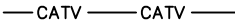


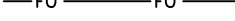


























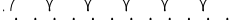














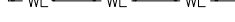





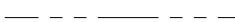


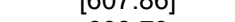







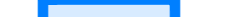

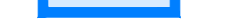






The house elevations shall be set to provide positive drainage away from the building in all directions as shown in the above details. House elevations and driveway locations may need to vary depending on size, location, and architecture of the home. Changes to the grading plan or house elevations can be allowed only if an individual lot grading plan is prepared by a professional engineer.

BENCHMARKS (NAVD 88)	
BM 1	Fire Hydrant, Shoulder of Hydrant NE of bridge on Glenhurst Ln. Elev 753.05
BM 2	Fire Hydrant, Shoulder of Hydrant NE corner of Glenhurst Ln. & Milestone Dr. Elev 755.23
BM 3	Fire Hydrant, Shoulder of Hydrant ±200' W of entrance for Thrivent Elev 755.62
BM 4	Fire Hydrant, Shoulder of Hydrant ±800' W of Intersection of GlenHurst Ln. & Lightning Dr. Elev. 753.42
BM 5	Fire Hydrant, Shoulder of Hydrant ±31' SW of SW Cor of 4711 Everbreeze Cir. Elev. 754.10
BM 6	Fire Hydrant, Shoulder of Hydrant ±410' W. of Intersection of GlenHurst Ln. & Lightning Dr. Elev. 751.53
BM 7	Fire Hydrant, Shoulder of Hydrant SE Corner of Intersection of GlenHurst Ln. & Lightning Dr Elev. 750.37
BM 8	Fire Hydrant, Shoulder of Hydrant SE Corner of Intersection of Greenleaf Dr. & Lightning Dr. Elev. 752.81

DISCLAIMER
Davel Engineering, Inc provides no guarantee to the accuracy of the data provided.
User of said data assumes all risks associated with said use and releases
Davel Engineering, Inc. from any and all liabilities and damages resulting from said use.

	Underground Cable TV		Sanitary MH / Tank / Base		CATV Pedestal
	Underground Fiber Optic		Clean Out / Curb Stop / Pull Box		Gas Regulator
	Overhead Electric Lines		Storm Manhole		Railroad Signal
	Utility Guy Wire		Inlet		Sign
	Sanitary Sewer		Catch Basin / Yard Drain		Tower / Silo
	Storm Sewer		Water MH / Well		Post / Guard Post
	Underground Electric		Hydrant		Satellite Dish
	Underground Gas Line		Utility Valve		Large Rock
	Underground Telephone		Utility Meter		Flag Pole
	Water Main		Light Pole / Signal		Deciduous Tree
	Fence - Steel		Guy Wire		Coniferous Tree
	Fence - Wood		Electric Pedestal		Bush / Hedge
	Fence - Barbed Wire		Electric Transformer		Stump
	Trellise		Air Conditioner		Silo Boring
	Railroad Tracks		Telephone Pedestal		Benchmark
	Culvert		Telephone Manhole		Asphalt Pavement
	Index Contour		Exp Spot Elevation		Concrete Pavement
	Intermediate Contour				Gravel
	Delineated Wetlands				
	Proposed Storm Sewer		Proposed Storm Manhole		
	Proposed Culvert		Proposed Curb Inlet		
	Proposed Swale		Prop. Catch Basin / Yard Drain		
	Proposed Adjacent Plat Grade		Proposed Endwall		
	Prop. Lot Corner Elevation		Proposed Rip Rap		
	Proposed Spot Elevation		Prop. Drainage Direction		
	Existing Grade		Prop. Grade at Foundation		
			Emergency Overflow Path		

- Notes:
 1. The storm water pond is sized to treat the proposed runoff from this development as required by State and local requirements.
 2. Storm sewers are sized for the 5 year storm as estimated by TR55 using NOAA Atlas 14 rainfalls with an MSE4 rainfall distribution.
 3. This final drainage plan indicates drainage along lot lines, major drainage swales, and conceptual drainage for each lot. The site planner for each individual home site should design detailed drainage for the interior of the lot based on this information. Suggested grade at foundation elevations and interior saddle point elevations may vary significantly depending upon architecture. The site planner should consult an engineer to determine grade at foundation elevation.
 4. All setback elevations on lot lines are 50' from Right of Way unless otherwise noted.
 5. Lots 5-6 and 14-16 are subject to additional restrictions related to floodplain and wetlands. The wetland setback line as shown is the most restrictive setback. Impervious surfaces, including, but not limited to: buildings, patios, and sidewalks, are not allowed within the wetland protective setback area. Impervious surfaces may be allowed within the wetland protective setback area and outside the wetlands and floodway under the following conditions:
 - a. Runoff from the impervious surface is made to drain away from the wetland and floodway to the City storm sewer.
 - b. Written approval has been granted by Wisconsin Department of Natural Resources and submitted to City of Appleton Department of Public works for concurrence, to allow a lesser specified setback to the wetland, according to Maximum Extent Practicable (MEP) consideration.
 6. Source of Floodplain data is Davel case study dated 4/22/21.
 7. Side lot line high point elevation is 50' off of the right of way.

		Lowest Ground
	100 Year Flood	Elevation adjacent to
Lot #	Elevation	home
1	747.37	748.37
2	747.37	748.37
3	747.37	748.37
4	747.37	748.37
5	747.26	749.26
6	747.26	749.26
14	748.20	750.20
15	748.20	750.20
16	748.20	750.20

I, John R. Davel, Professional Engineer, hereby certify that this Drainage Plan will meet or exceed the requirements of City of Appleton.

John R. Davel, P.E. E-25512

Date _____

DRAINAGE & GRADING PLAN

Apple Fields
City of Appleton, Outagamie County, WI
For: Doctors Properties, LLC

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