been or may be established by the Board of County nmissioners.

mmissioners of Hamilton County, Ohio vate sewer easements contained on this plan and mmissioners of Hamilton County, Ohio is not obligated to maintain, ivate sewer lines within the development.

GAS NOTE:
Contractor shall exercise
Contractor shall exercise
lities. The contractor mu
bort of the trench wall w
bort of a gas facility occ
rred due to disturbance
all other expenses resultin
proposed installation.

B) Operation and maintena obligation of the owners

nce of all private sewer lines within the of the lots using the sewer lines.

TE WRAPPED IN TEXTILE FILTER FAE

we extreme caution when digging in the vicinity of existing gas must maintain minimum ditch width and provide continuous with sheeting where the possibility of exposing or disturbing the ccurs. The contractor will be held responsible for any expenses e of the support of, or damage to any existing gas facility, as well ting from damage to customer services laterals along the route of

INLET

PROTECTION N.T.S.

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OHIO UTILITIES PROTECTION N—MEMBERS MUST BE CAL

PHONE:

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BEFORE

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The utility information shown on this plat, prepared by Thomas Graham Associates, Inc., was obtained from existing records. It is the contractor's responsibility to verify their existance and location, and to contact the appropriate utility company for field locations.

NOTES:

1. Topographic Information —

A) Existing grades are
Contractor shall be
conditions and shall
Thomas Graham As: D) In addition to any on the plans, the centemporary or permodered, on other property, new sewers within the construction progressins, silt fence as Preserve existing was practicable afte seeding, permanen strips, phasing and vegetative practice dormant (undisturb Temporary erosion catch basins, inle re indicated on the drawings. be responsible for becoming completely familiar with present site all be responsible for reporting an discrepancy in the information to Associates, Inc. immediately for decision, prior to starting work. ades as indicated are to surface elevation of finished work. See to determine subgrade elevations. castings, cleanouts, etc. within project area to grade as required. -1.2 FOR PLANS, DETAILS, AND NOTES ETC. EROSION CONTROL

Temporary erosion, mud and debris control using silt fence must be provided for at all existing or proposed outlet ditches, swales, watercourses or pipes located at their low ends within the site limits. The contractor is to remove excess build-up of sediment and debris deposits at these locations after measure are 1/3 tO 1/2 full of debris. n, mud and debris control using silt fence must be provided for all ts and the inlet side of all new pipe openings. vegetation where attainable and revegetate disturbed areas as soon ter grading or construction. Such practices may include: temporary nt seeding, mulching, matting, sod stabilization, vegetative buffer a protection of trees. The operator shall initiate appropriate es on all disturbed areas within seven (7) days if they are to remain bed) for more than forty—five (45) days.

temporary erosion, mud and debris control details and notes shown contractor shall construct temporary sediment basins, earth dikes, nanent seeding, mulching and/or mulch netting or any other methods to prevent erosion, mud and debris from being deposited on newly constructed or existing roads, or into existing sewers or the development. The contractor should continually monitor the ress and make necessary temporary adjustments to the sediment and inlet protection. onsible for keeping neighboring streets clean and free of mud

G) Also, the excavation contractor is to take extreme care to prevent mud and debris from entering existing storm sewers and water courses. 't fences and bale "inlet filters" are to be continuously maintained by il all danger of erosion/sedimentation occurring has been eliminated.

F) Straw bales or sil the developer unt

) SPECIAL NOTE: site is to be disturbed, a Notice of Intent must be filed with ation for permit under: Construction Activity — N.P.D.E.S. charge Elimination System) U.S. EPA Storm Water notes are to be strictly implemented "immediately."

to perform all inspections as required by the Ohio EPA for the National re Elimination System (NPDES) permit and furnish owners representative ts. Owner will obtain NPDES permit.

ting trees and vegetation: protect existing trees and other vegetation ary cutting, breaking or skinning of roots, skinning or bruising of bark, ses by stockpiling construction materials or excavated materials within foot or vehicular traffic, or parking of vehicles within the drip line. If yourds to protect trees and vegetation to be left standing. The renches beneath areas to be paved shall be backfilled to pavement granular material. Backfill under roadway and driveways shall be not proof rolled prior to surfacing.

es on the job site with a representative of the utility company concountered in work, protect these utilities and keep them from for proper execution of work, relocate them as directed by the

materials and construction procedure shall be in accordance with the "Construction and terial Specifications" of the State of Ohio Department of Transportation.

In numbers refer to the Ohio Department of Transportation Construction and Material scifications, and all construction work shall be done according to said specifications and in conflict, when in conflict, Hamilton County. When in conflict, Hamilton County Engineers Construction Department shall determine which specifications prevail. Propriate utility companies shall be notified at least 48 hours prior to breaking ground for purpose of verifying by field inspection, the exact location of underground utilities. t-of-way openings must conform to the current addition of the t of Highway Construction and Material Specifications, with thereto. Also, the owner assumes all responsibilities and liabilities to applicable sections for the maintenance of traffic and public e "Ohio manual of Uniform Traffic Control Devices for Streets and ntrol devices must be in place prior to starting construction.

Compacted fills are to be made to a minimum of three feet above the crown of any proposed sewer prior to cutting of trenches for placement of said sewers. All shall be controlled, compacted and inspected by an approved testing laboratory or inspector from the appropriate governmental agency.

All proposed private storm sewers and surface or other drainage facilities are to be private and maintained by the owner for nonresidential developments. All ground surface areas that have been exposed or left bare as a result of construction and are to final grade and are to remain so shall be seeded and mulched as soon as practical in accordance with State of Ohio Specification Item

No direct connections of effluent pipes from household sewage disposal systems are permitted to closed public storm drainage systems. Furthermore, the discharge shall not enter the public storm sewer. Steps shall be provided in all catch basins where the depth exceeds 4'-0" and shall meet the requirements of the State of Ohio Std. Construction Drawing MH-1.

Temporary erosion, sediment and debris control using the State of Ohio "Bale Ditch Check" detail on Std. Drawing. MC—11 must be provided for at the outlet ditch, swale, watercourse or pipe. See approved plans for any other specific locations, also, or approved equal. (See SWPPP) Temporary erosion, sediment and debris control using the State of Ohio Inlet Filter" detail on Std. Drawing. MC—11 must be provided for at all o inlets and the inlet side of all new pipe openings, or approved equal. (

In addition to any temporary erosion, sediment, and debris control details and notes shown on the plans, the developer shall construct temporary sediment basins, earth dikes, temporary or permanent seeding, mulching and/or mulch netting or any other generally accepted methods to prevent erosion, mud and debris from being deposited on other property, on newly constructed or existing roads, or into existing sewers or new sewers within the development. The developer shall continually monitor the construction progress and make any necessary temporary adjustments to maintain this control. Consideration should also be given to the "Bale Filter Dike", "Dikes & Slope Protection" and "Sediment Basins and Dams" shown on the SWPPP.

19. Contractor is to secure all necessary permits from governing authorities prior to start of any work. Contractor shall coordinate this process with the owner.

Limit work to that only indicated on drawings. If any additional unforeseen work is required after beginning project, those items must be reported to the owner for decision and method of payment prior to execution of that work.

Contractor to remove trees and clear areas as necessary to perform all site work including and utility work.

Contractor is to furnish all labor, materials, tools, supplies and equipment to perform the work indicated on plans and specifications.

Preservation of Stakes. The Contractor shall be responsible for the preservation of all stakes If any of the stakes have been carelessly or needlessly destroyed or disturbed by the Contractor, the cost of replacing them shall be charged against him and deducted from his final estimate. Property line monuments shall be protected by the Contractor and shall be preserved. The work included shall be performed as indicated on the plans. Stockpiling, storage of materials and access to the site shall be coordinated with the owner. HAMILTON COUNTY ENGINEERS SPECIAL PROVISIONS/TRAFFIC NOTES:

22.

A) All construction must conform to: "Driveway regulations and Pavement and/or of—Way Opening Provisions for the Unincorporated Area of Hamilton County as adopted by the Board of Hamilton County Commissioners" with supplements or changes thereto.

B) The owner shall save harmless Sycamore Township and Hamilton County and all its representation from all suits, actions, or claims of any character brought on account of any injuries or damages sustained by any person or persons or property in consequence of this construction project. Item 614 – Maintaining Traffic

All pavement and/or right-of-way openings must conform to the current addition the Stat of Ohio Department of Highway Construction and Material Specifications, with supplements or changes thereto. Also, the owner assumes all responsibilities and liabilities regarding strict adherence to applicable sections for the maintenance of traffic and public safety as set forth in the "Ohio Manual of Uniform Traffic Control Devised for Streets and Highways." All traffic control devised must be in place prior to starting construction. Structural design of retaining walls by others.

Contractor to remove trees and clear areas as necessary to perform all site work grading and utility work. All pavement striping to conform with ODOT 644

Protection of existing trees and vegetation: protect existing trees and other vegetation against unnecessary cutting, breaking or skinning of roots, skinning or bruising of bark, smothering of trees by stockpiling construction materials or excavated materials within the drip line, excess foot or vehicular traffic, or parking of vehicles within the drip line. Provide temporary guards to protect trees and vegetation to be left standing. INTENTIONALLY LEFT BLANK

Adjust all existing castings, cleanout, etc. within project area to grade as required.

Any field tile cut in excavation which drains an offsite area must be tied into the storm drainage system.

The contractor shall verify location and elevation of all existing utilities (including those labeled per record) prior to the beginning of construction or earth moving operations. Inform engineer of any conflicts detrimental to the design intent.

STORM WATER DETENTION/RETENTION FACILITY TABLE

age limits must be prepared by the Developer's a metes and bounds description. The record nunty Public Works for review and approval prior and notarized Mylar to be recorded. The mit a print of the recorded plat to the Works for their files and records prior to

Dev Q1 (cfs)

Pre

Q10

 (cfs)
 Post Dev Q100 (cfs)
 Required Storage

 fS
 5, 92 cfs
 17, 771 C.

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STORM DRAINAGE NOTES

All plans and construction within the unincorporated areas of Hamilton County shall comply with the current "Rules and Regulations" of the Public Works Department of Hamilton County, governing the design, construction, operation, maintenance and use in the County of Hamilton Storm Drainage System. Copies of these "Rules and Regulations" are available at the Department of Public Works, Room 800 County Administration Building, 138 East Court Street, Cincinnati, Ohio 45202. All storm sewer, surface drainage (except for storm sewer within County road right—of—way) and detention/retention facility construction to be under the inspection and supervision of the Hamilton County Department of Public Works. Phone (513) 946—4750 at least two (2) days in advance of construction. Storm systems constructed within county road right—of—way is to be inspected by the Hamilton County Engineer. All storm sewer, surface drainage and detention/retention facility construction and material shall be in accordance with the State of Ohio Construction and Material Specifications, current edition. If the basement floor is below the above stated elevation, the basement shall be provided with a sump pump well and sump pump. The pump shall be discharged the lot at or above the elevation stated above. No gravity flow storm drains from any driveway, window well, stairwell, foundation, basement, patio or other source will be permitted to be directly connected to the broposed storm sewer system and/or existing or proposed watercourse below the high water elevations shown in the above table.

gravity flow storm system may be discharged on the lot at a point where the tlet is not affected by flooding from the proposed storm sewer system and/or isting/proposed watercourse.

maintenance responsibilities and or repair of all Storm Water Detention and water slity facilities will be the proportional distribution of the property owners within the elopment once the subdivision is accepted by the county. Developer of this property will accept responsibility for the functionality and ntenance of all Storm Water Detention and Water Quality facilities until this division is accepted by Hamilton County.

UTILITY INSTALLATION

IF CONFLICT OCCURS BETWEEN UTILITIES SHOWN ABOUT STAND STORM SANITARY AND STORM CONTRACTOR IS TO ADJUST THE UTILITIES LISTED AS 36" 42" 30" 30" 30" TABLE PTH I ABOVE AND THE CORM SEWERS, THE D ABOVE AS NEEDED.

PRIVATE STORM DRAINAGE NOTES The Board of County Commissioners of Hamilton County, Ohio has adopted flood damage prevention regulations. ⁹rivate Storm Drainage Limits: storm water detention/retention facility construction is performed without calling for nstruction inspection and supervision by the Hamilton County Department of Public rks. The Public Works Department will invoice for the inspection/supervision time for to acceptance based on the Hamilton County Department of Public Works timate of time that would have been expended by the Public Works Inspector. proposed storm sewers and surface d maintained by the owner. ground surface areas that have been exposed or left bare as a result of struction and are to final grade and are to remain so shall be seeded and sched as soon as practical in accordance with State of Ohio Specifications Item vate storm drainage limits shown on this plan are not accepted by the Board of unty Commissioners of Hamilton County, Ohio and the County of Hamilton is not ligated to maintain or repair any channels or installations in said limits. The said sit area and all improvements in it shall be maintained continuously by the owner. structures planting or other material shall be placed or permitted to remain which sy obstruct, retard or change the direction of the flow of water through the sinage channel in the said limits. internal drainage systems are to be designed for a ten year storm and given tection for a one hundred year storm. For storm drainage systems that out let detention facilities a hydraulic gradient study may be required. new storm sewer, surface drainage construction, storm water detention facility struction and construction of temporary erosion control measures are to be under inspection and supervision of the Public Works Department. Phone 513–946–4761 sast two days in advance of construction. Developer/Owner is to construct curbs, catch basins, downspouts, piping and ections etc. as required to convey the roof and paved surface drainage to the detention/retention basin. age Limits for Storm Water Detention Record Plat. "As—Built" survey of the detention/retention veyor in the State of Ohio must be submitted sility prior to the recording of the Private

dob 7806

AS SHOWN

Date:

NOV. 2012

03 Compton Road incinnati, Ohio 45231 13—521—4760 ax # 521—2439

GRAHAM ASSOCIATES, EngineersSurveyors INC.

NOTES, DETAILS AND PROFILES ADDRESS: 8915 BLUE ASH ROAD

> SYCAMORE TOWNSHIP HAMILTON COUNTY, OHIO

SECTION 14, TOWN 4, ENTIRE RANGE

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