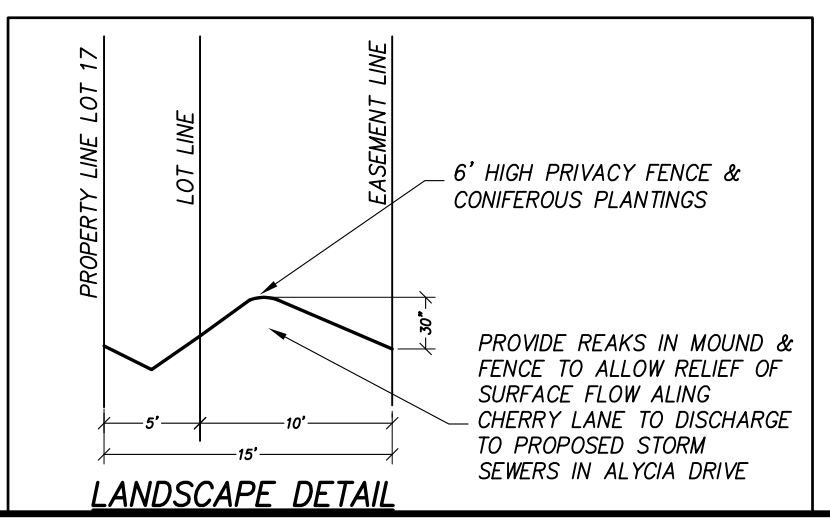
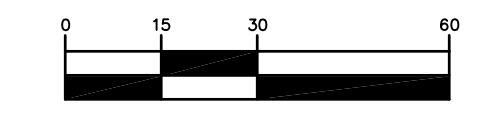


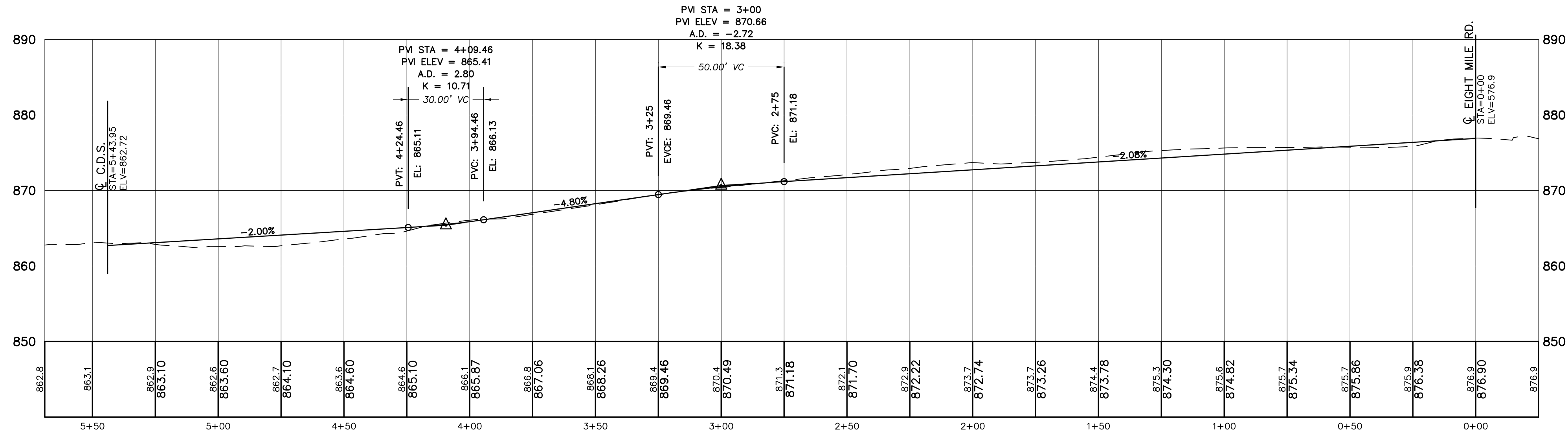
C. Hartman-Dacey/Map/Utility/2.dwg Nov 03, 2020 - 11:04am



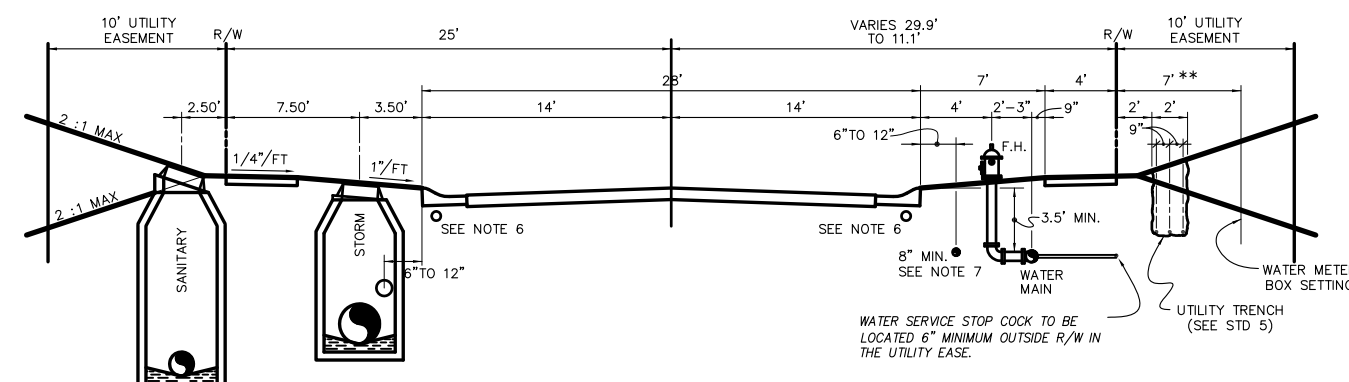
PRELIMINARY SUBDIVISION PLAN
DACEY'S LANDING
 M.S. #608
 ANDERSON TWP., HAMILTON CO., OHIO



C. G. HARTMAN & ASSOC.					REVISIONS
PROJECT ENGINEER 3478 HOLLY RIDGE CINCINNATI, OHIO 45245					
PLAT OF PRELIMINARY SUBDIVISION DACEY'S LANDING ANDERSON TOWNSHIP HAMILTON COUNTY, OHIO					
DATE	SCALE	DWN	FILE #	SHEET #	
3/13/20	1" = 30'	K.a.w.		1	



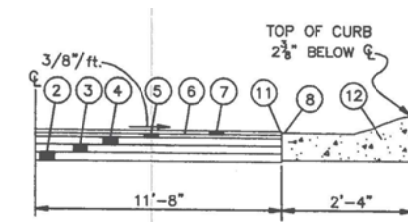
ALYCIA DRIVE
 HORZ. 1" = 30'
 VERT. 1" = 10'



NOTES:

1. THE EXISTING WIDTH OF THE R/W AND THE RESULTING UTILITY EASEMENT SHALL BE GRADED TO WITHIN FOUR INCHES (4") OF FINISH GRADE PRIOR TO INSTALLATION OF NEW SERVICE BRANCHED.
2. THE INSTALLATION OF WATER MAINS AND HOUSE SERVICE BRANCHED SHALL BE PERFORMED PRIOR TO SUBGRADE PREPARATION AND PRIOR TO INSTALLATION OF STORM, SEWERING, AND GABLE T.U. UNLESS THE JOINTS BEING POINTED TO IN THE SERVICE BRANCH BETWEEN THE STOP COCK AND THE METER SETTING.
3. THE INSTALLATION OF SANITARY SEWERS INCLUDING HOUSE LATERALS SHALL BE THE FIRST ITEM OF UNDERGROUND WORK PERFORMED WITHIN THE DEVELOPMENT UNLESS OTHERWISE SPECIFICALLY AUTHORIZED BY THE HAMILTON COUNTY ENGINEER.
4. SANITARY LATERALS SHALL BE CONSTRUCTED TO THE LIMITS OF THE UTILITY EASEMENTS AND AT THE SAME TIME THAT THE SEWER IS INSTALLED.
5. MANHOLE CASTINGS (FRAME AND LIDS) SHALL BE SET TO MATCH GROSS SLOPE.
6. SEE STD. 6 FOR DETAIL OF BRANCH AT SAG POINTS IN VERTICAL PROFILE.
7. LOCATIONS OF 8" MINIMUM DIAMETER COLLECTOR PIPE WHERE REQUIRED FOR DOWNSPOUT AND/OR SUMP PUMP CONNECTIONS OUTLET TO NEAREST CURB MANHOLE SHALL BE IDENTIFIED PRIOR TO FINISH OF THE ONE (1) 4" LANSING PER LOT SHALL BE INSTALLED. PIPE SHALL MEET THE REQUIREMENTS OF SDOT 103.107.42 (ASTM F146) OR 103.143 (ASTM F794). PIPE SHALL BE INSTALLED AND INSTALLED WITH WATERSTOP CONNECTIONS. A SUITABLE CLEANOUT STRUCTURE SHALL BE PROVIDED AT THE SPECIFIC END OF THE COLLECTOR PIPE. CLEANOUT STRUCTURES SHALL BE OF UNIFORM DESIGN WITH READY ACCESSIBLE CAPS LEVEL WITH THE SURROUNDING SURFACE. INTERFERENCES WITH ANY EXISTING UTILITIES BY THE ENGINEER SHALL BE CORRECTED TO BE IN ACCORDANCE WITH THE SDOT 103.143 SHALL BE CORRECTED TO BE IN ACCORDANCE WITH NEW ESD. READING SHALL CONFORM TO ESD.

** LOCATION OF WATER METER BOX SHALL GENERALLY BE SEVEN FEET (7') BEYOND THE R/W LINE IN SPECIAL CASES DUE TO PHYSICAL ENCUMBRANCES, THE METER BOX MAY BE LOCATED BETWEEN THE 10' AND 12' FEET (10') FROM THE PROPERTY LINE AS DETERMINED BY THE WATER WORKS. IN THOSE CASES WHERE THE NORMAL SEVEN FEET (7') OVERLAP IS EXCEEDED THE SERVICE BRANCH SHALL BE EXTENDED A MINIMUM OF THREE FEET (3') BEYOND THE BOX IN THE ORIGINAL INSTALLATION. THE BOX OF THE WATER SERVICE BRANCH SHALL BE CAPTED USING A PLUGGED COPPER TO BORN FITTING AND A BRASS PLUG. THE BRANCH SHALL BE PRESSURIZED FROM MAIN TO HOUSE.



- TYPE #2 FLEXIBLE PAVEMENT**
- ① 448 - ASPHALT CONCRETE INTERMEDIATE COURSE, TYPE 2, PG. 64-22, OR TYPE 2, PG. 64-26, MIN. 12"
 - ② 407 - TACK COAT TO BE APPLIED NOT LESS THAN 9 MONTHS AFTER INTERMEDIATE COURSE OF 448
 - ③ 448 - 12" ASPHALT CONCRETE SURFACE COURSE, TYPE 1, OR 448 TYPE 1, PG. 20-22) TO BE APPLIED NOT LESS 9 MONTHS AFTER PLACEMENT OF 448 INTERMEDIATE COURSE.
 - ④ SURFACE OF 448 COURSE TO FINISH 1/2" ABOVE GUTTER PLATE.
 - ⑤ 302 - 5" ASPHALT CONCRETE BASE, PG. 44-22 (SEE USING 301 MIX DESIGN)

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 3478 HOLLY RIDGE
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