

EBE: ESTIMATED BASEMENT ELEVATION

BASEMENT ELEVATIONS CANNOT BE KNOWN AT THIS PHASE IN DESIGN. HOMES WERE ASSUMED TO BE BUILT IN THE LOWEST SPOT POSSIBLE WITH 6' DEEP BASEMENTS AS A WORST CASE SCENARIO.

THE FUTURE HOMES ON THE LOTS LISTED BELOW HAVE ESTIMATED BASEMENT ELEVATIONS LOWER THAN THE 25-YEAR HYDRAULIC GRADE LINE AT THE POINT WHERE ITS STORM LATERAL TIES INTO THE MAIN AND ARE REQUIRED BY THE COUNTY ENGINEER TO HAVE A SUMP PUMP UNLESS THE BASEMENT (OR LOWEST FLOOR) ELEVATION IS BUILT HIGHER THAN THE ELEVATION LISTED BELOW ON THE FOLLOWING LOTS:

- LOT 67: 1154.93
- LOT 68: 1155.00
- LOT 69: 1155.10
- LOT 70: 1155.22
- LOT 84: 1159.89
- LOT 85: 1155.28
- LOT 86: 1155.44
- LOT 87: 1155.58
- LOT 88: 1155.69
- LOT 89: 1155.76
- LOT 90: 1156.41

HOWEVER, IT IS RECOMMENDED BY THE DESIGN ENGINEER THAT ALL FUTURE HOMES ON ALL LOTS IN THE MEADOWS OF WINTERGREEN PHASE 3 SUBDIVISION HAVE A BASEMENT (OR LOWEST FLOOR) ELEVATION HIGHER THAN 1158.00 OR A SUMP PUMP.

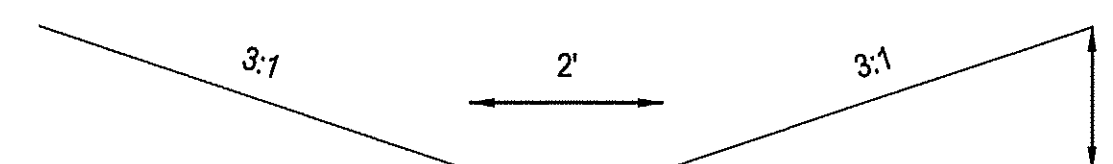
LEGEND

- = BUILDING ENVELOPE
- = 100 YEAR OVERLAND FLOWPATH
- = EVERGREEN TREE

EVERGREEN TREES CANNOT BE PLACED WITHIN THE DITCH SECTION. TREES MUST BE PLACED ALONG THE TOP BANK ONLY. IF TREES ARE DAMAGED OR NEED TO BE REPLACED, THEY WILL NOT BE REPLACED BY SUMMIT COUNTY.

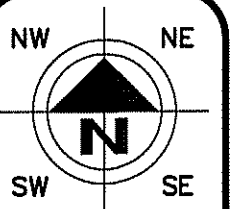
20' LANDSCAPE BUFFER IS REQUIRED BY THE SPRINGFIELD TOWNSHIP ZONING ADMINISTRATOR. THE EXISTING LANDSCAPE BUFFER ALONG THE SOUTHERN PROPERTY LINE SHALL BE MAINTAINED.

EACH SUBLOT MUST ROUTE ALL STORMWATER DRAINAGE FROM A CONDUIT TO THE STORM SEWER LATERAL THAT IS PROVIDED. NO OPEN DISCHARGES FROM A HOUSE ARE PERMITTED.



NORTH SWALE DETAIL

SCALE: NONE



0 25 50  
HORIZONTAL SCALE IN FEET

CHECKED BY: KAD

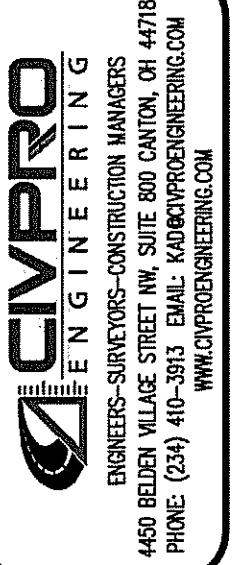
DATE: Feb, 2021

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DATE: Feb, 2021

REVISIONS:	DATE	DESCRIPTION	CLIENT	VARIOUS
	7/15/21			
	8/11/21			

Meadows of Wintergreen Phase 3  
Grading & Landscape Plan  
Springfield Township  
Summit County, Ohio



DRAWING NAME: SHT3-WGGrading  
REF NUMBER: