

APPROVED: STAFF APPROVAL _____ DATE _____

APPROVED: ENGINEERING DEPT. APPROVAL _____ DATE _____

APPROVED: LANDSCAPE ARCHITECT APPROVAL _____ DATE _____

BUILDER: PULTE HOMES OF OHIO, LLC.

ADDRESS: 387 MEDINA ROAD SUITE 1700, MEDINA, OHIO 44256

PHONE: 330-239-1587

OWNER: _____

ADDRESS: _____

PHONE: _____

NOTES:
DOWNSPOUTS TO BE CONNECTED TO STORM SEWER CONNECTION
SUMP PUMP REQUIRED FOR FOOTER DRAINS

INITIAL SITE BENCHMARK:
SUMMIT COUNTY GEODETIC MONUMENT HU 118
STATE PLAN COORDINATE
N 572,745.649
E 2,250,912.641
ELEVATION = 1006.912 NAVD 1988

OHIO
HUDSON

ENGINEERING DEPARTMENT

- Approved
 Approved, as noted
 Rejected

Reviewed By: Anthony L. Calabro

11:43 am, Sep 14, 2020

NOTE:
PER ARB, EGRESS WINDOW WELLS SHOULD BE NO MORE THAN 6" ABOVE FINISHED GRADE

NOTE:
PURCHASER TO INSTALL MINIMUM OF 3 TREES PER MUNICIPAL REQUIREMENTS

NOTE:
FINAL LOCATION OF (3) TREES TO BE DETERMINED AND INSTALLED BY PURCHASER IN COMPLIANCE WITH CITY OF HUDSON LAND DEVELOPMENT CODE (1207.04J).

NOTE:
PURCHASER TO INSTALL LANDSCAPING PER CITY OF HUDSON LANDSCAPING REQUIREMENTS.

GRAPHIC SCALE



(IN FEET) 1 inch = 20 ft.

PERCENTAGE OF LOT COVERAGE = 25.1%

HOUSE COVERAGE = 2,116 SQ.FT.
DRIVEWAY COVERAGE = 1,479 SQ.FT.
WALKWAY COVERAGE = 169 SQ.FT.
TOTAL COVERAGE = 3,764 SQ.FT.

TYPE OF HOUSE:
PLAN# CRAWFORD
ELEVATION: 1 W/ FIREPLACE
GAR: 3 CAR SIDE LT W/ 9' GRDN BSMT

- ① = PROP 1" WAT CONN
- ② = PROP 6" PVC SAS CONN @ 1.0% MIN 10% MAX
- ③ = PROP 6" PVC STS CONN @ 1.0% MIN 10% MAX

DATE OF SURVEY:
AUGUST 25th, 2020

LEGEND:

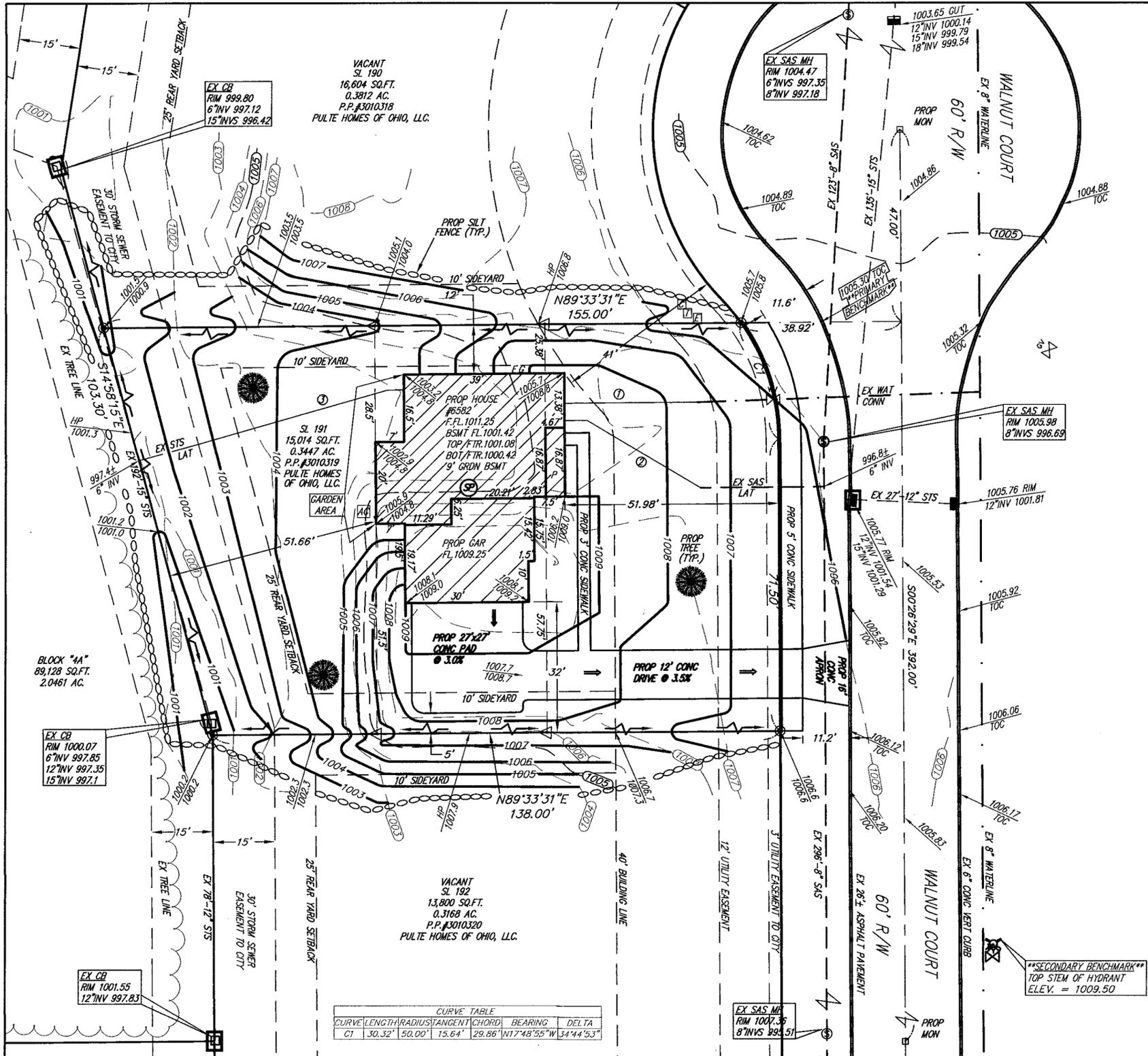
- = PROPOSED TREE
- = PROP MONUMENT
- = EX CURB INLET
- ⊙ = EX SANITARY MANHOLE
- = EX YARD DRAIN
- ⊙ = IRON PIN SET
- = EXISTING GRADE
- - - = PROPOSED GRADE
- ⊕ = PROP SILT FENCE
- = INLET PROTECTION
- ⊕ = ELECTRIC BOX
- ⊕ = TELEPHONE PEDESTAL
- ⊕ = TRANSFORMER BOX
- ⊕ = EX HYDRANT
- ⊕ = EX WATER VALVE
- ⊕ = SUMP PUMP
- ⊕ = EX STORM MANHOLE
- = SWALE
- = FLOW ARROW
- ⊕ = AIR CONDITIONER
- E = ELECTRIC CONNECTION
- G = GAS CONNECTION
- ⊕ = OFFSET HUB
- ⊕ = CABLE PEDESTAL
- ⊕ = EXPOSED CONDUIT

PRIMARY BENCHMARK:
TOP STEM OF HYDRANT
IN FRONT OF SUBLOT'S 190/191
ELEV. = 1005.30

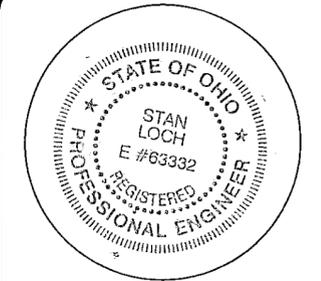
SECONDARY BENCHMARK
TOP STEM OF HYDRANT
IN FRONT OF SUBLOT'S 185
ON WALNUT COURT
ELEV. = 1009.50

THE CONTRACTOR MUST CHECK THE BENCHMARK WITH THE CURB GRADES PRIOR TO DIGGING THE FOUNDATION.

NOTE:
ALL PROPOSED FOOTERS WILL REQUIRE SURVEY CERTIFICATION ONCE SET AND PRIOR TO THE COMPLETION OF HOME CONSTRUCTION



CURVE	LENGTH	RADIUS	TANGENT	CHORD	BEARING	DELTA
C1	30.32'	50.00'	15.64'	29.86'	N17°48'55"W	34°44'53"



I CERTIFY THAT THIS PLAN WAS PREPARED BY ME AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

STAN R. LOCH P.E. #63332 DATE 9-23-2020

5425 WARNER ROAD - SUITE 12
VALLEY VIEW, OHIO 44125
440-602-9071



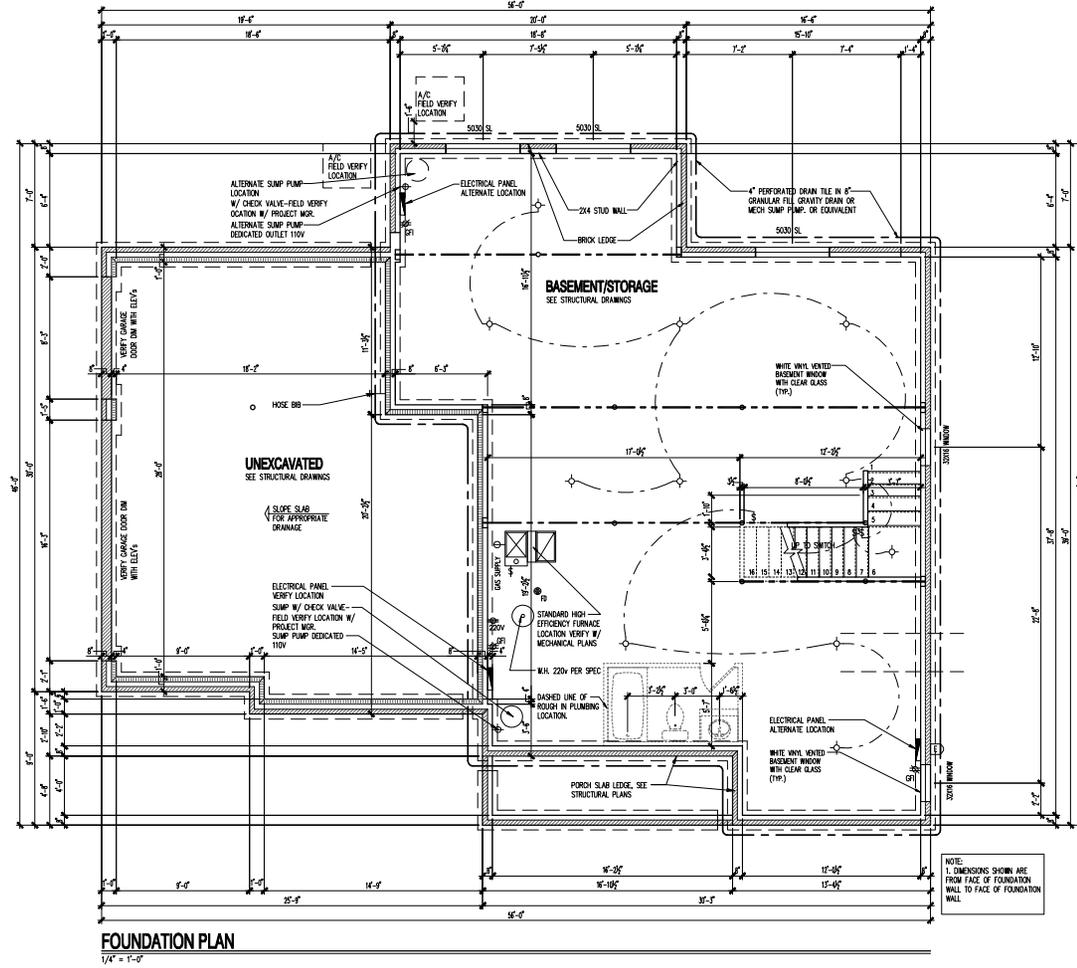
ENGINEERING and SURVEYING
Civil Engineering · Land Surveying

SHEET CONTENT

SITE PLAN FOR
PULTE HOMES
SUBLOT 191
6582 WALNUT COURT
IN THE
RESERVE AT RIVER
OAKS SUBDIVISION PH.4
SITUATED IN THE
CITY OF HUDSON
COUNTY OF SUMMIT
STATE OF OHIO

REVISIONS		
NO.	DATE	DESCRIPTION

HORIZ. SCALE	VERT. SCALE
1" = 20'	1" = 20'
DRAWN BY KEG	DATE 8-27-2020
CHECKED BY SRL	DRAWING NO. 20142977-4
JOB NO. 20142977-4	SHEET 1 OF 1



FOUNDATION PLAN
1/4" = 1'-0"

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Cleveland Division
387 Medina Rd. Suite 1700
Medina, OH 44256



Full Basement Foundation Plan

PRODUCTION MANAGER	Chris Kipsey
DESIGNER	Chris Kipsey
RELEASE DATE	08/13/2020
REV. #	DATE / DESCRIPTION

ENGINEER OF RECORD: MULLER & WILF, ENGINEERING
ARCHITECT OF RECORD: GOOD DESIGN - ARCHITECTS

PROJECT TYPE: **SINGLE FAMILY**

COMMUNITY NAME: **RIVER OAKS LOT 191**

LAWSON COMMUNITY ID: **TBD**

GARAGE HANDICAP: **GARAGE LEFT**

SPECIFICATION LEVEL: **TBD**

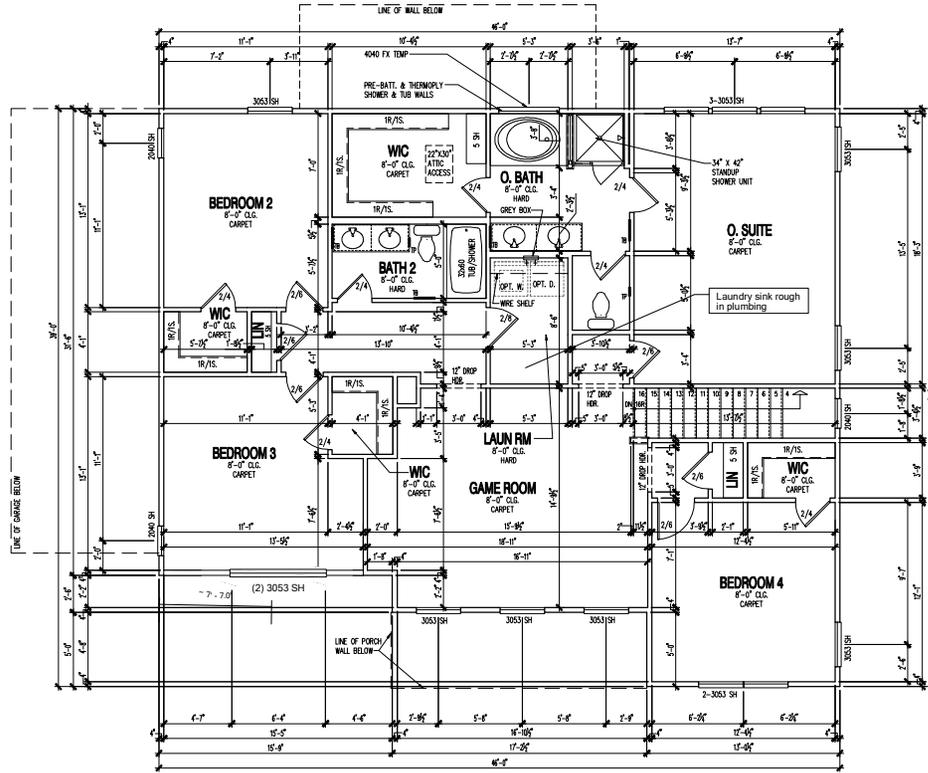
DESIGNER: **CRAWFORD**

DEC. PLAN NUMBER: **TBD**

LAWSON PLAN ID: **PLAN 2843**

SHEET: **1.30a**

INDICATE SCALAR NOTED OR DIMENSIONS RELATE TO FULL SIZE. DIMENSIONS SHOWN ON 24x24 SHEETS - 11x17 SHEETS REPRESENT 1/2 SCALE FLOORS



SECOND FLOOR PLAN
1/4" = 1'-0"

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Medina, OH 44256



Second Floor Plan

INDICATE SCALE: INDICATE OR DRAWINGS RELATE TO FULL SIZE. PLOTS ON 24x36 SHEETS - 11x17 SHEETS REPRESENT 1/2 SCALE PLOTS

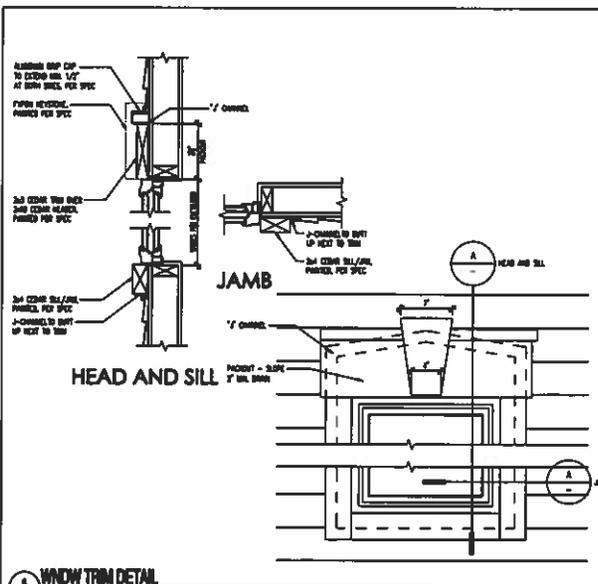
PRODUCTION MANAGER	Chris Kipsey
DESIGNER	TRD
RELEASE DATE	08/13/2020
REV. #	DATE / DESCRIPTION

PROJECT TYPE	SINGLE FAMILY
COMMUNITY NAME	RIVER OAKS
LOT	LOT 191
LAISON COMMUNITY ID	
GARAGE HANDICAP	GARAGE LEFT
SPECIFICATION LEVEL	TRD
DESIGNER	CRAWFORD
WIC PLAN NUMBER	TRD
LAISON PLAN ID	
LEGACY PLAN NUMBER / WIC PLAN NUMBER	PLAN 2843

ENGINEER OF RECORD: MULLEN & WILF, ENGINEERING
ARCHITECT OF RECORD: GOOD DESIGN - ARCHITECTS

SHEET
2.20a

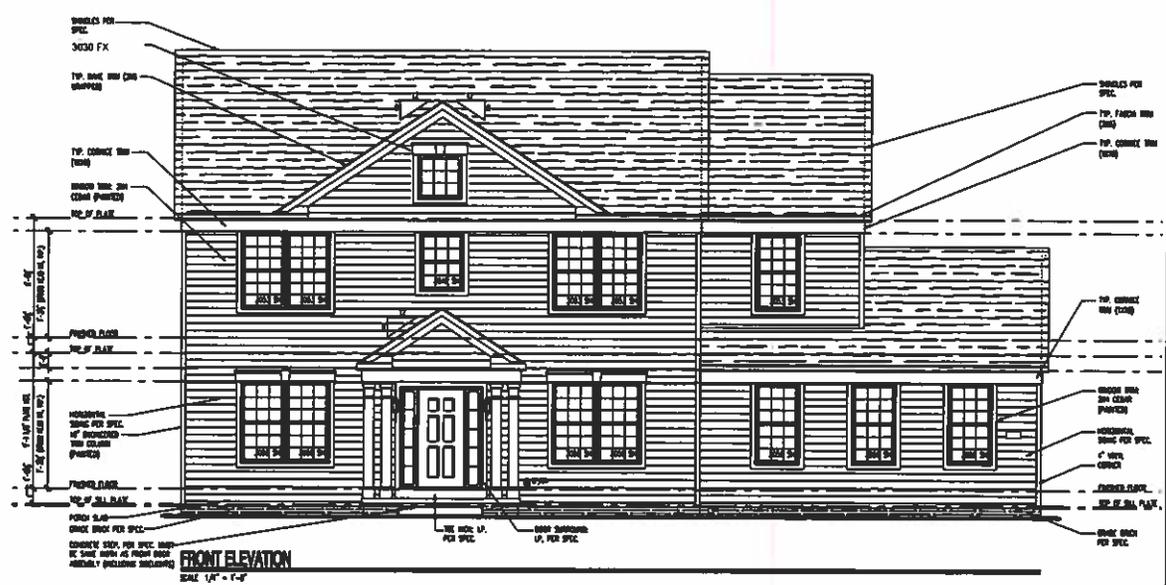
Lot 186



WINDOW TRIM DETAIL
SCALE 1/4" = 1'-0"



REAR ELEVATION
SCALE 1/4" = 1'-0"



FRONT ELEVATION
SCALE 1/4" = 1'-0"

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387 Medina Rd. Suite 1700
Medina, OH 44256

Dulte

Division - *fl*
Front and Rear Elevation

REVISIONS

NO.	DATE	DESCRIPTION
1		
2		
3		
4		
5		
6		

PROJECT FOR: **SINGLE FAMILY**

PROJECT NAME: **EVER OAKS LOT 186**

OWNER: **Garage Right**

DESIGNER: **ATWATER**

DATE: **7.01.14**

ARCHITECT: ATWATER ARCHITECTURE, INC. / 7010 W. 12TH AVENUE, SUITE 100, DENVER, CO 80202

