DEMO PLAN KEYNOTES

1 REMOVE CURB

NOTES

THE ABOVE LISTED DEED REFERENCES WERE USED AS A BASIS FOR CARRYING OUT THE WORK.

NO EVIDENCE OF OCCUPATION EXISTS ALONG PROPERTY LINES INDICATED BY SOLID LINES.

ALL MONUMENTS FOUND OR SET ARE IN GOOD CONDITION UNLESS OTHERWISE INDICATED.

THE SIZE AND/OR LOCATION OF UNDERGROUND UTILITIES WAS PROVIDED BY THE UTILITY COMPANIES AND IS NOT WARRANTED CORRECT OR COMPLETE BY THE SURVEYOR.

BASED UPON SCALED MAP LOCATION AND GRAPHIC PLOTTING ONLY, THIS PROPERTY LIES OUTSIDE ANY FLOOD HAZARD AREA LABELED "ZONE A," ACCORDING TO THE FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO. 39017C0327E, DATED DECEMBER 17, 2010.

BENCHMARK INFORMATION

BM #1--END OF 8" CONCRETE WALL.
ELEVATION 831.72

BM #2--ARROW BOLT ON TOP PLATE OF FIRE HYDRANT.
ELEVATION 828.86

BASED UPON BENCHMARK: WAR 1
STATION DESCRIPTION: DESCRIBED BY OHIO DEPARTMENT OF TRANSPORTATION 1993 (JRM) DRIVEN MONUMENT AT ODOT WARREN COUNTY GARAGE. FROM THE INTERSECTION OF INTERSTATE 71 AND STATE ROUTE 48, 3.2 KM (2.00 MI) NORTH ALONG SR 48 TO TURTLECREEK-UNION ROAD, 500 FT (152.4 M) EAST ON TURTLECREEK-UNION ROAD TO CORONET DRIVE, 0.8 KM (0.50 MI) NORTH ON CORONET DRIVE TO THE GARAGE. MARK IS LOCATED ACROSS THE DRIVEWAY FROM THE MAIN ENTRANCE, 33.5 M (109.9 FT) FROM A GATEPOST, 3.7 M (12.1 FT) FROM THE FENCE, 29.2 M (95.8 FT) FROM THE RADIO ANTENNA, AND 36.1 M (118.4 FT) FROM THE NORTHWEST CORNER OF THE OFFICE BUILDING. OWNERSHIP--STATE OF OHIO, DEPARTMENT OF TRANSPORTATION, DISTRICT 8 DEPUTY DIRECTOR, SR 741, LEBANON, OHIO 45036. THE MARK IS ACCESSIBLE ONLY BY ARRANGEMENT. CONTACT THE ODOT WARREN COUNTY SUPERINTENDENT, (513) 932-3311, FOR ACCESS TO MARK. NOTE--SLEEVE DEPTH DOES NOT MEET CLASS A REQUIREMENTS.
ELEVATION: 884.699

NATIONAL GEODETIC SURVEY CONTROL MONUMENTS

NAME	LATITUDE	LONGITUDE	ELLIPSOID HEIGHT	OHIO STATE PLANE COORDINATES NORTHING	EASTING	NAVD 88 ELEVATION
LEBANON CORS ARP LEBA	39°25'49.78838"N	84°16'59.28360"W	739.654	525982.8587	1464871.2303	850.182
WAR 1	39°24'25.55686"N	84°12'20.41856"W	774.329	517039.6844	1486586.1278	884.699
RESIDUALS			ΔH = 0.034 SFT		ΔV = +0.009 SFT	

SITE BASE STATION BECKETT (1793) LOCAL SITE SETTINGS

				LOCAL GROUND COORDINATES NORTHING	EASTING	NAVD 88 ELEVATION
BECKETT (1793)	39°20'41.86479"N	84°26'25.17324"W	715.930	495751.731	1419811.194	826.870

GROUND SCALE FACTOR: 1.00009803025164
GEOID MODEL: GEOID12A (CONUS)
LOCAL GROUND COORDINATES NORTHING 495751.731 EASTING 1419811.194 NAVD 88 ELEVATION 826.870
UNITS ARE IN U.S. SURVEY FEET (SFT)

EXISTING ASPHALT PARKING
EXISTING ASPHALT DRIVE
EXISTING ASPHALT DRIVE
EXISTING ASPHALT PARKING
EXISTING ASPHALT DRIVE
ASPHALT
CONC.
15.5'
BM#2
XFMR
EXISTING CONCRETE SLAB TO REMAIN AFTER BUILDING DEMOLITION (UNDER SEPARATE PERMIT)
0 10' 20'

LEGEND
- 5/8" IRON PIN (FOUND)
- GROUND LIGHT
- LIGHT POLE
- PROPANE TANK
- LID
- SPRINKLER
- DECIDUOUS TREE
- EVERGREEN STUMP
- WATER VALVE
- MANHOLE
- UTILITY PEDESTAL
- HVAC UNIT
- ELECTRIC TRANSFORMER
- CLEAN OUT
- FIRE HYDRANT
- SANITARY SEWER
- UNDERGROUND ELECTRIC
- BOARD FENCE
- TREE LINE

REVISIONS

7/6/2021	PERMIT SUBMITTAL

STATE OF OHIO — MICHAEL L. McCARTY — 40010 — REGISTERED PROFESSIONAL ENGINEER

MICHAEL L. McCARTY
P.E. 40010

Date Received 7-8-2021
Permit # BLD-CT21-02784
BUTLER COUNTY BLDG. DEPT

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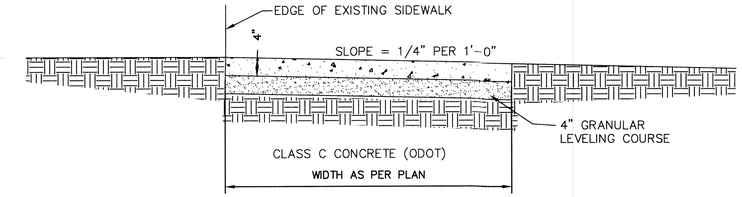
McCARTY ASSOCIATES, ARCHITECTS — ENGINEERS — SURVEYORS
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1515 ST. RT. 28 SUITE E, LOVELAND, OHIO 45140 PH: 513-722-0500 FAX: 513-722-0500
www.mccartyassociates.com

NEW SMALL CLUBHOUSE
BECKETT RIDGE COUNTRY CLUB
5595 BECKETT RIDGE BLVD
WEST CHESTER, OHIO 45069
WEST CHESTER TWP.
BUTLER COUNTY

PROJECT NUMBER A21-507
SCALE NOTED
DATE MAY 2021

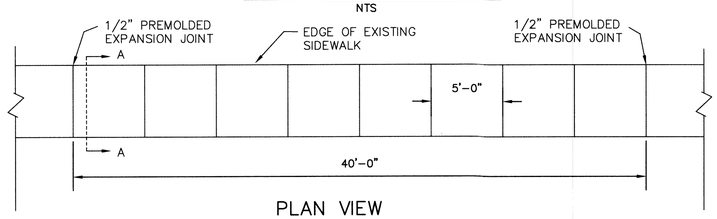
EXISTING SITE /DEMO PLAN

DRAWING NUMBER
C101



SECTION A–A

NTS



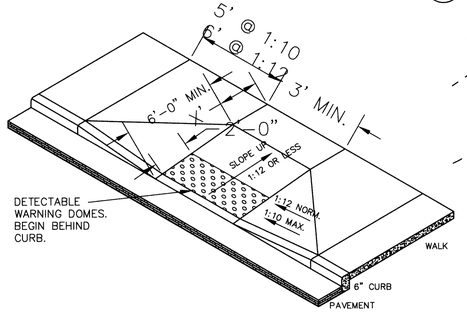
PLAN VIEW

NTS

NOTE:
1. PROVIDE LIGHT BROOM FINISH TO ALL EXPOSED SURFACES.
2. CONCRETE SHALL CONFORM TO ODOT ITEM 608.

TYPICAL CONCRETE SIDEWALK (1/C101)

N. T. S.



NOTE:
1. RAMP IS TO BE A MINIMUM OF 36" WIDE, EXCLUSIVE OF FLARED SIDES, WITH A MAXIMUM 1:12 SLOPE, AND A MAXIMUM 6" RISE. FLARED RAMP SIDES SHALL NOT EXCEED 1:10.

2. DETECTABLE WARNINGS ON THE WALKING SURFACE SHALL CONSIST OF RAISED TRUNCATED DOMES WITH A DIAMETER OF NOMINAL 0.9 IN., A HEIGHT OF NOMINAL 0.2IN., AND SHALL CONTRAST VISUALLY WITH ADJOINING SURFACES, EITHER LIGHT-ON-DARK, OR DARK-ON-LIGHT. THE MATERIAL USED TO PROVIDE THE CONTRAST SHALL BE AN INTEGRAL PART OF THE WALKING SURFACE. PAINTING OF THE TRUNCATED DOMES TO ACHIeVE VISUAL CONTRAST SHALL NOT BE PERMITTED. DOMES SHALL BE SPACED AT NOMINAL 2.35IN. SQUARE.

3. THE ACCESSIBLE ROUTE IS NOT TO EXCEED A 1:20 SLOPE.

4. RAMP SURFACE IS TO HAVE MEDIUM BROOM FINISH, IF NOT OTHERWISE DESIGNATED BY LOCAL CODES.

5. IF DIMENSION X IS LESS THAN 48", THEN THE SLOPE ON FLARED SIDES SHALL NOT EXCEED 1:12.

STANDARD CURB RAMP (2/C101)

N. T. S.

SITE DIMENSION/UTILITY PLAN KEYNOTES

1. CURB RAMP – SEE DETAIL 2 SHEET C101
2. STEPS – SEE ARCHITECTURAL PLAN
3. HVAC EQUIPMENT – SEE MEP PLANS
4. UNDERGROUND ELECTRIC SERVICE – 2–2" CONDUITS – COORDINATE WITH ELECTRIC CONTRACTOR
5. WATER SERVICE – COORDINATE WITH PLUMBING CONTRACTOR – FIELD VERIFY LOCATION
6. SANITARY SEWER LATERAL – FIELD VERIFY PRIOR TO COMMENCEMENT OF NEW WORK – COORDINATE WITH PLUMBING CONTRACTOR
7. GAS SERVICE – COORDINATE WITH PLUMBING CONTRACTOR
8. DOWNSPOUT WITH SPLASH BLOCK

CONCRETE SIDEWALK – SEE DETAIL 1 SHEET C101

LEGEND

- 5/8" IRON PIN (FOUND)
- GROUND LIGHT
- LIGHT POLE
- PROPANE TANK
- LID
- SPRINKLER
- DECIDUOUS TREE
- EVERGREEN STUMP
- WATER VALVE
- MANHOLE
- UTILITY PEDESTAL
- HVAC UNIT
- ELECTRIC TRANSFORMER
- CLEAN OUT
- FIRE HYDRANT
- SANITARY SEWER
- UNDERGROUND ELECTRIC
- BOARD FENCE
- TREE LINE

REVISIONS

7/6/2021	PERMIT SUBMITTAL

STATE OF OHIO
MICHAEL L. McCARTY
40010
REGISTERED
PROFESSIONAL ENGINEER

MICHAEL L. McCARTY
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WEST CHESTER, OHIO 45069
WEST CHESTER TWP.
BUTLER COUNTY

PROJECT NUMBER	SCALE	DATE
A21-507	NOTED	MAY 2021

SITE DIMENSION/ UTILITY PLAN

DRAWING NUMBER

C201

NATIONAL GEODETIC SURVEY CONTROL MONUMENTS

NAME	NAD 83 (2011) LATITUDE	LONGITUDE	ELLIPSOID HEIGHT	OHIO STATE PLANE COORDINATES NORTHING	EASTING	NAVD 88 ELEVATION
LEBANON CORS ARP LEBA	39°25'49.78838"N	84°16'59.28360"W	739.654	525982.8587	1464871.2303	850.182
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BECKETT (1793)	39°20'41.86479"N	84°26'25.17324"W	715.930	495751.731	1419811.194	826.870
				LOCAL GROUND COORDINATES		NAVD 88
	GROUND SCALE FACTOR: 1.00009803025164			NORTHING	EASTING	ELEVATION
	GEOID MODEL:	GEOID12A (CONUS)		495751.731	1419811.194	826.870
				UNITS ARE IN U.S. SURVEY FEET (SFT)		

SITE GRADING AND DRAINAGE PLAN KEYNOTES

1 MATCH EXISTING CURB

2 MATCH EXISTING PAVEMENT

CONCRETE SIDEWALK – SEE DETAIL 1 SHEET C101

NEW CLUBHOUSE
FF = 827.00

EXISTING CONCRETE SLAB TO REMAIN AFTER BUILDING DEMOLITION (UNDER SEPARATE PERMIT)

LEGEND

- 5/8" IRON PIN (FOUND)
- GROUND LIGHT
- LIGHT POLE
- PROPANE TANK
- LID
- SPRINKLER
- DECIDUOUS TREE
- EVERGREEN STUMP
- WATER VALVE
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- FIRE HYDRANT
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- BOARD FENCE
- TREE LINE

0 10' 20'

REVISIONS

7/6/2021	PERMIT SUBMITTAL

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MICHAEL L. McCARTY
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WEST CHESTER TWP.
BUTLER COUNTY

DATE	MAY 2021
SCALE	NOTED
PROJECT NUMBER	A21-507

SITE GRADING AND DRAINAGE PLAN

DRAWING NUMBER
C301