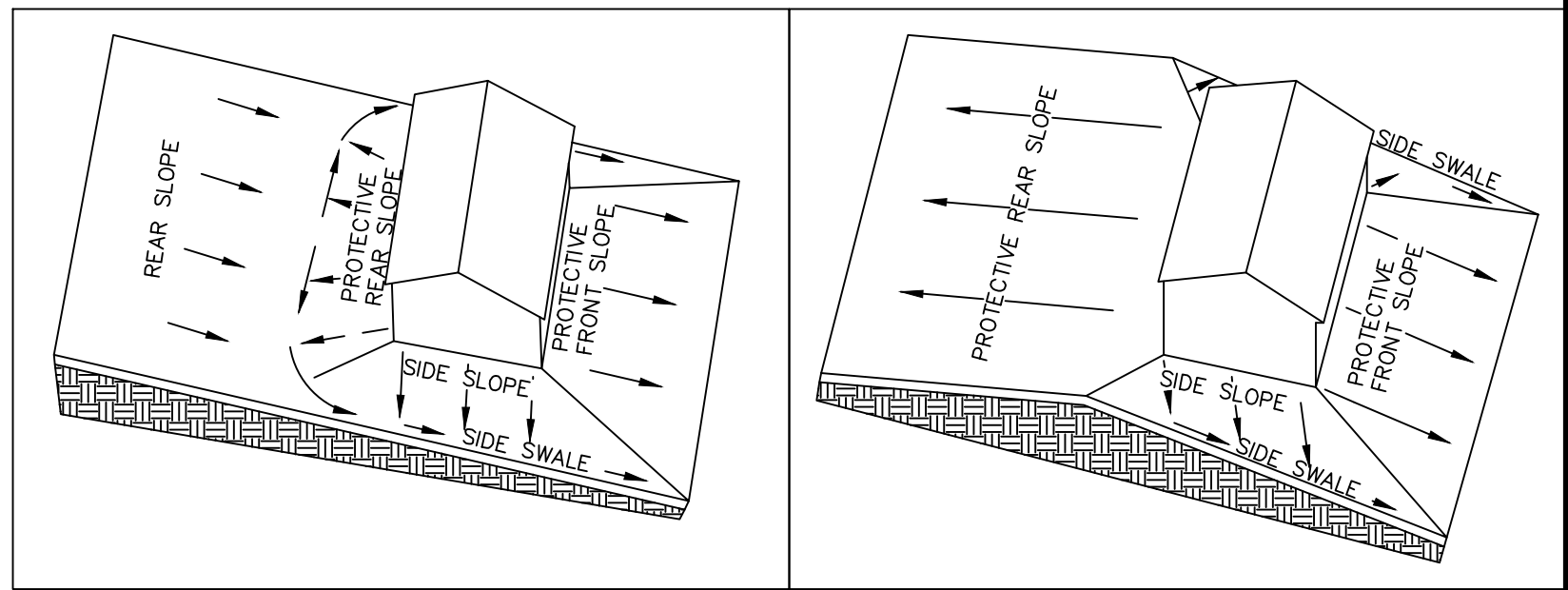


**BENCHMARKS (NAVD88)**

BM 0	NGS Monument (DF7595) N R/W County Road S Elev 812.06
BM 1	Fire Hydrant, Tag Bolt S R/W Schmidt Rd. ±42' SW of NW Property Corner Elev 746.40
BM 2	Fire Hydrant, Tag Bolt ±27' West of MH 5 Elev 739.56
BM 3	Fire Hydrant, Tag Bolt N R/W Sharon Rose Court Elev 744.50
BM 4	Mag Nail NW End of Culvert Elev 734.67

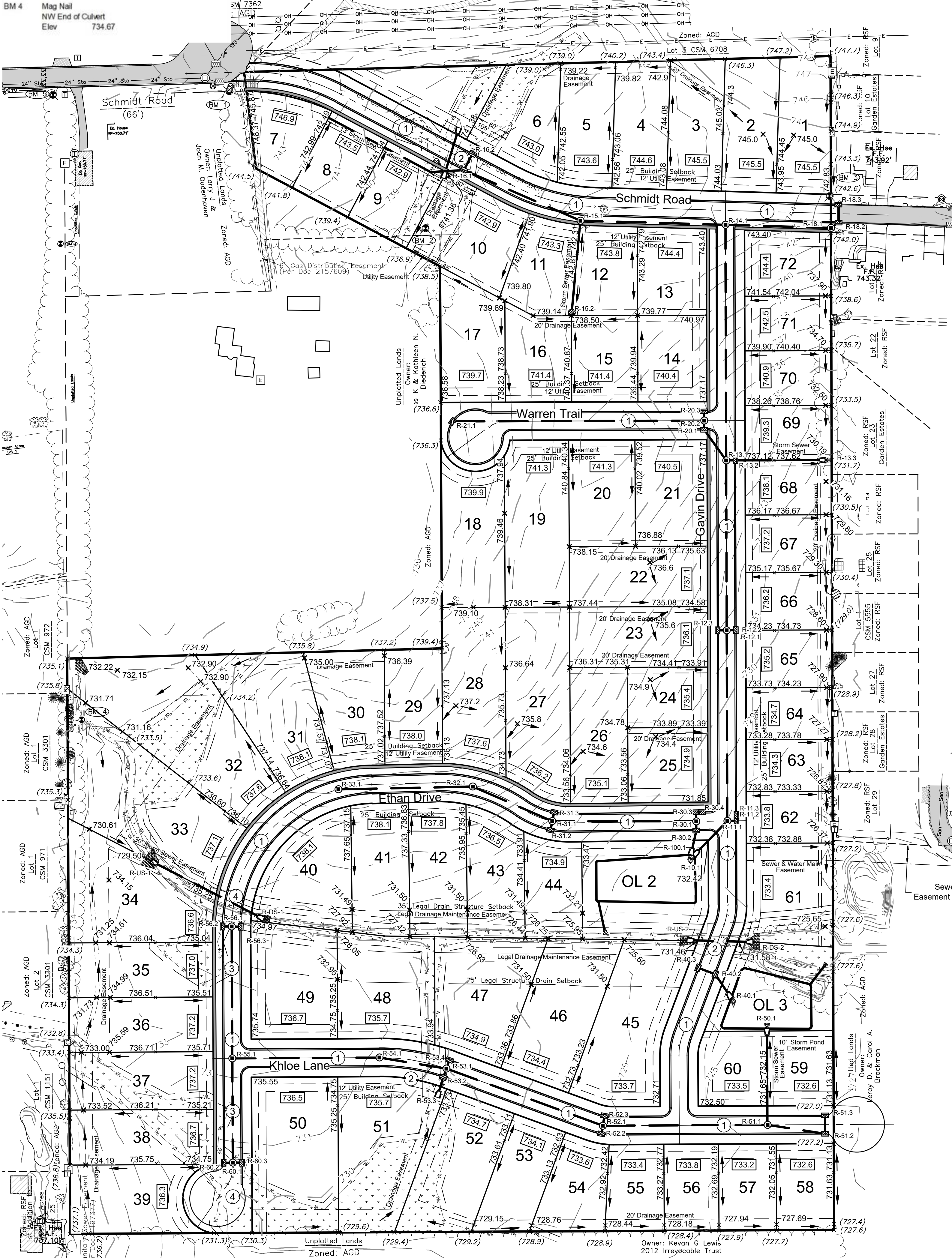


**HOUSE ELEVATIONS & EXCAVATION:**

The house elevations shall be set to provide positive drainage away from the building in all directions as shown in the above details per Wisconsin Admin. Code, Chapter SPS 321.12:

- (1) Grade. The finished grade of the soil shall slope away from the dwelling at a rate of at least 1/2 inch per foot for at least 10 feet, except as provided in subs. (2) and (3).
- (2) Other surfaces. Where the finished surface is impervious, it shall slope away from the dwelling for at least 10 feet at a rate that ensures equivalent drainage.
- (3) Obstructions. Where lot lines, walls, slopes, or other barriers prevent having the 10-foot distance in sub. (2), swales or other means shall be provided to ensure equivalent drainage away from the dwelling. House elevations and driveway locations may need to vary depending on size, location, and architecture of the home.

All roof downspout discharges shall be to grass/landscape areas and hydraulically disconnected from ditches, swales, storm sewers, or pavements.



**LEGEND**

CATV - CATV	Underground Cable TV	Sanitary MH / Tank / Base	Sanitary Manhole	CATV Pedestal
FO - FO	Underground Fiber Optic	Clean Out / Curb Stop / Pull Box	Storm Manhole	Gas Regulator
OH - OH	Overhead Electric Lines	Inlet	1" Rebar Found	1" Rebar Found
San - San	Sanitary Sewer	Catch Basin / Yard Drain	1.3" O.D. Iron Pipe Found	1.3" O.D. Iron Pipe Found
Sto - Sto	Storm Sewer	Water MH / Well	Nail Found	Nail Found
E - E	Underground Electric	Hydrant	Government Corner	Recorded As
G - G	Underground Gas Line	Utility Valve	Utility Meter	Benchmark
T - T	Underground Telephone	Utility Pole	Electric Pedestal	Asphalt Pavement
W - W	Water Main	Electric Pedestal	Electric Transformer	Concrete Pavement
F - F	Fence - Steel	Telephone Pedestal	Telephone Pedestal	Gravel
F - F	Fence - Wood	+799.9	Ex Spot Elevation	Proposed Sidewalk location
T - T	Treeline	Deciduous Tree	Deciduous Tree	Proposed Storm Manhole
C - C	Culvert	Coniferous Tree	Coniferous Tree	Proposed Curb Inlet
I - I	Index Contour	Prop. Catch Basin / Yard Drain	Prop. Catch Basin / Yard Drain	Proposed Endwall
799	Intermediate Contour	Proposed Endwall	Proposed Endwall	Proposed Spot Elevation
799	Proposed Wetlands	Proposed Spot Elevation	Proposed Spot Elevation	Existing Grade
[607.86]	Proposed Swale	Prop. Drainage Direction	Prop. Drainage Direction	Prop. Wetland Disturbance
608.73	Proposed Culvert			
608.73	Adjacent Plat Grade			
608.73	Prop. Lot Corner Elevation			
608.73	Proposed Spot Elevation			
x (608.7)	Existing Grade			

**NOTES:**

1. Existing utilities shown are indicated in accordance with available records and field measurements. The contractor shall be responsible for obtaining exact locations & elevations of all utilities, including sewer and water from the owners of the respective utilities. All utility owners shall be notified by the contractor 72 hours prior to excavation. Contact Digger's Hotline (1-800-242-8511) for exact utility locations.
2. The Contractor shall verify all staking and field layout against the plan and field conditions prior to constructing the work and immediately notify the Engineer of any discrepancies.
3. The Contractor shall minimize the area disturbed by construction as the project is constructed. Disturbed areas shall be seeded as soon as final grade is established. Contractor shall replace topsoil and then seed, fertilize and mulch all lawn areas within 1 week of topsoil placement.
4. Drainage easements shall be graded to within 4-inches of final grade during subdivision construction.
5. Lots 34, 35, 37, and 38 all have Ethan Drive access with wetland disturbance outlined per sheet 1.1. Any additional wetland disturbance will require separate permitting by individual lot owners from Wisconsin Dept of Natural Resources and the United States Army Corps of Engineers.
6. The drainage easement along the rear of lots 50 - 58 and along the common lot line of lots 51/52 is to remain at existing surface grade within wetlands. Rear lot line drainage easement along lots 53 - 58 flows east with the natural gradient with the southern 10' of easement to plan grade and the northern 10' of easement as a fill slope.
7. The legal drain conveyance is a two-stage ditch between Ethan Drive and Gavin Drive (Lots 40 - 49), refer to sheet 1.4 for the ditch cross section.

