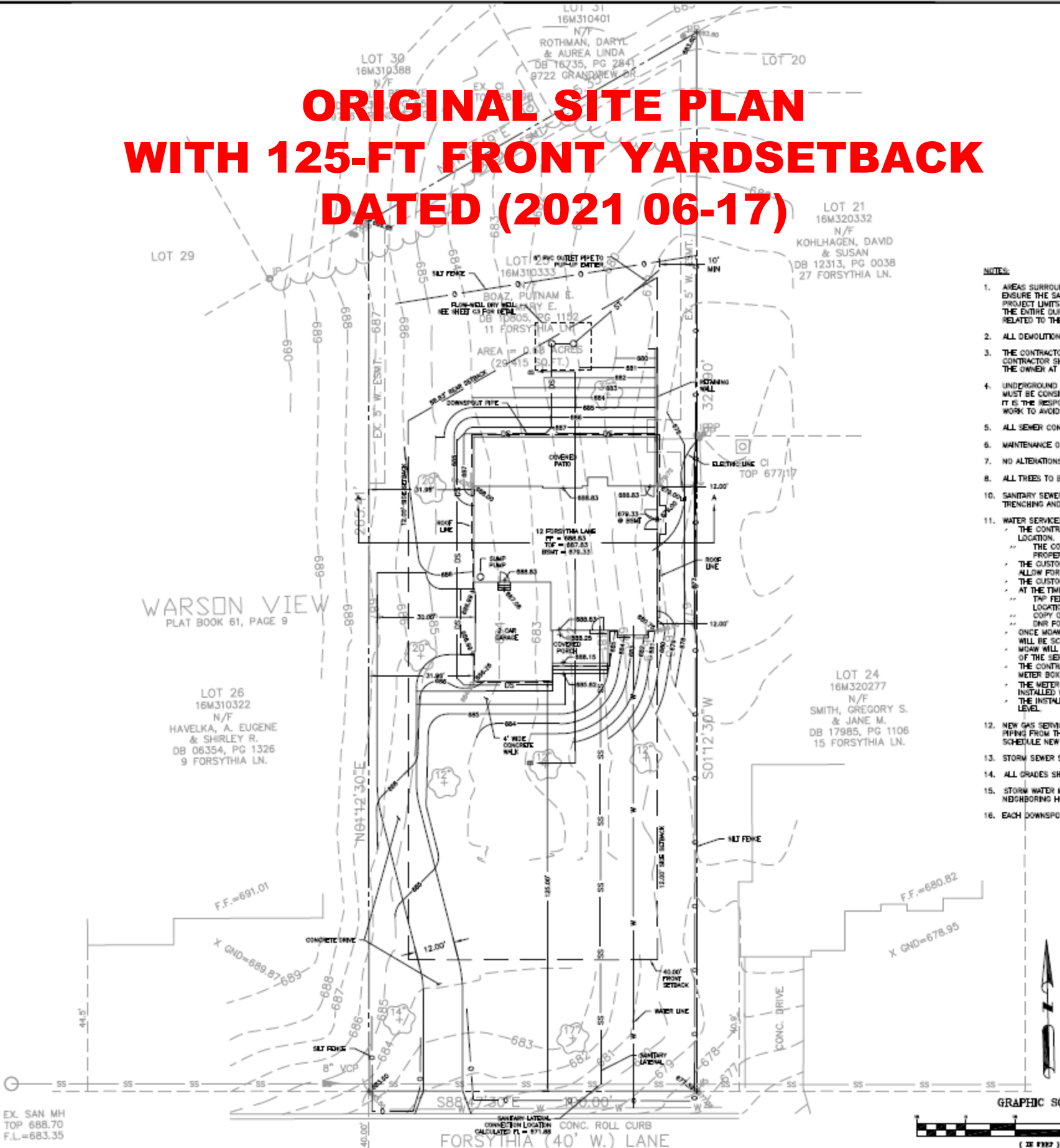


ORIGINAL SITE PLAN WITH 125-FT FRONT YARDSETBACK DATED (2021 06-17)

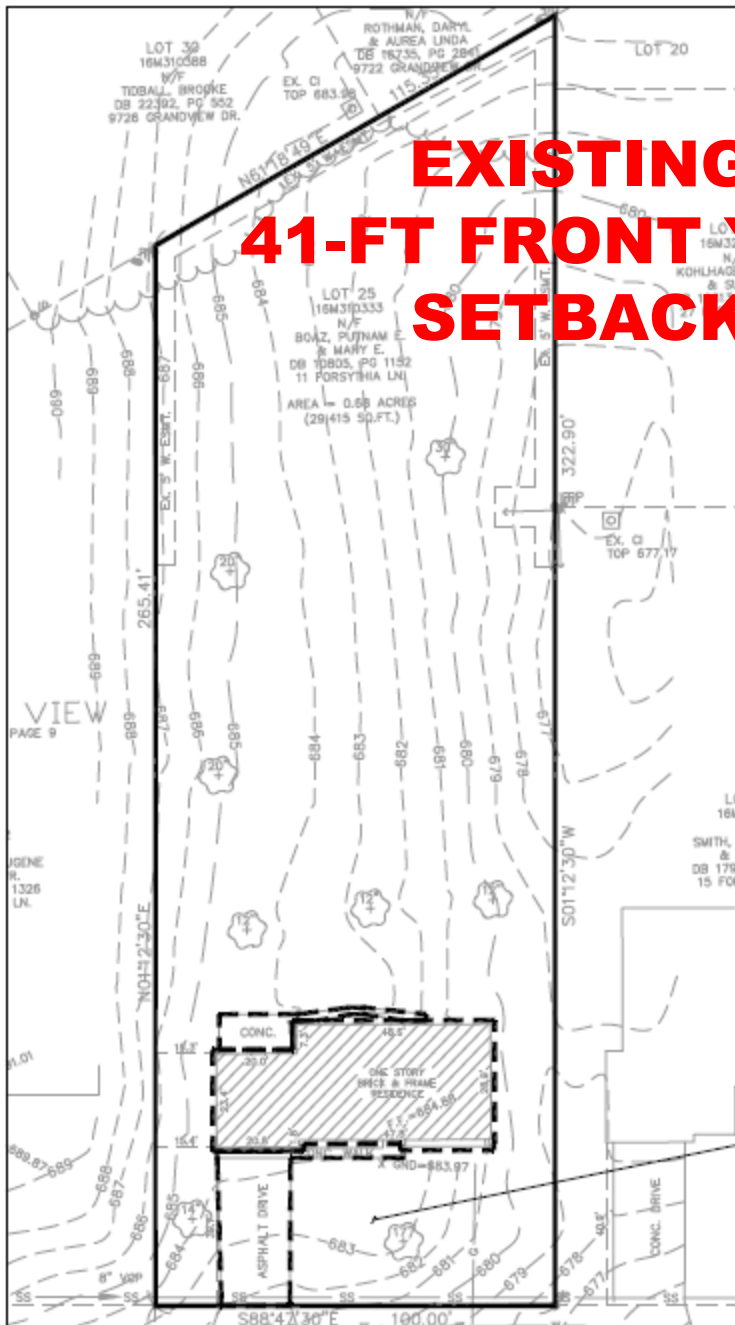


- NOTES:**
1. AREAS SURROUNDING THE PROJECT LIMITS. THE ENTIRE DURATION RELATED TO THE PROJECT.
 2. ALL DEMOLITION WORK SHALL BE THE RESPONSIBILITY OF THE OWNER AT THE TIME OF DEMOLITION.
 3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS FROM THE LOCAL AGENCIES.
 4. UNDERGROUND UTILITIES SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO AVOID DAMAGE TO EXISTING UTILITIES.
 5. ALL SEWER CONNECTIONS SHALL BE MADE TO THE EXISTING SANITARY MAIN.
 6. MAINTENANCE OF EXISTING UTILITIES SHALL BE THE RESPONSIBILITY OF THE OWNER.
 7. NO ALTERATIONS TO EXISTING UTILITIES SHALL BE MADE WITHOUT THE WRITTEN APPROVAL OF THE ENGINEER.
 8. ALL TRENCHES SHALL BE PROTECTED AND REINSTALLED TO ORIGINAL OR BETTER CONDITION.
 9. SANITARY SEWER TRENCHING AND INSTALLATION SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE INTERNATIONAL PLUMBING AND MECHANICAL CODE.
 10. WATER SERVICE:
 - THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING A WATER SERVICE CONNECTION FROM THE LOCAL WATER UTILITY.
 - THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING A COPY OF THE WATER SERVICE CONNECTION SCHEDULE TO THE LOCAL WATER UTILITY AT THE TIME OF INSTALLATION.
 - THE CONTRACTOR SHALL BE RESPONSIBLE FOR PAYING THE TAP FEE AND INSTALLATION CHARGES.
 - THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING A COPY OF THE WATER SERVICE CONNECTION SCHEDULE TO THE LOCAL WATER UTILITY AT THE TIME OF INSTALLATION.
 - THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING A COPY OF THE WATER SERVICE CONNECTION SCHEDULE FROM THE LOCAL WATER UTILITY.
 - THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING A COPY OF THE WATER SERVICE CONNECTION SCHEDULE TO THE LOCAL WATER UTILITY AT THE TIME OF INSTALLATION.
 - THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING A COPY OF THE WATER SERVICE CONNECTION SCHEDULE FROM THE LOCAL WATER UTILITY.
 - THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING A COPY OF THE WATER SERVICE CONNECTION SCHEDULE TO THE LOCAL WATER UTILITY AT THE TIME OF INSTALLATION.
 11. NEW GAS SERVICE SHALL BE INSTALLED IN ACCORDANCE WITH THE LATEST EDITIONS OF THE INTERNATIONAL PLUMBING AND MECHANICAL CODE.
 12. STORM SEWER SERVICE SHALL BE INSTALLED IN ACCORDANCE WITH THE LATEST EDITIONS OF THE INTERNATIONAL PLUMBING AND MECHANICAL CODE.
 13. STORM WATER MANAGEMENT SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE INTERNATIONAL PLUMBING AND MECHANICAL CODE.
 14. EACH DOWNSPOUT SHALL BE INSTALLED IN ACCORDANCE WITH THE LATEST EDITIONS OF THE INTERNATIONAL PLUMBING AND MECHANICAL CODE.

GRAPHIC SCALE



EXISTING 41-FT FRONT YARD SETBACK



EXISTING FRONT YARD AREA
 3104.65 SQ FT (0.072 ACRES) PERVIOUS
 814.35 SQ FT (0.019 ACRES) IMPERVIOUS
 0.072 + 3.54 + 0.019 + 1.70 = 0.287 CFS

EXISTING AREA	AREA (SF)	COVERAGE	ACRES	PI
ROOF	2,114.89	7.18%	0.048	4.20
GRAVEL	0.00	0.00%	0.000	2.50
PAVEMENT	1,007.56	3.43%	0.023	3.54
LAWN	26,292.96	89.39%	0.604	1.70
TOTALS	29,415.21	100.00%	0.675	