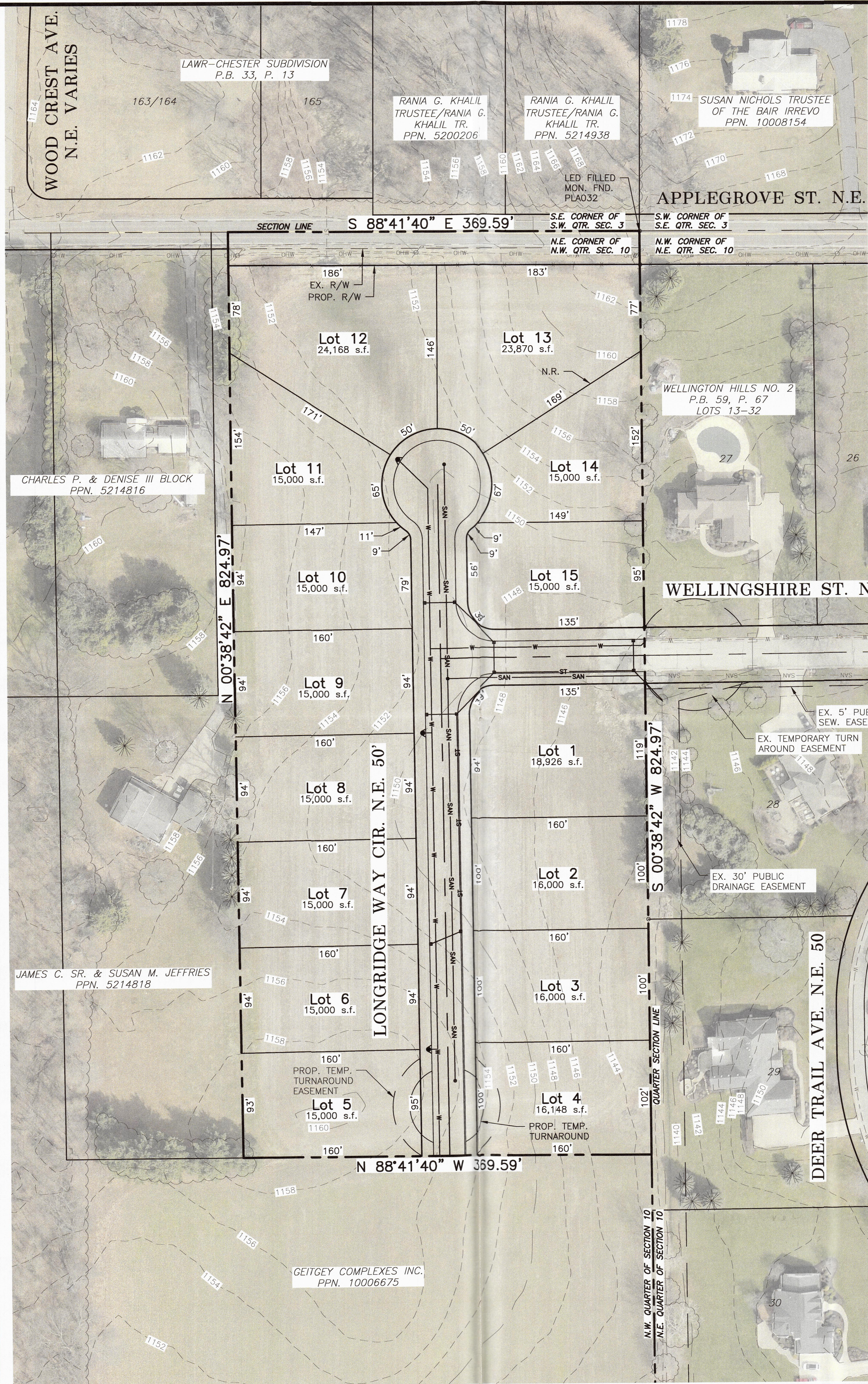
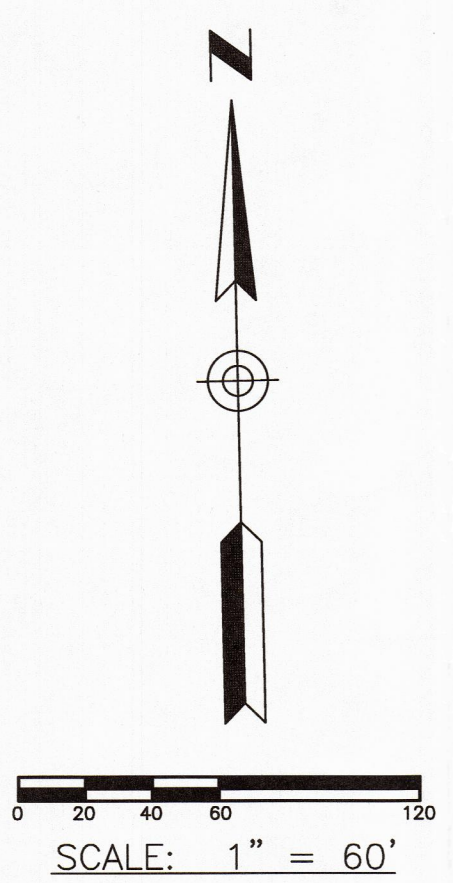




WELLINGTON HILLS WEST

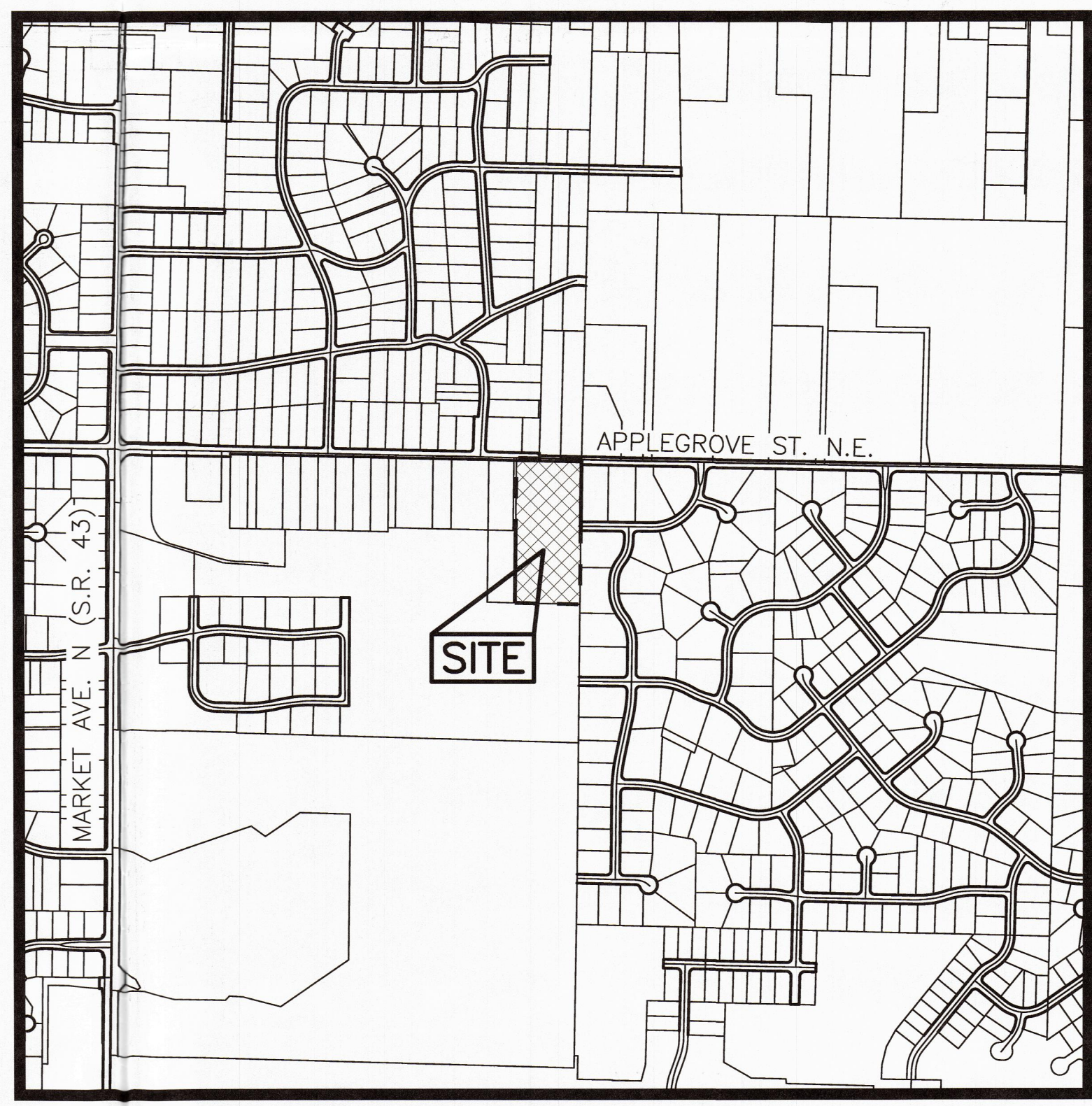
SITUATED IN THE NORTHWEST QUARTER OF
SECTION 10, TOWNSHIP 11 (PLAIN), RANGE 8,
IN THE COUNTY OF STARK AND STATE OF OHIO



LEGEND					
ABBREVIATIONS					
EX.	EXISTING	F.F.	FINISHED FLOOR	SHT.	SHEET
PROP.	PROPOSED	CONC.	CONCRETE	No.	NUMBER
FND.	FOUND	ASPH.	ASPHALT	*EASE	PROP. 20' PUBLIC DRAINAGE EASEMENT
MEAS.	MEASURED	M.H.	MANHOLE		
REC.	RECORD	C.B.	CATCH BASIN	**EASE	PROP. 20' SAN. SEW. EASEMENT
STM.	STORM	H.W.	HEADWALL		
SAN.	SANITARY	R/W	RIGHT OF WAY	N.R.	NON RADIAL
W.M.	WATER MAIN	C.L.	CENTER LINE		
ELEC.	ELECTRIC	EASE.	EASEMENT		
O.H.W.	OVERHEAD WIRE	INV.	INVERT		
TELE.	TELEPHONE	WIN.	WINDOW		
CBL.	CABLE	STA.	STATION		
BLDG.	BUILDING	LT.	LEFT		
		RT.	RIGHT		
SYMBOLS			LINETYPES		
▲	PROPOSED FIRE HYDRANT	— W — W —			PROPOSED WATER MAIN
△	EXISTING FIRE HYDRANT	— — — — — W — — — — —			EXISTING WATER MAIN
▽	PROPOSED VALVE	— SAN —			PROPOSED SANITARY SEWER
×	EXISTING VALVE	— — — — — SAN — — — — —			EXISTING SANITARY SEWER
●	PROPOSED MANHOLE	— FM —			PROPOSED FORCE MAIN
○	EXISTING MANHOLE	— ST —			PROPOSED STORM SEWER
■	PROPOSED CATCH BASIN	— — — — — ST — — — — —			EXISTING STORM SEWER
□	EXISTING CATCH BASIN	— — — — —			CORPORATION LINE

SITE DATA	
LOTS	= 5,7418 AC.
RIGHT-OF-WAY	= 1,2573 AC.
TOTAL DEVELOPMENT AREA	= 6,9991 AC.
TOTAL NUMBER OF LOTS	15
AVERAGE LOT SIZE	= 0.3828 AC.
SEWAGE DISPOSAL	STARK COUNTY SANITARY SEWER & SEPTIC SYSTEM
WATER SUPPLY	STARK COUNTY STORM SEWER
DRAINAGE FACILITIES	ASPHALT CONCRETE WITH CONCRETE CURB & GUTTER
PAVEMENT	
ZONING	
R-1 SINGLE FAMILY RESIDENTIAL DISTRICT	
MINIMUM LOT AREA	15,000 S.F.
MINIMUM LOT WIDTH AT SETBACK	80 FT.
MINIMUM LOT FRONTAGE	50 FT.
CUL-DE-SAC	50 FT.
BUILDING SETBACKS	
FRONT	35 FT.
REAR	20 FT.
SIDE	10 FT.
CORNER LOT	20 FT.

- NOTES:**
- ALL LOT DISTANCES ARE SCALED AND ARE SUBJECT TO MINOR CHANGES ON THE RECORD PLAT.
 - RADIUS AT ALL STREET INTERSECTIONS ARE 25' UNLESS OTHERWISE NOTED.
 - ENTIRE ALLOTMENT TO BE SERVICED BY SANITARY SEWER.
 - BASIS OF BEARINGS IS OHIO STATE PLANE COORDINATE SYSTEM, NORTH ZONE (NAD83-1986). THE SCGRS POINTS USED AS REFERENCE STATIONS TO ESTABLISH THE DATUM ARE DESIGNATED AS PLA-032, AND PLA-047. ALL BEARINGS SHOWN ARE BASED ON GRID NORTH. ALL DIMENSIONS SHOWN ARE GROUND DISTANCES. TO OBTAIN A GRID DISTANCE, MULTIPLY THE GROUND DISTANCE BY THE PROJECT COMBINED FACTOR (PCF) OF 0.99988833.
 - STORM SEWERS OUTSIDE R/W TO BE WITHIN A 20' PUBLIC DRAINAGE EASEMENT.
 - BOUNDARY BEARINGS AND DISTANCES TAKEN FROM RECORD INFORMATION
 - ACCESS TO APPLGROVE ST. N.E. WILL BE PROHIBITED FOR LOTS 12 & 13.



VICINITY MAP
SCALE: 1" = 800'

AERIAL PHOTOGRAPHY TAKEN FROM
STARK COUNTY GIS DATA DATED
2018.

TOPOGRAPHIC DATA TAKEN FROM
STARK COUNTY GIS DATA DATED
2016.

PARCEL LIES IN FLOOD ZONE X
(AREA DETERMINED TO BE OUTSIDE
OF THE 0.2% ANNUAL CHANCE FLOOD
PLAIN) PER FLOOD INSURANCE RATE
MAPS 39151C0088E AND DATED
SEPTEMBER 29, 2011.

OWNER/DEVELOPER:
McKINLEY DEVELOPMENT CO.
8230 PITTSBURG AVE. N.W.
NORTH CANTON, OH 44720
PHONE: 330-497-8686

ENGINEER:
GBC DESIGN, INC.
565 WHITE POND DRIVE
AKRON, OH 44320
PHONE: 330-836-0228
FAX: 330-836-5782

APPROVED BY PLAIN TOWNSHIP ZONING INSPECTOR
THIS ____ DAY OF _____, 20____
PLAIN TOWNSHIP ZONING INSPECTOR

REVISIONS

McKINLEY DEVELOPMENT CO.

8230 PITTSBURG AVE. N.W.

NORTH CANTON, OH 44720

WELLINGTON HILLS WEST

PLAIN TOWNSHIP

STARK COUNTY, OHIO

PRELIMINARY PLAN

DRAWN BY:

T.G.W.

DATE:

JULY, 17, 2020

PROJECT NO.

35137AN

DRAWING NO.

1 OF 1

Rec'd
7-17-20
Undr app'l
8/1/2020