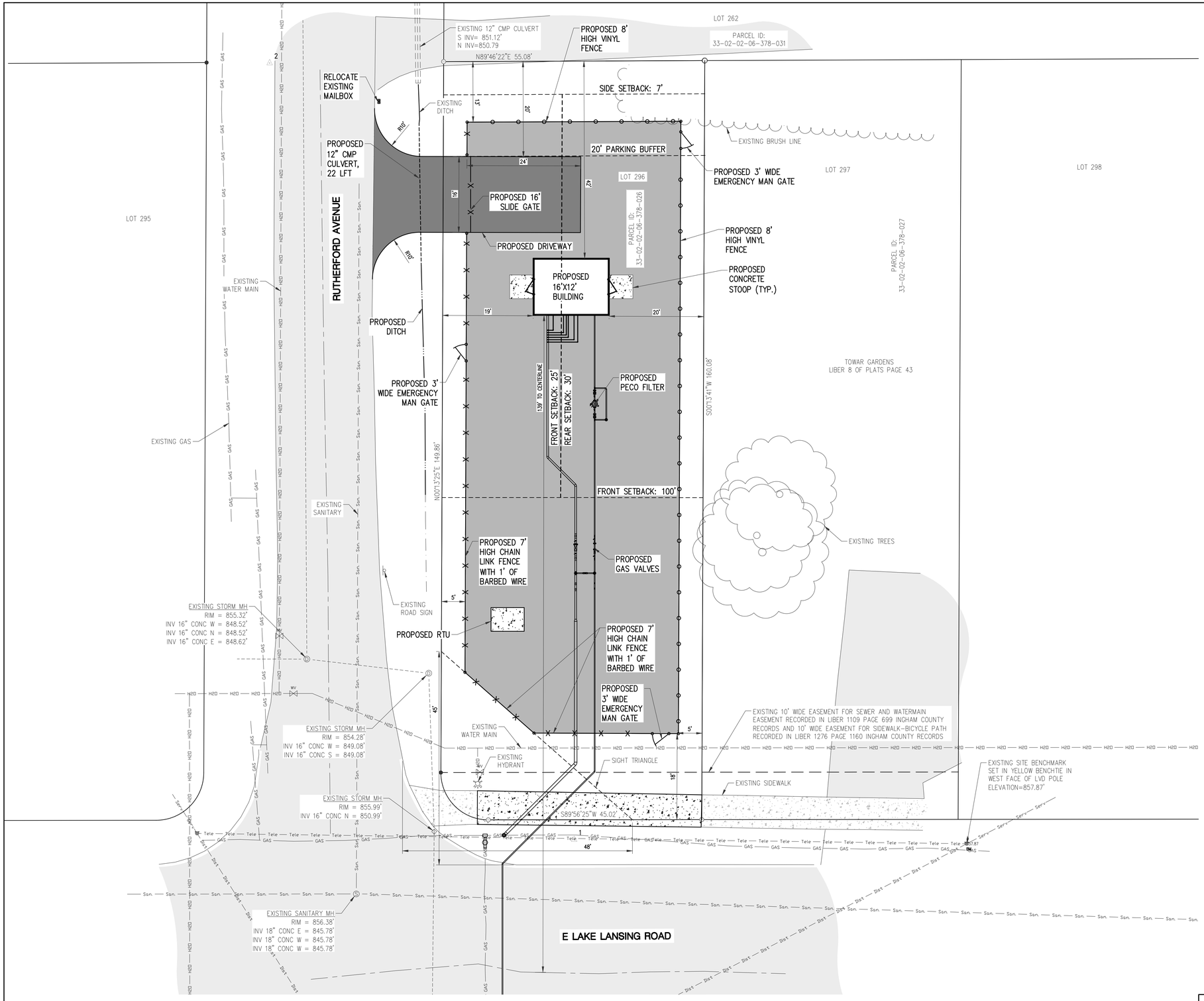

DISTRICT SETBACK TABLE					
	DISTRICT	DESCRIPTION	MINIMUM FRONT YARD	MINIMUM SIDE YARDS	MINIMUM REAR YARD
REQUIRED	RB SINGLE FAMILY	PUBLIC UTILITY ESSENTIAL SERVICE	100' LAKE LANSING 25' RUTHERFORD	7'	30'
PROVIDED	RB SINGLE FAMILY	PUBLIC UTILITY ESSENTIAL SERVICE	139' LAKE LANSING 19' RUTHERFORD	42'	20'

*SEE NOTE #8

SITE PLAN NOTES:

1. PERMANENT TRASH RECEPTACLES / DUMPSTERS ARE NOT PROPOSED FOR THIS SITE. ANY WASTE GENERATED ONSITE WILL BE REMOVED THE SAME DAY. TEMPORARY DUMPSTERS MAY BE ON SITE DURING CONSTRUCTION BUT WILL BE REMOVED PRIOR TO CONSTRUCTION COMPLETION.
2. THE SITE WILL NOT BE REGULARLY OCCUPIED. EMPLOYEES WILL ROUTINELY VISIT THE SITE TO PERFORM REGULAR INSPECTIONS AND ROUTINE MAINTENANCE. THERE IS SUFFICIENT SPACE FOR THE ANTICIPATED PARKING NEEDS. THESE SPACES WILL NOT BE DELINEATED IN THE FIELD.
3. THE FACILITY WILL NOT UTILIZE PUBLIC WATER OR SANITARY SEWER, NOR WILL THE SITE MAKE USE OF A PRIVATE WELL OR SEPTIC SYSTEM.
4. THE SITE WILL BE SERVED BY ELECTRICAL SERVICE.
5. THE PROPOSED PROJECT WILL NOT IMPACT ANY WETLANDS OR FLOODPLAINS.
6. THIS PROJECT WILL INCLUDE THE CONSTRUCTION OF A NEW DRIVEWAY ALONG RUTHERFORD AVE. NO WORK SHALL TAKE PLACE WITHIN THE ROAD RIGHT OF WAY WITHOUT AN APPROVED PERMIT FROM THE ROAD COMMISSION.
7. THE PROPOSED BUILDING WILL HAVE A LIGHT FIXTURE ABOVE EACH DOOR. THE LIGHT FIXTURES WILL BE SWITCH OPERATED AND WILL ONLY BE ON WHEN WORK IS BEING PERFORMED ONSITE.
8. A VARIANCE WILL BE REQUIRED FOR THE FRONT SETBACK OFF RUTHERFORD AND THE REAR SETBACK.

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0 10 20

1 inch = 10 ft.

LEGEND

- CARSONITE POST @ CORNER
- UTILITY POLE
- LIGHT POLE
- GUY ANCHOR
- TELEPHONE RISER
- ELECTRIC RISER
- SIGN
- POST (WOOD/METAL)
- ABOVE GRADE VERTICAL PIPE
- CURB INLET
- GASLINE MARKER
- GAS VALVE
- BLOWDOWN
- ELECTRICAL CONDUIT
- SECTION CORNER
- FOUND/SET SURVEY
- EXISTING PAVEMENT
- EXISTING CONCRETE
- PROPOSED GRAVEL (YARD)
- PROPOSED GRAVEL (DRIVE)
- PROPOSED CONCRETE
- Dist — DISTRIBUTION OVERHEAD
- FO — FIBER OPTIC
- CATV — CABLE
- STORM SEWER
- H2O — WATER MAIN
- Tele — TELEPHONE OVERHEAD
- GAS — UNDERGROUND GAS
- EXISTING FENCE
- PROPOSED CHAIN LINK FENCE
- PROPOSED VINYL FENCE
- TREE / BRUSH LINE
- E — ELECTRICAL BOX
- DECIDUOUS TREE
- CONIFEROUS TREE

811 Know what's below. Call before you dig. www.call811.com or MISSDIG @ 1-800-482-7171

CAUTION
IF INSTALLATION CANNOT BE COMPLETED AS DESIGNED
CONTACT PROJECT ENGINEER BEFORE PROCEEDING

ORIGINAL DRAWING # .

REFERENCE DRAWINGS NUMBERS	REV.	PROJECT ID	DATE	DESCRIPTION	DES	ENG	PEER REV.	DES. APP.	ENG APP.
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REV.	PROJECT ID	DATE	DESCRIPTION	DES	ENG	PEER REV.	DES. APP.	ENG APP.
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DESIGNER	KEB	DATE MAY 2024
ENGINEER	KEL	DATE MAY 2024
PEER REV	KEL	DATE MAY 2024
DESIGN APPROVAL	DAS	DATE MAY 2024
ENGINEER APPROVAL	RM	DATE MAY 2024

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ROWE PROFESSIONAL SERVICES COMPANY

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GEO-SPATIAL & GAS ASSET MANAGEMENT METER AND REGULATION DEPARTMENT

FILE: 65050C6487-PMT.04.DWG
RASTER FILE:

SCALE 1" = 10'

DO NOT SCALE DRAWING USE DIMENSIONS ONLY

LAKE LANSING & RUTHERFORD 2024 CONSTRUCTION

SITE PLAN SHEET

FIELD AREA: INAGHAM

PROJECT ID#	STA. NO.	DRAWING NO.	SHEET	REV
GM-00990	65-050	C-6487-PMT	04	

Plotted By: KEB on 5/16/2024 8:19:38 AM
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