



**GENERAL SITE NOTES:**

- 1) LOT INFORMATION:  
 FEDERAL ADDRESS: COMMERCIAL STREET  
 TAX MAP ID: 100-00  
 ZONING: UNITS B, UNITS C & RESIDENTIAL  
 REGIONAL (OPTIONAL) (R-1)  
 LOT AREA: 13.8 ACRES  
 WIDE: 30, 40, 50, 75, 90
- 2) OWNER & APPLICANT:  
 RIDGE AT ROCKPORT, LLC
- 3) ENGINEER:  
 GARTLEY & DORSKY ENGINEERING & SURVEYING, INC.  
 500 UNION STREET - P.O. BOX 1031 - CUMBER MICHIGAN 49824  
 (507) 236-1343
- 4) NUMBER OF UNITS: 20
- 5) NUMBER OF PARKING SPACES: 22
- 6) PROPOSED WETLAND IMPACT: 0.0024 S.F.

**PLAN REFERENCES:**

- 1) WETLAND SURVEY, THE ROCK AT ROCKPORT BY GARTLEY & DORSKY ENGINEERING & SURVEYING DATED AUGUST 21, 2013

**SURVEYOR'S NOTES:**

- 1) THIS IS NOT A BOUNDARY SURVEY. PROPERTY LINES ARE BASED ON PLAN 1011-10-01-01.
- 2) ALL BOUNDARY LINES ARE SHOWN WITH A PLASTIC ELK-1000S CAP STATION 1011-10-01-01-01.
- 3) ALL DISTANCES ARE REFERENCED TO THE VERTICAL CURVATURE SYSTEM OF 1983 (NAD 83). BASED ON A REFERENCE ELEVATION OF 100.00 FEET. THE CORRECTION FACTOR IS 0.00012411.
- 4) SURVEYING WAS PERFORMED TO AVOID 1000 BOUNDS ON STATIC GPS OBSERVATIONS PERFORMED ON AUGUST 16, 2013 AND FROM 0800 THROUGH THE WETLAND SURVEY. SURVEYING WAS PERFORMED UNDER STABLE CONDITIONS.
- 5) THIS PLAN IS THE RESULT OF AN ON-SITE WETLAND FIELD SURVEY PERFORMED IN AUGUST, 2013.
- 6) WETLAND SURVEYING IS THE BASIS FOR THE LOCATION OF PROPOSED UNITS DATED 2013.
- 7) BOOKS AND PAGES REFERRED TO ON THIS PLAN ARE LOCATED IN THE LOCAL GOVERNMENT OFFICE.
- 8) WETLAND BOUNDARY UPDATED BY DAVID MAUGER, L.S.C., CERTIFIED SOIL SCIENTIST & WETLAND SCIENTIST, AUGUST 2013.



**LEGEND**

— SURVEYED UNIT	○ VEGETATION UNITS
- - - APPARENT PROPERTY LINE	○ WETLAND SURVEY (LOCATED)
- - - SETBACK	○ APPROXIMATE WETLAND GPS (LOCATED)
● IRON ROD FOUND	○ (FOR DEED DRAWING REF. LOCATION AT 1000)
- - - EXISTING CONDUIT	
- - - PROPOSED CONDUIT	
○ EXISTING UTILITY POLE	
- - - EXISTING GUY RIGGAGE	
- - - EXISTING OVERHEAD UTILITY LINE	
○ EXISTING WELL	
- - - EXISTING STREAM FIVE	
--- PROPOSED STREAM FIVE	
○ EXISTING STREAM FIVE	
○ COYOTE HOLE TRAP	
○ DECIDUOUS TREE	

**Schematic Plan (Option 4)**

**RIDGE AT ROCKPORT, LLC  
RIDGE AT ROCKPORT**

COMMERCIAL STREET (ROUTE 1)

**Gartley & Dorsky  
ENGINEERING & SURVEYING**

ADVANCE COPY

PROGRESS PRINT  
NOT FOR CONSTRUCTION

PLAN NO. 1011-10-01-01

**C-1**