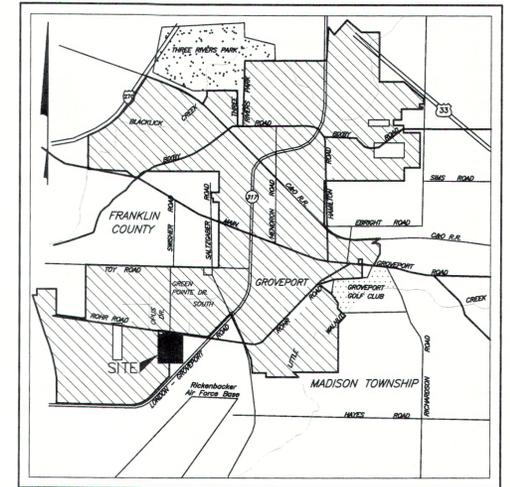
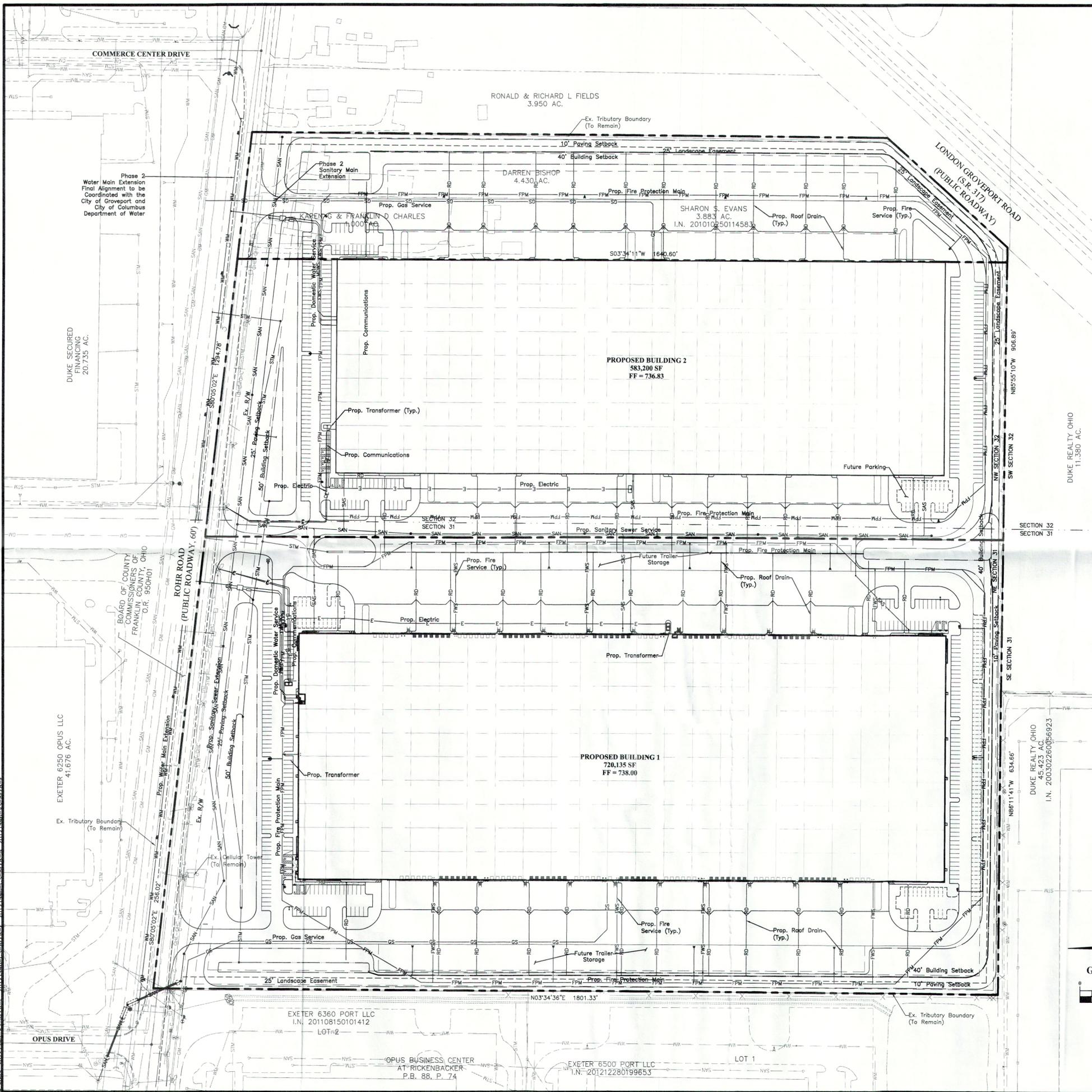


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**LEGEND**

EXISTING	
— ST —	Storm Sewer
— SA —	Sanitary Sewer
— WM —	Water
— E —	Underground Electric
— C —	Underground Communication
— G —	Gas
— UGL —	Underground Street Lighting
— OHE —	Overhead Electric/Communication
PROPOSED	
— STM —	Storm Sewer
— RD —	Roof Drain
— SAS —	Sanitary Sewer
— SAN —	Sanitary Sewer Service
— WS —	Water Service
— DWS —	Domestic Water Service
— FPM —	Private Fire Protection Main
— WM —	Water Main
— C —	Communication
— E —	Electric

**PROJECT DATA TABLE**

Address:	3099 - 3283 Rohr Road	
Existing Zoning:	PIP	
Proposed Zoning:	PIP	
	<b>Building 1</b>	<b>Building 2</b>
Total Site Area:	60.866 Ac	31.737 Ac
Disturbed Area:	60.866 Ac	31.737 Ac
Pre-developed Impervious Area:	0.796 Ac (1.3%)	0.862 Ac (2.7%)
Pre-developed Pervious Area:	60.070 Ac (98.7%)	30.875 Ac (97.3%)
Post-Developed Impervious Area:	45.650 Ac (75%)	24.778 (78%)
Post-Developed Pervious Area:	15.217 Ac (25%)	6.959 Ac (22%)
Approximate Building Area:	1,060,000 SF	

**Stormwater Note**

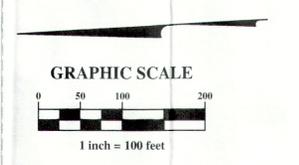
Stormwater management will be achieved through the combination of parking lot ponding, ditches/swales and basins. This system provides more than 46 ac-ft of storage volume. During the 100-year storm, 19.5 ac-ft of that volume will be utilized.

**FEMA Note**

According to the Federal Emergency Management Agency's Flood Insurance Rate Map (dated 6/17/2008), the subject parcel shown hereon lies within Zone "X", Community Panel No. 39049C0433X.

**General Note**

All signage, fences and accessory structures will meet the applicable provisions of the City of Groveport Zoning code.



**PREPARED BY:**  
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 emht.com

Registered Engineer No. \_\_\_\_\_ Date \_\_\_\_\_

<b>REVISIONS</b> MARK DATE DESCRIPTION	<b>VAN TRUST REAL ESTATE, LLC</b>
CITY OF GROVEPORT, FRANKLIN COUNTY, OHIO <b>FINAL DEVELOPMENT PLAN FOR ROHR ROAD SITE</b>	
<b>DATE</b> May 8, 2014	
<b>SCALE</b> 1" = 100'	
<b>JOB NO.</b> 2014-0340	
<b>SHEET</b> 1/1	