DEDICATION OF PERMANENT
PRIVATE DRAINAGE EASEMENT FOR
STORM WATER DETENTION

WE, THE UNDERSIGNED, DO HEREBY ADOPT AND CONFIRM THIS PLAT OF PRIVATE DRAINAGE LIMITS. WE ALSO ACKNOWLEDGE THAT SAID LIMITS AS SHOWN ON THIS PLAT SHALL BE RESERVED FOR STORM SEWERS, SURFACE DITCHES, PRIMARY AND EMERGENCY STRUCTURES AND DETENTION BASIN PURPOSES ONLY AND SUBJECT TO THE TERMS AND CONDITIONS OF THE PRIVATE DRAINAGE NOTE AS DESCRIBED HEREON.

SIGNED: STONE CREEK DEVELOPMENT COMPANY OF OHIO, LLC
AN OHIO LIMITED LIABILITY COMPANY

_____

NAME:
TITLE:

STATE OF OHIO:
COUNTY OF HAMILTON: SS

BEFORE ME A NOTARY PUBLIC IN AND FOR SAID STATE PERSONALLY APPEARED _____ OF STONE CREEK DEVELOPMENT COMPANY OF OHIO, LLC AND ACKNOWLEDGED THE SIGNING OF THE FOREGOING INSTRUMENT TO BE THEIR VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN MENTIONED. IN TESTIMONY WHEREOF I HERETO SET MY HAND AND OFFICIAL SEAL THIS _____ DAY OF _____, 20____.

NOTARY PUBLIC STATE OF OHIO

Notary Public, State of Ohio
My Commission Expires

_____

NOTARY PUBLIC, STATE OF OHIO
MY COMMISSION EXPIRES_____

PROPERTY CONVEYED TO: STONE CREEK DEVELOPMENT COMPANY OF OHIO, LLC, AN OHIO LIMITED LIABILITY COMPANY, BY DEED RECORDED IN OFFICIAL RECORD 10283, PAGE 2927 OF THE HAMILTON COUNTY, OHIO RECORDERS OFFICE. AUDITORS PARCEL 510, PAGE 0111, PARCEL 0020.

PRIVATE DRAINAGE EASEMENT FOR STORM WATER
DETENTION/RETENTION FACILITY

PRIVATE DRAINAGE EASEMENTS SHOWN ON THESE PLANS ARE NOT ACCEPTED BY THE BOARD OF COUNTY COMMISSIONERS OF HAMILTON COUNTY, AND THE COUNTY OF HAMILTON IS NOT RESPONSIBLE TO MAINTAIN, REPAIR OR REPLACE ANY CHANNELS OR INSTALLATIONS WITHIN SAID EASEMENTS.

THE EASEMENT AREAS AND ALL IMPROVEMENTS WITHIN SAID EASEMENTS ARE TO BE MAINTAINED CONTINUOUSLY BY THE LEGAL OWNER(S), HEIR(S), ASSIGN(S) OR SUCCESSOR(S) OF THE REAL ESTATE WHEREIN SAID EASEMENTS OCCUR.

NO STRUCTURES OR STRUCTURE ALTERATIONS, PLANTING OR OTHER MATERIALS AND MODIFICATIONS MAY BE PLACED AND/OR MADE, NOR PERMITTED TO REMAIN WHICH WILL OBSTRUCT, RETARD, ALTER OR ADVERSELY EFFECT THE INTEGRITY OF THE DETENTION/RETENTION FACILITY IN REGARD TO THE DIRECTION OF THE FLOW OF WATER THROUGH THE DRAINAGE CHANNEL, QUANTITY OF STORM WATER DETAINED OR THE RATE OF DISCHARGE FROM THE CONTROLLED OUTLET STRUCTURE AS APPROVED BY THE HAMILTON COUNTY PUBLIC WORKS DEPARTMENT.

PRIOR TO ANY CHANGES BEING MADE TO THE STORM WATER DETENTION/RETENTION FACILITY, A WRITTEN REQUEST MUST BE SUBMITTED TO THE DIRECTOR OF THE HAMILTON COUNTY PUBLIC WORKS DEPARTMENT FOR APPROVAL.

STORMWATER DETENTION FACILITY TABLE
FOR DETENTION POND/UNDERGROUND DETENTION

RELEASE RATES		VOLUME
DESIGN: Q1 = 2.37 C.F.S	Q10= 3.85 C.F.S.	VOLUME= 14,689 C.F.
ACTUAL: Q1 = 0.21 C.F.S.	Q10= 1.93 C.F.S.	VOLUME= 19,189 C.F.

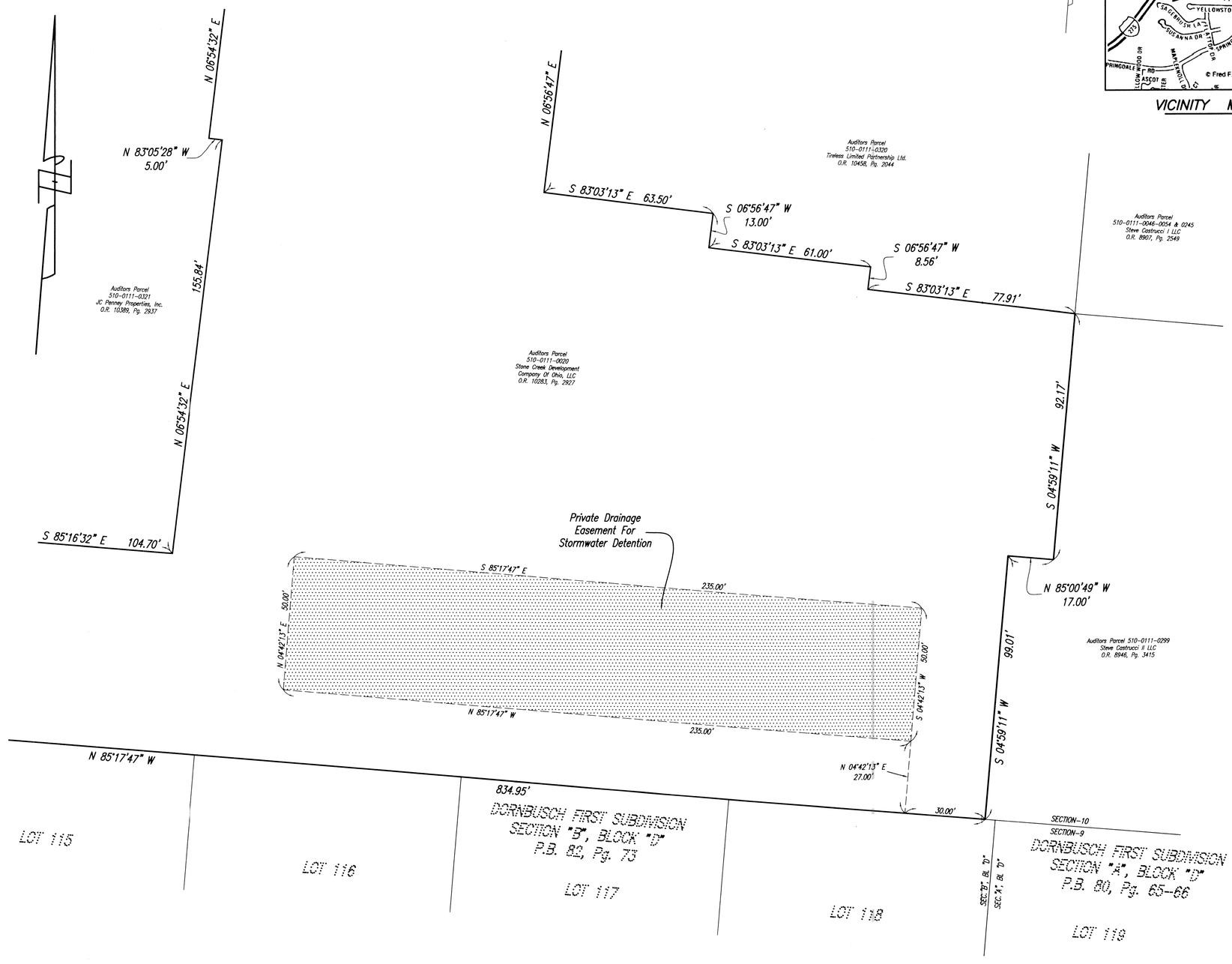
Q50= 6.71 C.F.S.
HIGHWATER ELEVATION= 868.21

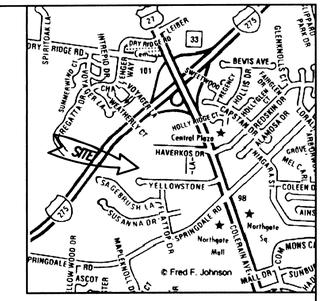
NO GRAVITY FLOW STORM DRAINS FROM ANY DRIVEWAY, WINDOW WELL, STAIRWELL, FOUNDATION, BASEMENT, PATIO OR OTHER SOURCE WILL BE PERMITTED TO BE DIRECTLY CONNECTED TO THE PROPOSED STORM SEWER SYSTEM AND/OR EXISTING OR PROPOSED WATERCOURSE BELOW THE HIGHWATER ELEVATIONS SHOWN IN THE ABOVE TABLE.

IF THE BASEMENT FLOOR IS BELOW THE ABOVE STATED ELEVATION, THE BASEMENT SHALL BE PROVIDED WITH A SUMP PUMP WELL AND SUMP PUMP. THE PUMP SHALL BE DISCHARGED ON THE LOT AT OR ABOVE THE ELEVATION STATED ABOVE.

A GRAVITY FLOW STORM SYSTEM MAY BE DISCHARGED ON THE LOT AT A POINT WHERE THE OUTLET IS NOT AFFECTED BY FLOODING FROM THE PROPOSED STORM SEWER SYSTEM AND/OR EXISTING OR PROPOSED WATERCOURSE.

APPROVED: _____
GARY R. VAN HART, P.E., DIRECTOR OF PUBLIC WORKS





VICINITY MAP

STATE OF OHIO
PROFESSIONAL SURVEYOR

Date	7-12-07
Drawn By	
Checked By	
Scale	1"=20'

REVISIONS

DWG.

Sheet Title: DETENTION LIMITS PLAT

Project Title: STONE CREEK TOWNE CENTER
SECTION-10, TOWN-2, E.RANGE-1
MIAMI PURCHASE, COLERAIN TOWNSHIP
HAMILTON COUNTY, OHIO

Civil Engineers/Surveyors

Job No.

1 / 1

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PRIVATE DRAINAGE EASEMENT FOR
STORMWATER DETENTION