

PLAN DATA:

Owners: Carrie M. Lee and James M. Lee
 213 Lily Lane
 Kennett Square, PA 19348
 U.P.I. No.: 61-5-81.8
 Source of Title: Record Book 8943, Page 78
 Lot Area: 0.203 Acre (8,825 SF)
 Datum: Assumed
 Limit of Disturbance: +/- 2500 S.F.

NOTES:

- 1.) Completeness and accuracy of location and depth of underground utilities or structures cannot be guaranteed. Location and depth of all underground utilities and facilities must be verified prior to any earth moving activities in accordance with Act 287 of 1974, as amended.
- 2.) The swimming pool must be enclosed by a 4' minimum high fence. The gate for the fence must be self-closing with a latch.
- 3.) Place a 4' high temporary fence around all open areas during construction.
- 4.) The locations of any underground roof drain and/or stormwater collection systems, if any, have not been identified or located, and shall be verified prior to construction.

IMPERVIOUS COVERAGE (ZONING)

Existing Impervious Coverage	3,379 SF (38%)
Proposed Pool	+ 640 SF
Proposed Pool Coping	+ 242 SF
Proposed Deck	+ 855 SF
Proposed Equipment Pad	+ 50 SF
Total Proposed Impervious Coverage	5,166 SF (54%)

IMPERVIOUS COVERAGE (STORMWATER MANAGEMENT)

Proposed Pool	+ 0 SF
Proposed Pool Coping	+ 242 SF
Proposed Deck	+ 0 SF
Proposed Equipment Pad	+ 50 SF
Total Proposed Impervious Coverage	292 SF

LINES & GRADES PLAN

**FOR A PROPOSED
 IN-GROUND SWIMMING POOL**

FOR PROPERTY KNOWN AS
LOT #5 ~ UNIONVILLE WALK

ALSO KNOWN AS
213 LILY LANE

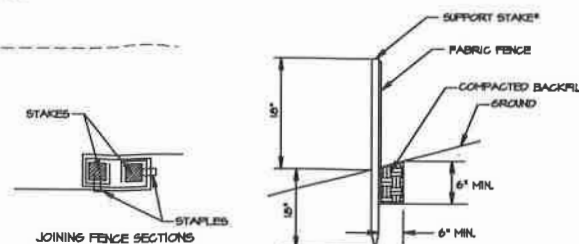
SITUATE IN
 EAST MARLBOROUGH TOWNSHIP, CHESTER COUNTY, PENNSYLVANIA

SCALE: 1" = 10'

DATE: MARCH 16, 2021

LEGEND:

EXISTING CONTOUR	--- 1/8 ---
EXISTING GRADE	98x0
PROPOSED CONTOUR	(1/8)
PROPOSED GRADE	(98x0)
FILTER FABRIC FENCE	FF



* Stakes spaced @ 8' maximum. Use 2" x 2" wood or equivalent steel stakes.
 Filter Fabric Fence must be placed at level existing grade. Both ends of the barrier must be extended at least 6 feet up slope at 45 degrees to the main barrier alignment.

STANDARD CONSTRUCTION DETAIL #19
 Standard Filter Fabric Fence (18' High)
 NOT TO SCALE



Crossan ~ Raimato, Inc.
 Professional Land Surveyors 117 Saginaw Road, Suite 1,
 610-869-0566 New London Township, PA 19352