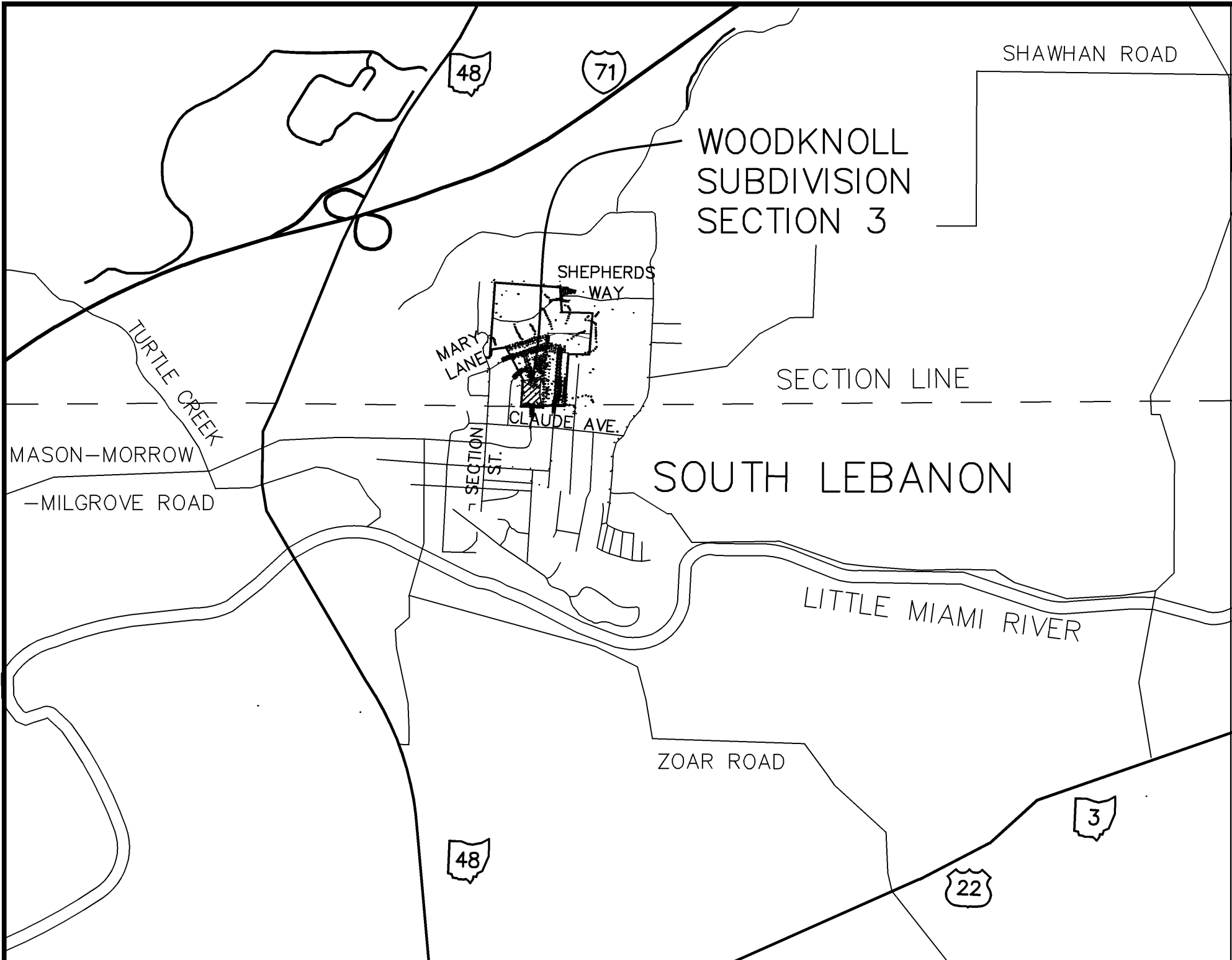




LEGEND

- PROPOSED 8" WATER LINE
- PROPOSED 8" SANITARY SEWER
- PROPOSED SANITARY MANHOLE
- PROPOSED STORM SEWER - SIZE TO BE DETERMINED
- PROPOSED STORM MANHOLE
- PROPOSED CURB INLET
- 5/8" IRON PIN (FOUND)
- 3/4" IRON PIN (FOUND)

PRELIMINARY PLAT WOODKNOLL SUBDIVISION SECTION 3

SEC 32 - TOWN 5 - RANGE 3
VILLAGE OF SOUTH LEBANON
WARREN COUNTY, OHIO

NATIONAL GEODETIC SURVEY CONTROL MONUMENTS						
NAME	DATE	LONGITUDE	HEIGHT	NORTHING	EASTING	ELEVATION
WAR061	8/13/12	92.304°W	693.068	500259.296	1482144.438	803.655
LEBANON CORP ARP	8/16/59	28360°W	739.654	525982.8587	1464871.2303	850.182
LEBA						
SITE BASE STATION "BISHOP (3001)" LOCAL SITE SETTINGS						
BISHOP (3001)	39°22'38.39064"N	84°12'29.46053"W	546.996	506212.6602	1485671.4837	657.457
GROUND SCALE FACTOR: 1.0000901954						
GEIOD MODEL: GEIOD03 (CONUS)						
LOCAL GROUND COORDINATES						
	NORTHING	EASTING		NAD 88	ELEVATION	
	506212.6602	1485671.4837		657.457		
UNITS ARE IN U.S. SURVEY FEET (SFT)						

BEARING NOTE:
BEARINGS ARE BASED UPON THE GRID AZIMUTH (AZ 133°32'44.2") BETWEEN NATIONAL GEODETIC SURVEY CORP STATION "LEBA" AND McCARTY ASSOCIATES GEODETIC SURVEY MONUMENT "BISHOP (3001)" AND DERIVED FROM GPS OBSERVATIONS TAKEN SEPTEMBER 19, 2012, UTILIZING THE TRIMBLE ODOT CORP VRS (VIRTUAL REFERENCE SYSTEM).

SUBDIVISION DATA

AREA IN STREET	0.5105 Ac.
AREA IN GREEN SPACE AND DETENTION/WATER QUALITY BASIN	0.2204 Ac.
AREA IN LOTS	2.4424 Ac.
TOTAL SUBDIVISION AREA:	3.1733 Ac.
ZONING:	R-3 PUD

LOT DATA

MINIMUM LOT WIDTH:	60'
MINIMUM FRONT SETBACK:	25'
MINIMUM SIDE YARD WIDTH:	6'
MINIMUM REAR YARD:	30'
MINIMUM LOT AREA:	7200 SQ.FT.

OWNER:

FIRST NATIONAL BANK
730 E. MAIN STREET
LEBANON, OHIO 45036
(513) 282-6111

DEVELOPER:

SHEPHERDS CROSSING DEVELOPMENT, LLC
P.O. BOX 489007
CINCINNATI, OHIO 45249
(513) 477-0855

Jason C. McConnaughey
JASON C. MCCONNAUGHEY P.S.

6/16/2016
DATE

Loren M. Puckett
LOREN M. PUCKETT, P.E.

6/16/2016
DATE

WOODKNOLL SUBDIVISION
SECTION 3
PRELIMINARY PLAT

REVISIONS

6/15/16 ADD EASEMENTS
FOR WATER AND SEWER
LINES

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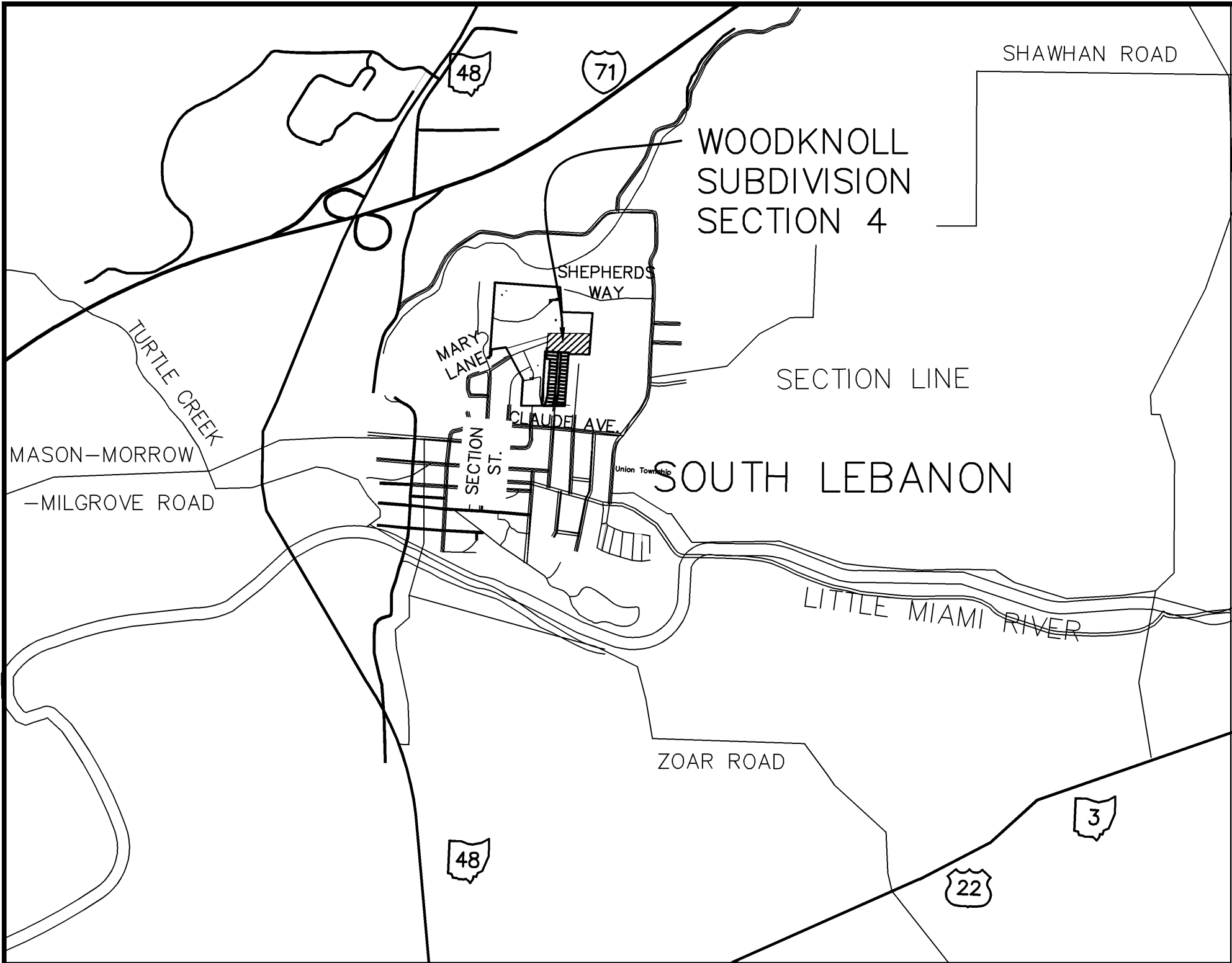
McCarty Associates, LLC
ARCHITECTS—ENGINEERS—SURVEYORS
213 N. HIGH ST., HILLSBORO, OHIO 45133 PH: 937-993-9971 FAX: 937-993-2480
1515 ST. RT. 28 SUITE E, LOVELAND, OHIO 45140 PH: 513-722-0300 FAX: 513-722-0500
304 E. MARKET ST., WASHINGTON C.H., OHIO 45150 PH: 740-335-3816 FAX: 740-335-5828
www.mccartyassociates.com

WOODKNOLL SUBDIVISION SECTION 3

SEC 2, TOWN 4, RANGE 2
VILLAGE OF SOUTH LEBANON
WARREN COUNTY, OHIO

DRAWING NUMBER
E12-541B

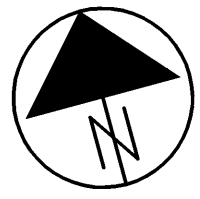
SHEET
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VICINITY MAP
SCALE 1"=2000'

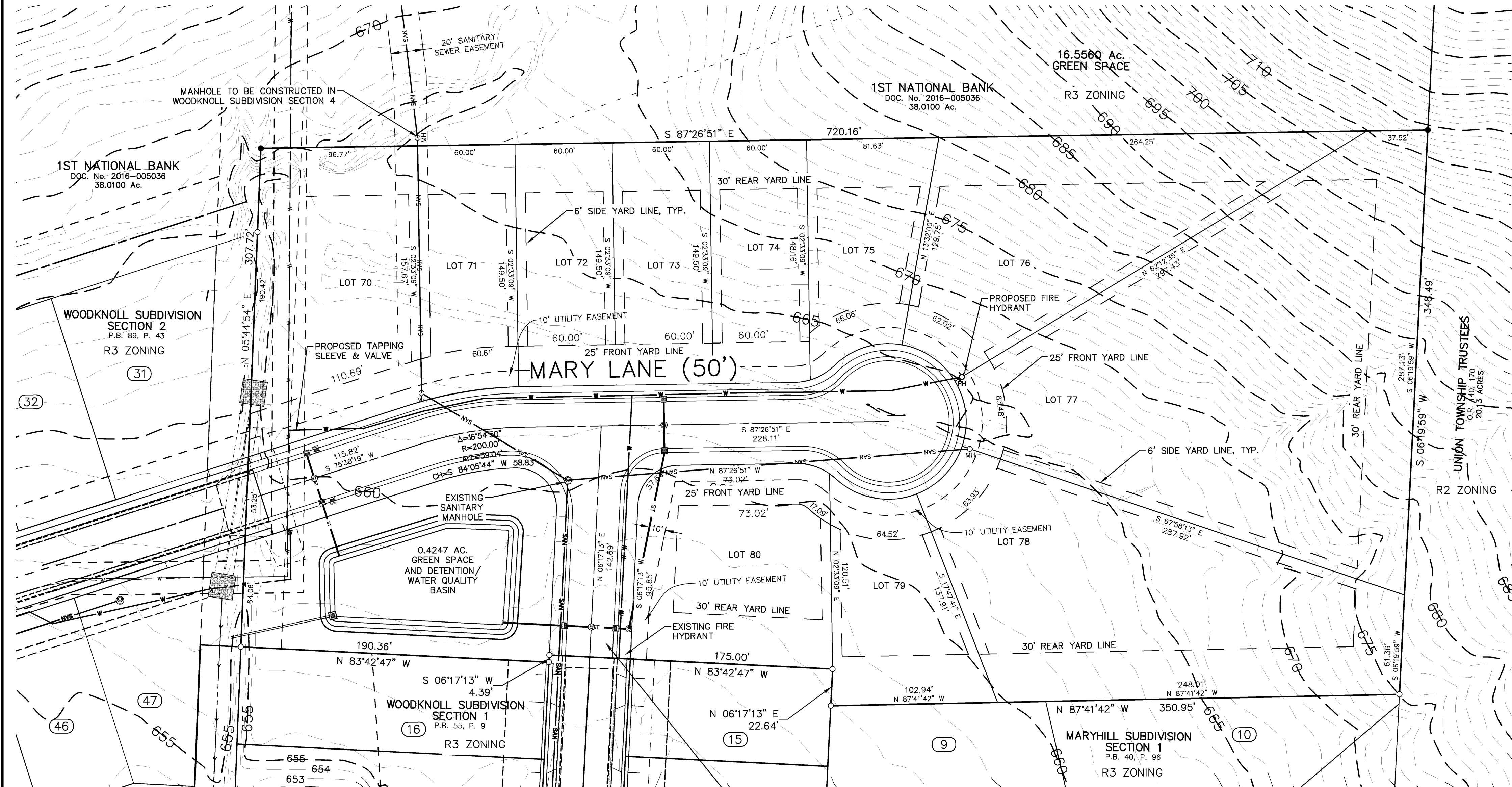
LEGEND

- PROPOSED 8" WATER LINE
- PROPOSED 8" SANITARY SEWER
- PROPOSED SANITARY MANHOLE
- PROPOSED STORM SEWER - SIZE TO BE DETERMINED
- PROPOSED STORM MANHOLE
- PROPOSED CURB INLET
- 5/8" IRON PIN (SET) WITH PLASTIC CAP STAMPED "McCARTY ASSOCIATES"
- 5/8" IRON PIN (FOUND)



NATIONAL GEODETIC SURVEY CONTROL MONUMENTS					
NAME	NAD 83 (2011) LATITUDE	LONGITUDE	HEIGHT	ELLIPSOID	OHIO STATE PLANE COORDINATES NAVD 88
WAR061	39°21'38.90148"N	84°13'12.92304"W	693.068	500259.296	NORTHING EASTING ELEVATION
LEBANON	39°25'49.78838"N	84°16'59.28360"W	739.654	525982.8587	1482144.438 850.182
CORS ARP	RESIDUALS		ΔH = 0.000 sft		ΔV = +0.000 sft
LEBA					
SITE BASE STATION "BISHOP (3001)" LOCAL SITE SETTINGS					
BISHOP (3001)	39°22'38.39064"N	84°12'29.46053"W	546.996	506212.6602	1485671.4837 657.457
GROUND SCALE FACTOR: 1.0000901954 LOCAL GROUND COORDINATES					
GEOD MODEL:	GEOD03 (CONUS)			NORTHING EASTING	NOVD 88 ELEVATION
				506212.6602 1485671.4837	657.457
				UNITS ARE IN U.S. SURVEY FEET (SFT)	

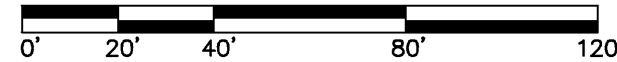
BEARING NOTE:
BEARINGS ARE BASED UPON THE GRID AZIMUTH (AZ 133°32'44.2") BETWEEN NATIONAL GEODETIC SURVEY STATION "LEBA" AND McCARTY ASSOCIATES GEODETIC SURVEY MONUMENT "BISHOP (3001)" AND DERIVED FROM GPS OBSERVATIONS TAKEN SEPTEMBER 19, 2012, UTILIZING THE TRIMBLE ODOT CORS VRS (VIRTUAL REFERENCE SYSTEM).



SUNSET DRIVE (50')

DEED REFERENCE:

1ST NATIONAL BANK
DOC. No. 2016-005036
38.0100 Ac.



PRELIMINARY PLAT WOODKNOLL SUBDIVISION SECTION 4

SEC 32 - TOWN 5 - RANGE 3
VILLAGE OF SOUTH LEBANON
WARREN COUNTY, OHIO

SUBDIVISION DATA

AREA IN LOTS 4.3403 Ac.

AREA IN STREETS 0.7181 Ac.

AREA IN GREEN SPACE AND
DETENTION/WATER QUALITY
BASIN 0.4247 Ac.

TOTAL SUBDIVISION AREA: 5.4831 Ac.

ZONING: R-3 PUD

LOT DATA

MINIMUM LOT WIDTH: 60'

MINIMUM FRONT SETBACK: 25'

MINIMUM SIDE YARD WIDTH: 6'

MINIMUM REAR YARD: 30'

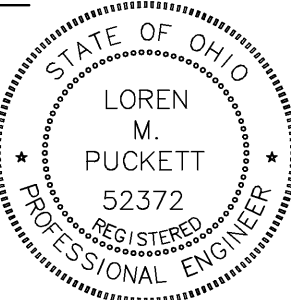
MINIMUM LOT AREA: 8966 SQ.FT.

OWNER:

FIRST NATIONAL BANK
730 E. MAIN STREET
LEBANON, OHIO 45036
(513) 282-6111

DEVELOPER:

SHEPHERDS CROSSING DEVELOPMENT, LLC
P.O. BOX 489007
CINCINNATI, OHIO 45249
(513) 477-0855



Jason C. McConnaughey
JASON C. MCCONNAUGHEY, P.S. 6/16/2016
DATE

Loren M. Puckett
LOREN M. PUCKETT, P.E. 6/16/2016
DATE

WOODKNOLL SUBDIVISION
SECTION 4
PRELIMINARY PLAT

REVISIONS

6/15/16 ADD EASEMENTS
FOR WATER AND SEWER
LINES

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www.mccartyassociates.com

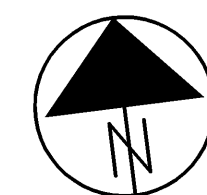
WOODKNOLL SUBDIVISION SECTION 4
SEC 2, TOWN 4, RANGE 2
VILLAGE OF SOUTH LEBANON
WARREN COUNTY, OHIO

DRAWING NUMBER
E12-541B

SHEET
1

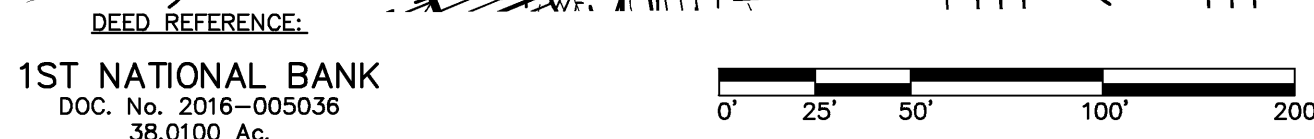
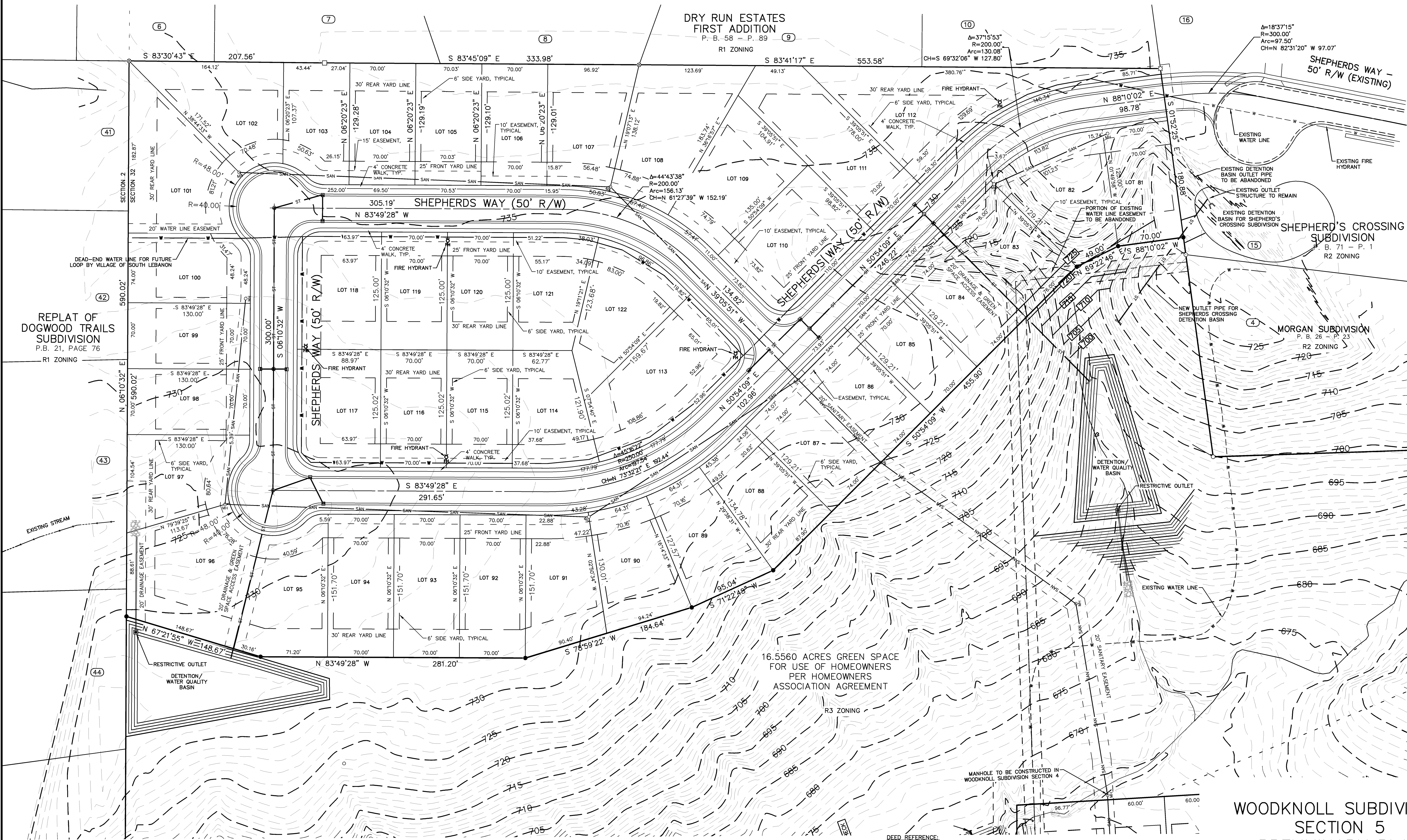
PRELIMINARY PLAT WOODKNOLL SUBDIVISION SECTION 5

SEC 32 — TOWN 5 — RANGE 3
VILLAGE OF SOUTH LEBANON
WARREN COUNTY, OHIO



LEGEND

- PROPOSED 8" WATER LINE
- PROPOSED 8" SANITARY SEWER
- PROPOSED SANITARY MANHOLE
- PROPOSED STORM SEWER — SIZE TO BE DETERMINED
- PROPOSED STORM MANHOLE
- PROPOSED CURB INLET
- 5/8" IRON PIN (SET) WITH PLASTIC CAP STAMPED "McCARTY ASSOCIATES"
- 3/4" IRON PIN (FOUND)
- 3/4" IRON PIPE (FOUND)
- 1/2" IRON PIN (FOUND)
- 5/8" IRON PIN (FOUND)



WOODKNOLL SUBDIVISION
SECTION 5
PRELIMINARY PLAT

L:\Current Projects\2016\12-541B Woodknoll Sec 5-4-2016\Woodknoll Sec 5-4-2016.dwg, PRELIM PLAT SEC 5-4-2016, 6/15/2016 11:55:16 AM

PRELIMINARY PLAT
WOODKNOLL SUBDIVISION
SECTION 5

SEC 32 — TOWN 5 — RANGE 3
VILLAGE OF SOUTH LEBANON
WARREN COUNTY, OHIO

SUBDIVISION DATA

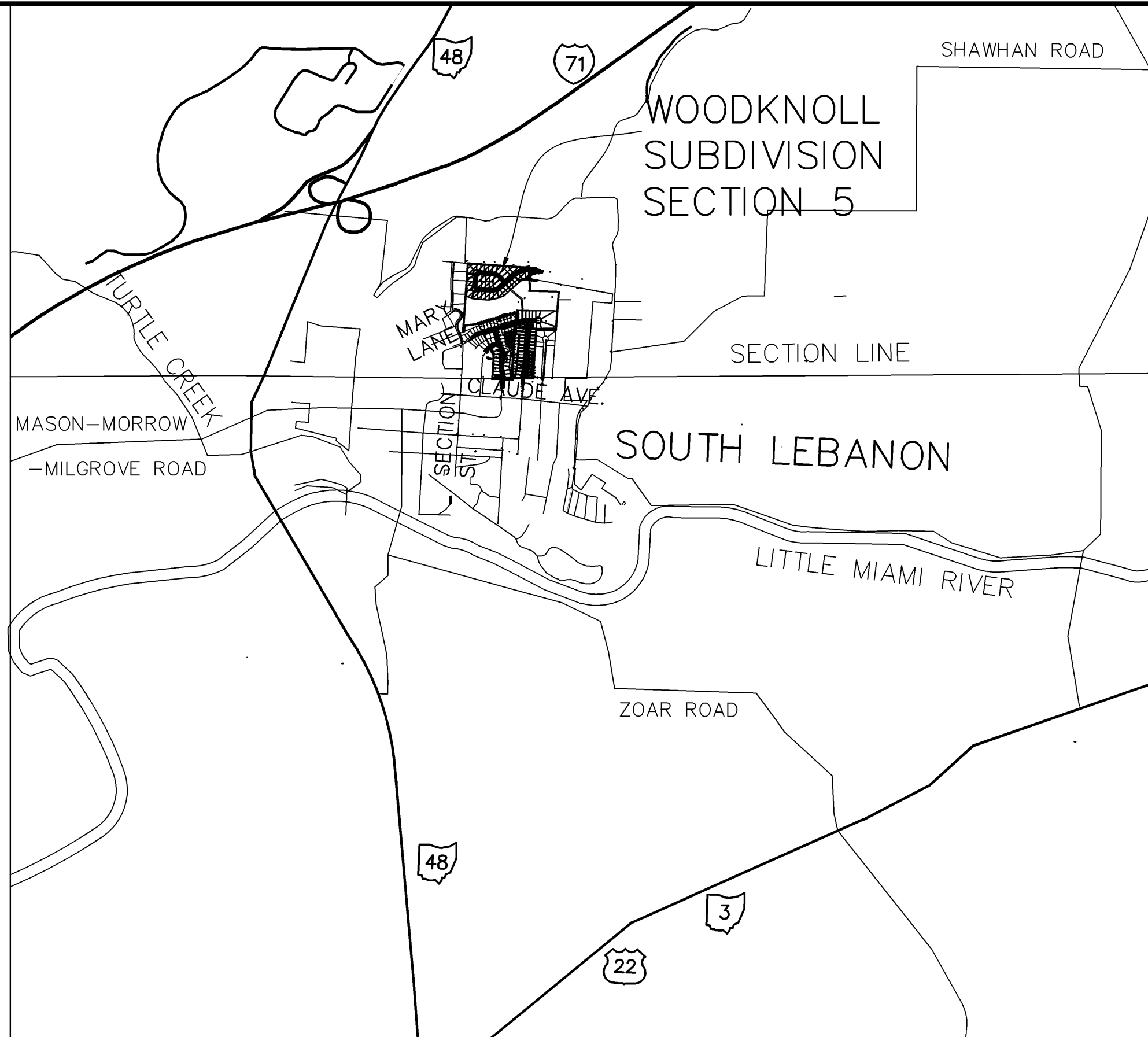
AREA IN LOTS: 10.4205 Ac.
AREA IN STREET: 2.3887 Ac.
TOTAL SUBDIVISION AREA: 12.8092 Ac.
ZONING: R-3 PUD

LOT DATA

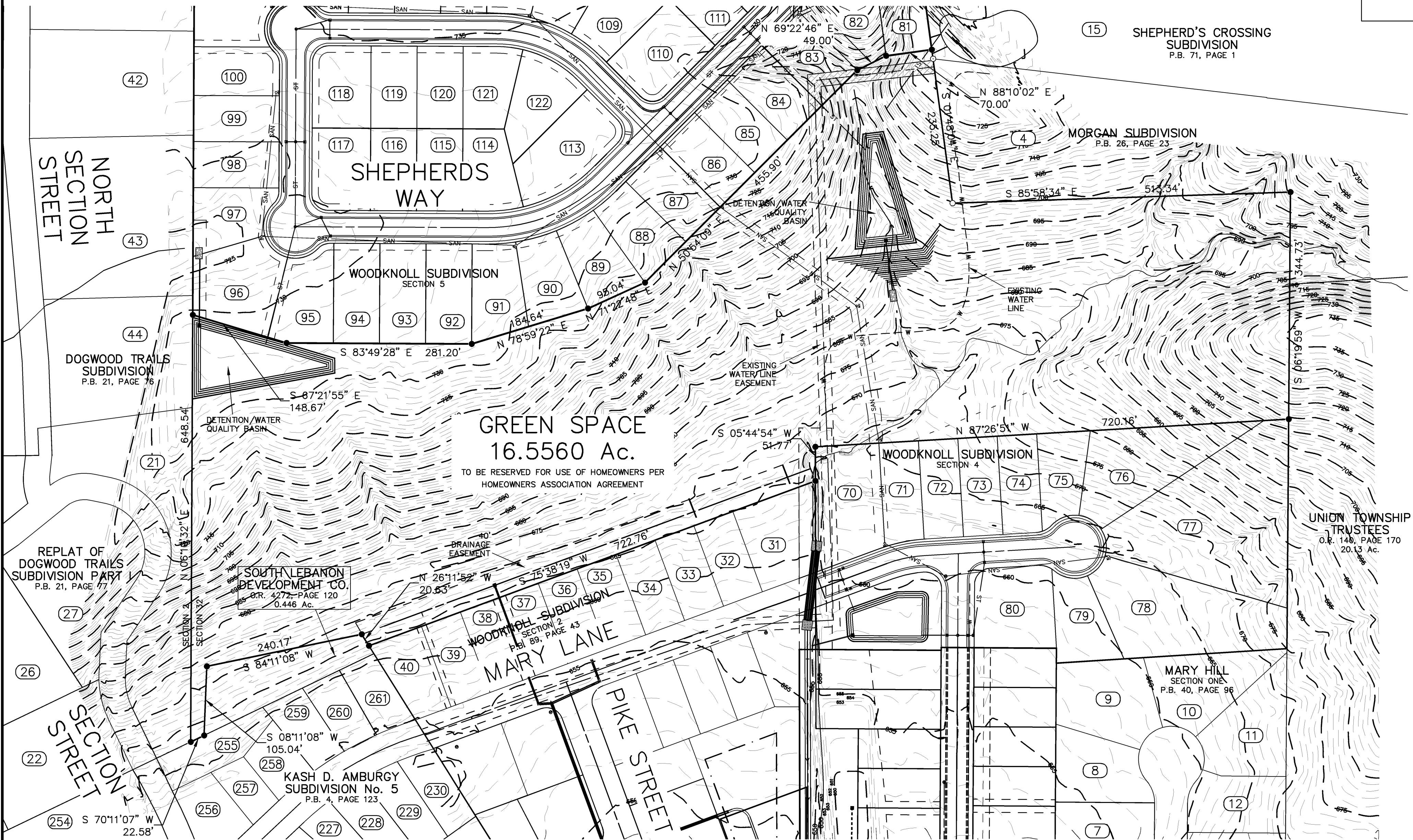
MINIMUM LOT WIDTH: 70'
MINIMUM FRONT SETBACK: 25'
MINIMUM SIDE YARD WIDTH: 6'
MINIMUM REAR YARD: 30'
MINIMUM LOT AREA: 8635 SQ.FT.

NAME	NATIONAL GEODETIC SURVEY CONTROL MONUMENTS				
	NAD 83 (2011)	ELLIPSOID	OHIO STATE PLANE	COORDINATES NAVD 88	ELEVATION
WAR061	39°21'38.90148"N	LONGITUDE	84°13'12.92304"W	NORTHING	EASTING
		HEIGHT	693.068	500259.296	1482144.438
LEBANON	39°25'49.78838"N	RESIDUALS	84°16'59.28360"W	525982.8587	1464871.2303
CORS ARP			739.654	ΔH = 0.000 sft	850.182
LEBA				ΔV = +0.000 sft	
BISHOP (3001)					
SITE BASE STATION "BISHOP (3001)" LOCAL SITE SETTINGS					
	39°22'38.39064"N	84°12'29.46053"W	546.996	506212.6602	1485671.4837
					657.457
GROUND SCALE FACTOR: 1.0000901954					
GEIOD MODEL: GEIOD03 (CONUS)					
LOCAL GROUND COORDINATES					
				NORTHING	EASTING
				506212.6602	1485671.4837
					657.457
UNITS ARE IN U.S. SURVEY FEET (SFT)					

BEARING NOTE:
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VICINITY MAP
SCALE 1"=2000'



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DEVELOPER:
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Jason C. McConnaughey
JASON C. MCCONNAUGHEY, P.S. 6/16/2016
DATE

Loren M. Puckett
LOREN M. PUCKETT, P.E. 6/16/2016
DATE

DEED REFERENCE:
1ST NATIONAL BANK
DOC. No. 2016-005036
38.0100 Ac.



WOODKNOLL SUBDIVISION
SECTION 5
PRELIMINARY PLAT

REVISIONS

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www.mccartyassociates.com

PRELIMINARY PLAT	DATE	2016
WOODKNOLL SUBDIVISION SECTION 5	SCALE	NOTED
SEC 2, TOWN 4, RANGE 2		
VILLAGE OF SOUTH LEBANON		
WARREN COUNTY, OHIO		
DRAWING NUMBER	SHEET	
E12-541B	2	2