

# Wilmington Heights Nuisance Abatement

4618 (Aka 4614, 4618 - 4652) Wilmington Pike, Kettering, OH 45440  
Parcel #: N64 03401 0035 & N64 03401 0036

ARCHITECT

App Architecture

615 Woodside Drive  
Englewood, Ohio 45322  
(937) 836-8898

CIVIL ENGINEER

The Kleingers Group

6219 Centre Park Drive  
West Chester, Ohio 45069  
(513) 779-7851

ELECTRICAL, MECHNICAL AND PLUMBING ENGINEERS

L2 Engineering, LLC

7949 Washington Woods Drive  
Dayton, OH 45459  
(937) 361-6731

STRUCTURAL ENGINEER

Reis Engineering, LLC

5630 Brooks Run  
Liberty Township, OH 45011  
(513) 907-4134

ENVIRONMENTAL

Helix, Environmental, Inc.

1 Elizabeth Place, Suite 160H  
Dayton, OH 45417  
(937) 226-0650



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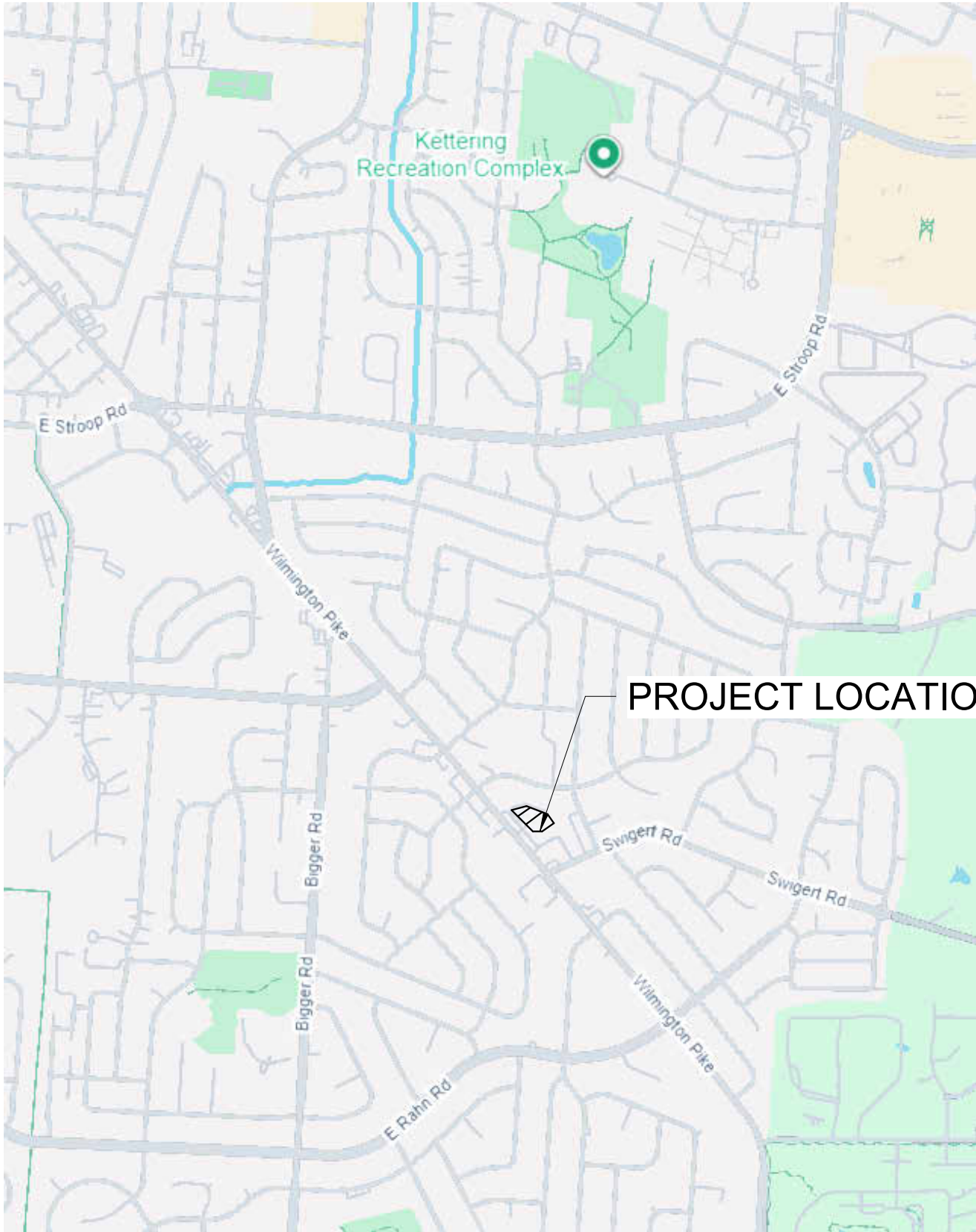
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## VICINITY MAP



PROJECT LOCATION

## CODE INFORMATION

### GOVERNING CODE:

2024 OHIO EXISTING BUILDING CODE (OEBC)  
COMPLIANCE METHOD:  
SECTION 301.3.1 PRESCRIPTIVE COMPLIANCE METHOD ACCORDING TO OEBC  
SECTIONS 302 - 309 AND CHAPTER 5.  
2024 OHIO BUILDING CODE (OBC)

### PROJECT DESCRIPTION

PARTIAL DEMOLITION OF THE RETAIL STRIP CENTER AND RENOVATION TO AFFECTED STRUCTURES LOCATED AT 4650 WILMINGTON PIKE, KETTERING, OH 45440. THE CITY OF KETTERING HAS DECIDED TO DEMOLISH RETAIL SUITES A THRU H ALONG WITH ASSOCIATED PARKING FIELDS LEAVING A CLEAN PAD FOR FUTURE DEVELOPMENT. THE REMAINING PORTION OF THE RETAIL CENTER SHALL BE RENOVATED WITH A NEW EIFS FACADE TREATMENT WHERE THE CURRENT DEMISING WALL BECOMES EXPOSED.

### USE GROUP CLASSIFICATION

OBC (302) USE GROUP: B BUSINESS

[ SCOPE OF WORK WILL NOT MODIFY CURRENT USE GROUP CLASSIFICATION.]

### CONSTRUCTION TYPE CLASSIFICATION

OBC (602) CONSTRUCTION TYPE = 3B (EXISTING - NO CHANGE)

### HEIGHT AND AREA LIMITATIONS

EXISTING 2 STORY STRUCTURE. NO CHANGE  
BUILDING AREA SHALL BE REDUCED BY 5,831 SF

### ENERGY CODE NOTES

ENERGY CODE: 2019 ASHRAE 90.1  
PRESRIPTIVE BUILDING ENVELOPE DESIGN PER TABLE 5.5-5  
WALLS ABOVE GRADE:  
MASS WALL R-11.4C.I. MIN.

### OTHER CODE PROVISIONS

DEMOLITION NOTICE OF INTENT FILING AND ASSOCIATED COST SHALL BE BY THE CONTRACTOR.

PROVIDE THE FOLLOWING INFORMATION TO THE FIRE MARSHAL:  
1. NAME AND CONTACT INFORMATION FOR THE DAILY ON-SITE MANAGER.  
2. NAME AND CONTACT INFORMATION OF THE CONTRACTORS.  
3. PROVIDE MASTER KEYS AND/ OR LOCK COMBOS FOR THE BUILDING AND ANY GATES PRIOR TO ANY WORK.  
duane.stitzel@ketteringoh.org (937) 296 - 3384

### ENVIRONMENTAL NOTES

20% OF THE PAINT IN THE DEMOLITION AREAS CONTAIN DETECTABLE CONCENTRATIONS OF LEAD.

CONTRACTORS ARE REQUIRED TO COMPLY WITH THE OSHA LEAD STANDARD (29 CFR 1926.62) DURING ANY WORK WHICH IS DISTURBS LEAD - CONTAINING MATERIALS. THE STANDARD REQUIRES EMPLOYERS TO PROTECT THEIR EMPLOYEES DURING THE INITIAL PORTION OF THE WORK UNTIL AIRBORNE LEAD EXPOSURE LEVELS HAVE BEEN DETERMINED. THESE INITIAL REQUIREMENTS INCLUDE:

- RESPIRATORY PROTECTION
- PROTECTIVE CLOTHING
- CLEAN CHANGE AREAS TO DON/OFF CLOTHING
- HAND WASHING FACILITIES
- BIOLOGICAL MONITORING (BLOOD LEAD TESTING)
- TRAINING ON LEAD HAZARDS UNDER HAZARD COMMUNICATION AND RESPIRATOR STANDARDS.

### ALTERNATES

BASE BID: BUILDING DEMOLITION, EXTERIOR RENOVATION AND SITE RESTORATION AT BUILDING PAD ONLY. EXISTING PAVED AREAS, SITE FEATURES AND UNDERGROUND UTILITIES SHALL REMAIN.

ALTERNATE 1: REMOVAL OF SITE PAVING, SITE FEATURES AND UNDERGROUND UTILITIES.

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Wilmington Heights Nuisance Abatement

| ISSUE    |                  |             |
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| NO.      | DATE             | DESCRIPTION |
| 06/30/26 | FOR CONSTRUCTION |             |

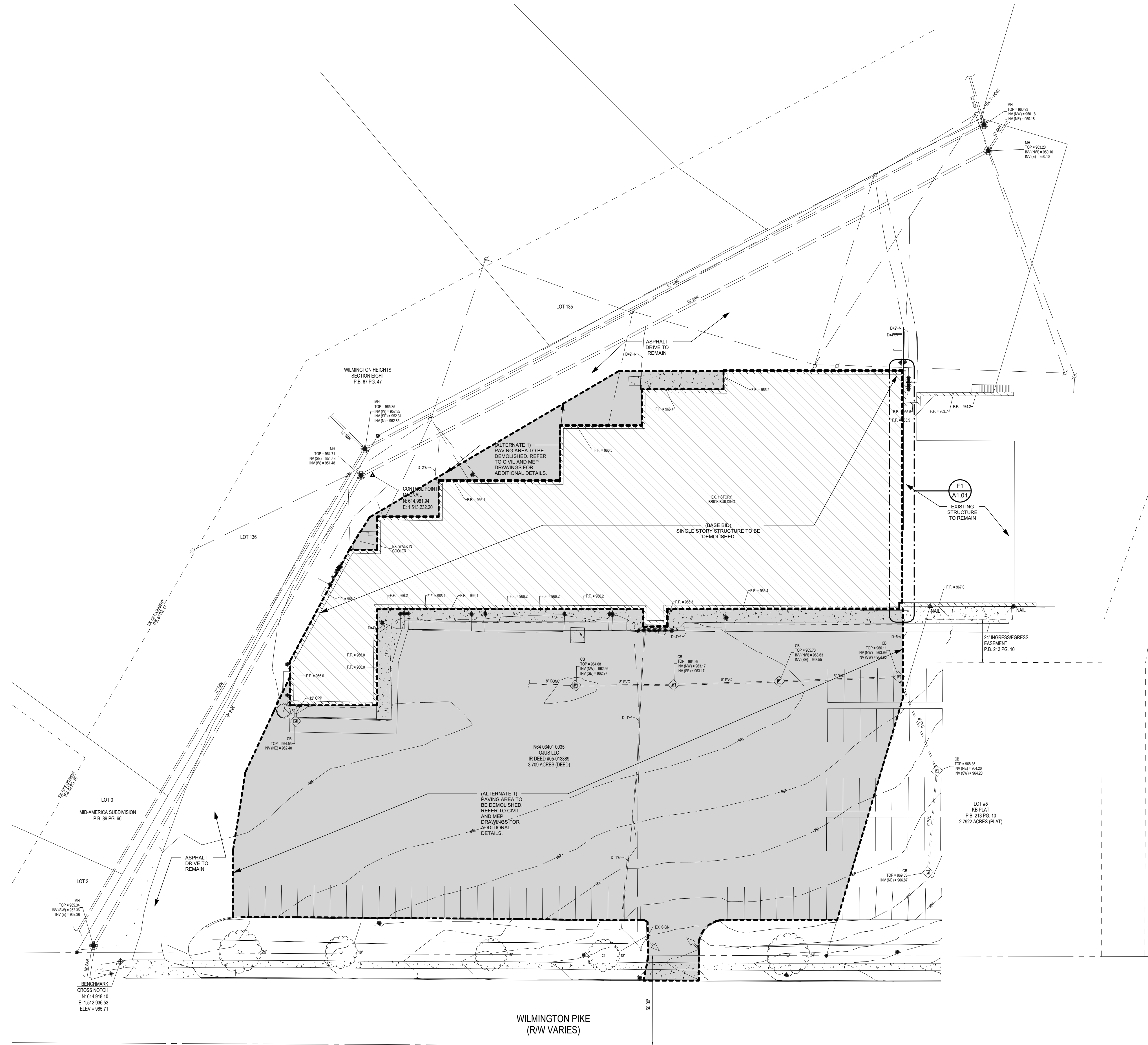
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| DATE    | 06/30/2026 |
| JOB NO. | 4410.00    |
| DRAWN   | SS         |
| CHECKED | DW         |

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TITLE  
COVER SHEET

SHEET NO.  
G0.01



7/7/2026 10:00:05 AM



**(F1) DEMOLITION SITE PLAN**  
1" = 30'-0"

## GENERAL NOTES

- PRIOR TO CONSTRUCTION, FIELD INVESTIGATE EXISTING CONDITIONS AND NOTIFY ARCHITECT OF ANY DISCREPANCIES.
- PRIOR TO DEMOLITION, VERIFY THAT EXISTING UTILITIES HAVE BEEN DISCONNECTED AND CAPPED, AND TEMPORARY SHORING IS IN PLACE TO PREVENT MOVEMENT, SETTLEMENT, OR COLLAPSE OF CONSTRUCTION.
- REFER TO STRUCTURE AND MEP DRAWINGS FOR ADDITIONAL DEMOLITION REQUIREMENTS.
- REFER TO CIVIL DRAWINGS FOR ADDITIONAL DEMOLITION REQUIREMENTS.
- SALVAGE VERTICAL METAL PANELS AND ASSOCIATED TRIM IN QUANTITIES NECESSARY FOR REUSE IN INFILLING OPEN END OF EXISTING CANOPY.
- MAINTAIN FIRE APPARATUS ACCESS AROUND THE STRUCTURE AT ALL TIMES.
- MAINTAIN ACCESS TO ALL FIRE HYDRANTS.
- REMOVE ALL COMBUSTIBLE ITEMS FROM THE BUILDING AT THE END OF EACH DAY.
- PROVIDE FIRE EXTINGUISHERS THROUGHOUT THE SITE IN A SAFE AREA.
- SMOKING SHALL BE PROHIBITED EXPECT IN APPROVED/DESIGNATED AREAS.
- ANY TEMPORARY FUEL TANKS SHALL BE PROHIBITED EXCEPT IN APPROVED/DESIGNATED AREAS.
- DEMOLITION AREA SHALL BE SECURED.
- FIRE INSPECTIONS WILL OCCUR DURING THE DEMO PHASE.

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TITLE  
**DEMOLITION SITE PLAN**

SHEET NO.  
**GO.02**



GENERAL NOTES

1. THE CITY OF KETTERING, AND THE CURRENT EDITION OF THE STATE OF OHIO DEPARTMENT OF TRANSPORTATION CONSTRUCTION AND MATERIAL SPECIFICATIONS (DOT CMS), INCLUDING ALL SUPPLEMENTS, SHALL GOVERN ALL MATERIALS AND WORKMANSHIP INVOLVED IN THE IMPROVEMENTS SHOWN ON THIS PLAN. IGNORE REFERENCES TO MEASUREMENT AND PAYMENT IN THE DOT CMS UNLESS NOTED OTHERWISE. IN THE CASE OF CONFLICTS BETWEEN THE DOT CMS AND THE CITY OF KETTERING REQUIREMENTS, THE CITY OF KETTERING REQUIREMENTS SHALL PREVAIL.
2. THE CONTRACTOR IS RESPONSIBLE FOR THE INVESTIGATION, LOCATION, SUPPORT, PROTECTION, AND RESTORATION OF ALL EXISTING UTILITIES AND APPURTENANCES WHETHER SHOWN ON THESE PLANS OR NOT. THE CONTRACTOR SHALL EXPOSE ALL UTILITIES OR STRUCTURES PRIOR TO CONSTRUCTION TO VERIFY THE VERTICAL AND HORIZONTAL EFFECT ON THE PROPOSED CONSTRUCTION. THE CONTRACTOR SHALL CALL TOLL FREE, THE OHIO UTILITIES PROTECTION SERVICE AT 1-1 OR 1-800-362-2764 48 HOURS (EXCLUDING WEEKENDS AND HOLIDAYS) PRIOR TO CONSTRUCTION AND SHALL NOTIFY ALL UTILITY COMPANIES WHO ARE NON-MEMBERS OF THE OHIO UTILITIES PROTECTION SERVICE AT LEAST 48 HOURS (EXCLUDING WEEKENDS AND HOLIDAYS) PRIOR TO WORK IN THE VICINITY OF THEIR UNDERGROUND LINES.
3. CONTRACTOR SHALL OBTAIN A PERMIT FOR ALL CONSTRUCTION ACTIVITIES IN ACCORDANCE WITH LOCAL, STATE, & FEDERAL REGULATIONS. A RIGHT OF WAY PERMIT AND INSPECTIONS FROM THE CITY OF KETTERING ENGINEERING DEPARTMENT ARE REQUIRED FOR ALL WORK WITHIN THE PUBLIC RIGHT OF WAY OR PUBLIC EASEMENTS. CALL 937-296-2436 AT LEAST 24 HOURS PRIOR TO COMMENCING ANY WORK IN THE RIGHT OF WAY OR CITY-RELATED EASEMENTS.
4. THE CONTRACTOR IS TO PERFORM ALL INSPECTIONS AS REQUIRED BY THE OHIO EPA FOR THE NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM (NPDES) PERMIT AND FURNISH OWNERS REPRESENTATIVE WITH WRITTEN REPORTS. CONTRACTOR SHALL NOTIFY THE CITY OF KETTERING ENGINEERING DEPARTMENT PRIOR TO ANY EARTH DISTURBING ACTIVITY SO THAT INSPECTION OF EROSION CONTROL MEASURES CAN BE PERFORMED.
5. THE CONTRACTOR IS REQUIRED TO VISIT THE SITE AND FULLY INFORM THEMSELVES CONCERNING ALL CONDITIONS AFFECTING THE SCOPE OF THE WORK. FAILURE TO VISIT THE SITE SHALL NOT RELIEVE THEM FROM ANY RESPONSIBILITY IN THE PERFORMANCE OF THE CONTRACT.
6. NO ADDITIONAL COMPENSATION SHALL BE ALLOWED FOR EXPENSES INCURRED DUE TO SOIL CONDITIONS, GROUNDWATER, AND/OR ROCK EXCAVATION, ALL OF THESE ITEMS SHALL BE INCLUDED IN THE PRICE BID FOR THE PROJECT.
7. THE COST OF ALL Dewatering REQUIRED FOR THE CONSTRUCTION OF THIS PROJECT SHALL BE INCLUDED IN THE PRICE BID FOR THE PROJECT.
8. THE DIRECT OR INDIRECT DISCHARGE OR PUMPING OF UNFILTERED SEDIMENT-LADEN WATER INTO THE STORM DRAINAGE SYSTEM OR WATERCOURSE IS ILLEGAL AND PROHIBITED.
9. ANY WELL, WELL POINT, PIT, OR OTHER DEVICE INSTALLED FOR THE PURPOSE OF LOWERING THE GROUND WATER TO FACILITATE CONSTRUCTION OF THIS PROJECT SHALL BE PROPERLY ABANDONED IN ACCORDANCE WITH THE PROVISIONS OF SECTION 3745-9-10 OF THE OHIO ADMINISTRATIVE CODE OR IN ACCORDANCE WITH THE PROVISIONS OF THIS PLAN AS DIRECTED BY THE DIRECTOR OF PUBLIC UTILITIES OR HIS REPRESENTATIVE.
10. ANY CONTRACTOR INSTALLING ANY WELL, WELL POINT, PIT, OR OTHER DEVICE USED FOR THE PURPOSE OF REMOVING GROUND WATER FROM AN ADJUTER SHALL COMPLETE AND FILE A WELL LOG AND DRILLING REPORT FORM WITH THE OHIO DEPARTMENT OF NATURAL RESOURCES (ODNR), DIVISION OF WATER, WITHIN 30 DAYS OF THE WELL COMPLETION IN ACCORDANCE WITH THE OHIO REVISED CODE SECTION 1521.01 AND 1521.05 IN ADDITION, ANY SUCH FACILITY IS COMPLETED IN ACCORDANCE WITH SECTION 1521.16 OF THE OHIO REVISED CODE. FOR COPIES OF THE NECESSARY WELL LOG, DRILLING REPORT, OR RELOCATION FORMS, PLEASE CONTACT: OHIO DEPARTMENT OF NATURAL RESOURCES, 2045 MORSE ROAD, COLUMBUS, OHIO 43229, 614-265-6576.
11. THE CONTRACTOR SHALL BE SOLELY RESPONSIBLE TO THE ODNR FOR THE REGISTRY, MAINTENANCE AND ABANDONMENT OF ANY WITHDRAWAL DEVICE USED IN CONSTRUCTION OF THIS PROJECT.
12. ALL DIMENSIONS ARE TO THE EDGE OF PAVEMENT AND/OR FACE OF CURB, UNLESS OTHERWISE NOTED.
13. ALL SITE SIGNAGE, STRIPING COLOR AND WIDTH SHALL BE PER THE OHIO MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES.
14. ALL EXISTING PAVEMENTS, WALKS, CURBS, ETC. SHALL BE FULL DEPTH SAWCUT BEFORE REMOVAL. IF, DURING CONSTRUCTION, THE PAVEMENT, WALKWAY, CURB, ETC. IS DAMAGED BEYOND THE ORIGINAL SAWCUT, THE DAMAGED AREA SHALL BE RECUT TO NEAT LINES AS DIRECTED BY THE ENGINEER. PAYMENT FOR SAWCUTTING SHALL BE INCLUDED IN THE PRICE BID FOR THE PROJECT.
15. THE CONTRACTOR SHALL FULL DEPTH SAWCUT EXISTING PAVEMENT TO PROVIDE A SMOOTH VERTICAL FULL DEPTH BUTT JOINT BETWEEN THE EXISTING PAVEMENT OR CURB AND THE PROPOSED PAVEMENT. CONTRACTOR SHALL LOCATE SOUND PAVEMENT EDGE AND CUT AND TRIM PAVEMENT TO A NEAT LINE. INCLUDE THE COST OF PAVEMENT REMOVAL AND DISPOSAL IN THE PRICE BID FOR THE PROJECT.

GRADING NOTES

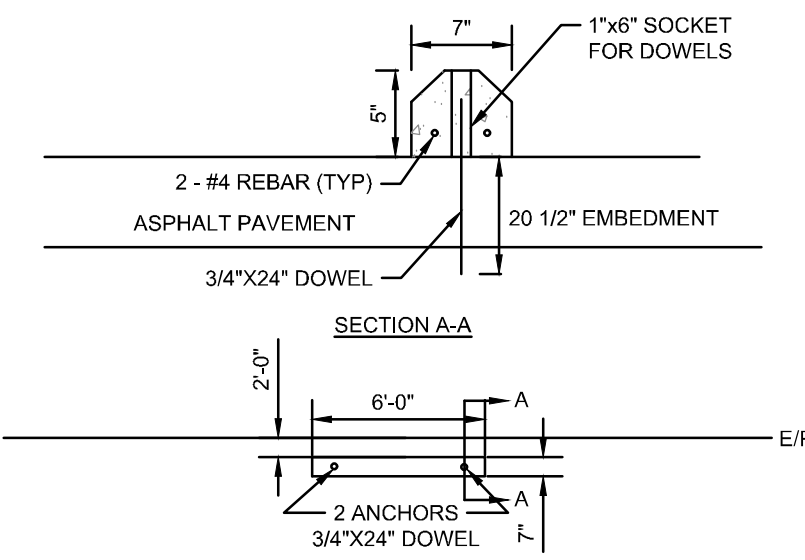
1. CONTRACTOR TO REMOVE TREES AND CLEAR AREAS AS NECESSARY TO PERFORM ALL SITE WORK INCLUDING GRADING AND UTILITY WORK.
2. PROTECTION OF EXISTING TREES AND VEGETATION: PROTECT EXISTING TREES AND OTHER VEGETATION INDICATED TO REMAIN IN PLACE AGAINST UNNECESSARY CUTTING, BREAKING OR SKINNING OF ROOTS, SKINNING OR BRUISING OF BARK, SMOTHERING OF TREES BY STOCKPILING CONSTRUCTION MATERIALS OR EXCAVATED MATERIALS WITHIN DRIP LINE, EXCESS FOOT OR VEHICULAR TRAFFIC, OR PARKING OF VEHICLES WITHIN DRIP LINE. PROVIDE TEMPORARY GUARDS TO PROTECT TREES AND VEGETATION TO BE LEFT STANDING.
3. ALL ELEVATIONS SHOWN ARE FINISHED GRADE ELEVATIONS.
4. SITE BUILDING PAD EXCAVATION AND CONSTRUCTION TO BE PER GEOTECHNICAL ENGINEER'S RECOMMENDATIONS. BUILDING PAD PREPARATION SHALL BEGIN BY CLEARING & STRIPPING UNSUITABLE MATERIAL FROM PAD SITE. THEN PLACE & COMPACT BACKFILL MATERIAL AT GEOTECHNICAL ENGINEER'S AND ARCHITECT'S RECOMMENDATIONS. ALL BACKFILL MATERIAL MUST BE ACCEPTABLE TO THE GEOTECHNICAL ENGINEER.
5. ALL FILL UNDER PAVEMENT SHALL BE COMPACTED TO THE GEOTECHNICAL ENGINEER'S RECOMMENDATIONS.
6. THE CONTRACTOR IS RESPONSIBLE FOR BALANCING THE SITE EARTHWORK ON SITE. THE CONTRACTOR IS RESPONSIBLE FOR BURY/BORROW PITS AS NEEDED TO BALANCE THE SITE. GEOTECH AND ENGINEER MUST APPROVE AREAS PRIOR TO BURY/BORROW OPERATIONS. AS-BUILT OF BURY/BORROW PIT WILL BE REQUIRED AT COMPLETION OF CONTRACTOR WORK AND MUST BE SUBMITTED TO THE CONSTRUCTION MANAGER.
7. CONTRACTOR SHALL IMPLEMENT ALL SOIL AND EROSION CONTROL PRACTICES REQUIRED BY CITY OF KETTERING AND THE OHIO EPA.
8. ALL GROUND SURFACE AREAS THAT HAVE BEEN EXPOSED OR LEFT BARE AS A RESULT OF CONSTRUCTION AND ARE TO FINAL GRADE AND ARE TO REMAIN SO, SHALL BE SEEDED AND MULCHED AS SOON AS PRACTICAL IN ACCORDANCE WITH THE PROJECT SPECIFICATIONS. IF NO SPECIFICATIONS ARE SUPPLIED, USE ODOT ITEM 659.
9. CONTRACTOR TO LAYOUT BUILDING BASED ON ARCHITECTURAL/FOUNDATION PLANS. SITE PLAN IS FOR CONCEPTUAL PURPOSES ONLY.

UTILITY NOTES

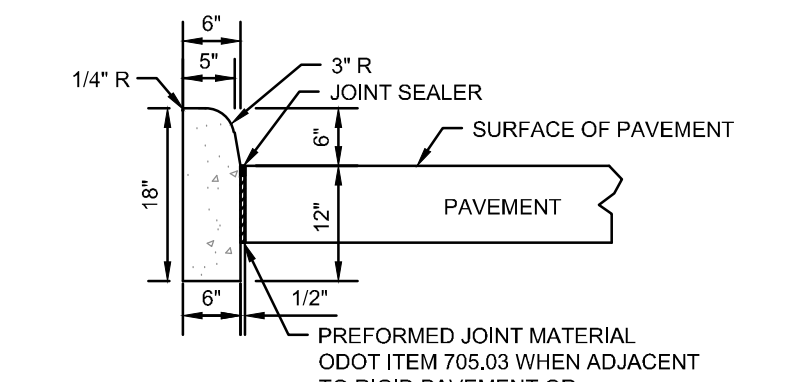
1. ALL DRAIN TILE AND STORM SEWERS DAMAGED, DISTURBED OR REMOVED AS A RESULT OF THE CONTRACTOR'S OPERATIONS SHALL BE REPLACED WITH THE SAME QUALITY PIPE OR BETTER, MAINTAINING THE SAME GRADIENT AS EXISTING. THE DRAIN TILE AND/OR STORM SEWER SHALL BE CONNECTED TO THE CURB SUBDRAIN, STORM SEWER SYSTEM OR OUTLETTED INTO THE ROADWAY DITCH AS APPLICABLE. REPLACED DRAIN TILE/STORM SEWER SHALL BE Laid ON COMPACTED BEDDING EQUAL IN DENSITY TO SURROUNDING STRATUM. REPLACEMENT SHALL BE DONE AT THE TIME OF THE BACKFILL OPERATION. COST OF THIS WORK TO BE INCLUDED IN THE PRICE BID FOR THE PROJECT.
2. ALL EXISTING UTILITIES KNOWN TO EXIST HAVE BEEN SHOWN ON THESE PLANS IN THEIR APPROXIMATE LOCATION. PRIOR TO THE BEGINNING OF CONSTRUCTION OR EARTH MOVING OPERATIONS, THE CONTRACTOR SHALL VERIFY THE LOCATION AND ELEVATION OF THE UTILITIES SHOWN. THE CONTRACTOR IS ALSO RESPONSIBLE FOR THE PROTECTION AND/OR RELOCATION OF ANY UTILITIES THAT MAY EXIST AND ARE NOT SHOWN.
3. THE CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING THE RELOCATION AND/OR PROTECTION OF ANY UTILITIES AS REQUIRED BY THE PLAN WITH THE OWNER OF THE AFFECTED UTILITY.
4. UTILITY POLES WITHIN INFLUENCE OF THE UTILITY OPERATIONS SHALL BE REINFORCED BY THE UTILITY COMPANY PRIOR TO THESE CONSTRUCTION ACTIVITIES. NOTIFICATION OF THE UTILITY COMPANY PRIOR TO CONSTRUCTION SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.
5. COMPACTED FILLS ARE TO BE MADE TO A MINIMUM OF THREE FEET ABOVE THE CROWN OF ANY PROPOSED SEWER PRIOR TO CUTTING OF TRENCHES FOR PLACEMENT OF SAID SEWERS. ALL FILLS SHALL BE CONTROLLED, COMPACTED, AND INSPECTED BY AN APPROVED TESTING LABORATORY OR AN INSPECTOR FROM THE APPROPRIATE GOVERNMENTAL AGENCY.
6. CONTRACTOR TO REPLACE ANY PAVEMENT OR UTILITIES DAMAGED WHICH ARE NOT SPECIFIED TO BE REMOVED ON THESE PLANS.
7. ALL CATCH BASINS PLACED WITHIN THE PAVEMENT SHALL HAVE HEAVY DUTY FRAMES AND GRATES. CATCH BASINS WITHIN AN ACCESSIBLE ROUTE SHALL CONFORM TO ADA REQUIREMENTS.
8. ADJUST ALL EXISTING CASTINGS AND CLEANOUTS WITHIN PROJECT AREA TO GRADE AS REQUIRED.
9. ALL CATCH BASINS WITH DEPTH GREATER THAN 6" SHALL BE PROVIDED WITH STEPS. STEPS SHALL MEET THE REQUIREMENTS OF ODOT ITEM 611.
10. ALL STORM AND SANITARY SEWER MANHOLES WITH A DEPTH GREATER THAN 6" SHALL BE PROVIDED WITH STEPS. STEPS SHALL MEET THE REQUIREMENTS OF ODOT ITEM 611.
11. DISTANCES SHOWN FOR BOTH SANITARY AND STORM SEWER PIPES ARE MEASURED FROM CENTER OF STRUCTURE. THE CONTRACTOR IS RESPONSIBLE FOR ACTUAL FIELD CUT LENGTH. COORDINATES FOR STORM AND SANITARY STRUCTURES ARE SHOWN TO THE CENTER OF STRUCTURE, UNLESS OTHERWISE NOTED.
12. IMMEDIATELY AFTER PLACEMENT OF ANY CONDUITS, THE CONTRACTOR SHALL CONSTRUCT THE END TREATMENTS REQUIRED BY THE PLANS AT BOTH THE OUTLET AND INLET ENDS. THIS SHALL INCLUDE HEADWALLS, CONCRETE, RIP RAP, ROCK CHANNEL PROTECTION, SODDING, POURING BOTTOMS, MUDGING LIFT HOLES, ETC.
13. ALL PROPOSED STORM SEWERS, SURFACE OR OTHER DRAINAGE FACILITIES ARE TO BE PRIVATE AND MAINTAINED BY THE OWNER. EROSION CONTROL MEASURES MUST PROVIDE PROTECTION UNTIL COMPLETION OF THE PROJECT AND VEGETATIVE STABILIZATION.
14. THE CONTRACTOR IS TO CONSTRUCT CURBS, CATCH BASINS, DOWNSPOUTS, PIPING AND CONNECTIONS ETC. AS REQUIRED TO CONVEY THE ROOF AND PAVED SURFACE DRAINAGE TO THE DETENTION BASIN.
15. ROOF DRAINS, FOUNDATION DRAINS AND ALL OTHER CLEAR WATER CONNECTIONS TO THE SANITARY SEWER SYSTEMS ARE PROHIBITED.
16. SITE CONTRACTOR SHALL PICK UP ALL UTILITIES, WITH THE EXCEPTION OF DOWNSPOUTS, 5' OUTSIDE BUILDING WALL. COORDINATE WITH CONSTRUCTION MANAGER.
17. ALL STORM STRUCTURES ARE ODOT TYPES UNLESS OTHERWISE INDICATED.
18. STORM SEWER PIPE LABELED "STW" SHALL BE ONE OF THE FOLLOWING: PVC SDR-35 PER ODOT ITEM 707.45, PVC PROFILE PIPE PER ODOT ITEM 707.43, HIGH DENSITY POLYETHYLENE PER ODOT ITEM 707.33, ALUMINIZED CORRUGATED METAL, ODOT ITEM 707.01, 707.02, OR REINFORCED CONCRETE PIPE, ODOT ITEM 706.02 CLASS IV. STORM SEWER PIPE LABELED "RCP" SHALL BE REINFORCED CONCRETE PIPE, ODOT ITEM 706.02 CLASS IV. ALL STORM IS TO BE INSTALLED PER ODOT ITEM 611. ALL STORM PIPE USED MUST HAVE A MANUFACTURER SPECIFIED FRICTION FACTOR OF 0.013 (N=0.013) OR LESS.
19. ALL CATCH BASINS IN THE PAVEMENT ARE TO HAVE 4, 4" PERFORATED UNDERDRAINS EXTENDING 10 LF FROM THE CATCH BASIN IN THE UPHILL DIRECTION AND CAPPED. ALL CATCH BASINS IN THE CURB ARE TO HAVE 2, 4" PERFORATED UNDERDRAINS EXTENDING 10 LF FROM THE CATCH BASIN IN THE UPHILL DIRECTION AND CAPPED.
20. FOR EXACT LOCATION OF DOWN SPOUTS & ROOF DRAINS, COORDINATE WITH CONSTRUCTION MANAGER. ALL ROOF DRAINS ARE TO BE 8" UNLESS OTHERWISE NOTED.
21. ALL YARD DRAINS SHALL BE ONE OF THE FOLLOWING: NYLOPLAST-ADS DRAIN BASIN, NOS DURACAST FABRICATED PVC CATCH BASIN, AGRI-DRAIN CATCH BASIN, OR APPROVED EQUAL.
22. ALL EXISTING INVERTS ALONG PROPOSED PIPE ALIGNMENTS SHALL BE VERIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION OF THE SEWER.
23. ANY FIELD TILE CUT IN EXCAVATION WHICH DRAINS IN AN OFFSITE AREA MUST BE TIED INTO THE STORM DRAINAGE SYSTEM.
24. THE FLOW IN ALL SEWERS, DRAINS, FIELD TILES AND WATERCOURSES ENCOUNTERED SHALL BE MAINTAINED BY THE CONTRACTOR AT HIS OWN EXPENSE, AND WHENEVER SUCH WATERCOURSES AND DRAINS ARE DISTURBED OR DESTROYED DURING THE PROSECUTION OF THE WORK, THEY SHALL BE RESTORED BY THE CONTRACTOR AT HIS OWN EXPENSE TO A CONDITION SATISFACTORY TO THE ENGINEER.
25. SANITARY SEWER SHALL BE SDR-35 OR APPROVED EQUAL AND CONFORM TO THE STANDARDS AND SPECIFICATIONS OF THE CITY OF KETTERING. PIPE MUST MEET MINIMUM SLOPE REQUIREMENTS OF THE CITY OF KETTERING AND OHIO EPA. SANITARY SEWER SHALL BE INSTALLED AT A MINIMUM DEPTH OF FOUR FEET (4') UNLESS OTHERWISE NOTED. A MINIMUM OF 18" CLEARANCE SHALL BE MAINTAINED AT ALL WATERLINE CROSSINGS. SANITARY SERVICE JOINTS SHALL CONFORM TO ASTM D-3212.
26. SANITARY SEWER IS TO BE BEDDED WITH CLEAN GRANULAR MATERIAL-AGGREGATES NOT TO BE LARGER THAN 3/4" AND NOT SMALLER THAN NO. 8 SIEVE, FREE OF SILT AND FINES, ASHTO M43 SIZE #67, 7 OR 8. BEDDING TO BE MINIMUM OF 6" BELOW & 12" ABOVE THE PIPE.
27. ALL WATERLINE CROSSINGS SHALL MAINTAIN A VERTICAL SEPARATION OF 18" MINIMUM. SANITARY SEWER SHALL BE LOCATED A MINIMUM OF 18" BELOW WATERLINE. AT ALL CROSSINGS, WATERLINE SHALL BE LOCATED A MINIMUM OF 10" HORIZONTALLY FROM ANY SANITARY SEWER. ALL MEASUREMENTS SHALL BE TAKEN FROM OUTSIDE OF SEWER PIPE TO THE OUTSIDE OF WATERLINE PIPE. ONE FULL LENGTH OF WATERLINE PIPE SHALL BE LOCATED AT ALL CROSSINGS TO ENABLE BOTH JOINTS TO BE LOCATED AS FAR FROM SEWER AS POSSIBLE. ALL WATER SHALL HAVE A MINIMUM OF 4" OF COVER.
28. WATERLINE 4 INCHES AND LARGER SHALL BE DUCTILE IRON PIPE CLASS 52, MINIMUM 250 PSI, ANWWA C151 OR PVC ANWWA C900, DR 14, PRESSURE CLASS 305 PSI. FIRE SERVICE PIPING SHALL MEET THE REQUIREMENTS OF NFPA 24. WATERLINE 2 INCHES AND UNDER TO BE TYPE "C" SOFT COPPER TUBING, ASTM B 88, OR APPROVED POLYETHYLENE.



NOTE:  
UNDERGROUND UTILITIES ARE PLOTTED FROM A  
COMPILED OF AVAILABLE RECORD INFORMATION AND  
SURFACE INDICATIONS OF UNDERGROUND STRUCTURES AND  
MAY NOT BE INCLUSIVE. PRECISE LOCATIONS AND THE  
EXISTENCE OR NON EXISTENCE OF UNDERGROUND UTILITIES  
CANNOT BE VERIFIED. PLEASE NOTIFY THE OHIO UTILITY  
PROTECTION SERVICE AT 811 OR 1-800-362-2764 BEFORE ANY  
PERIOD OF EXCAVATION OR CONSTRUCTION ACTIVITY.



PLAN VIEW  
**PRECAST CONCRETE  
WHEEL STOP DETAIL**  
N.T.S.



**BARRIER CURB DETAIL**  
N.T.S.



**THE  
KLEINGERS  
GROUP**

**CIVIL ENGINEERING**  
**SURVEYING**  
**LANDSCAPE**  
**ARCHITECTURE**

**www.kleingers.com**  
6219 Centre Park Dr.  
West Chester, OH 45389  
513.779.7851

SEAL:



| NO. | DATE     | DESCRIPTION      |
|-----|----------|------------------|
|     | 06/30/26 | FOR CONSTRUCTION |

**WILMINGTON  
HEIGHTS  
NUISANCE  
ABATEMENT**

**4618 (AKA 4614, 4618 - 4652)**  
**WILMINGTON PIKE,  
KETTERING, OHIO 45440**

|             |            |
|-------------|------------|
| PROJECT NO: | 251048-000 |
| DATE:       | 2026-06-30 |
| SCALE:      |            |

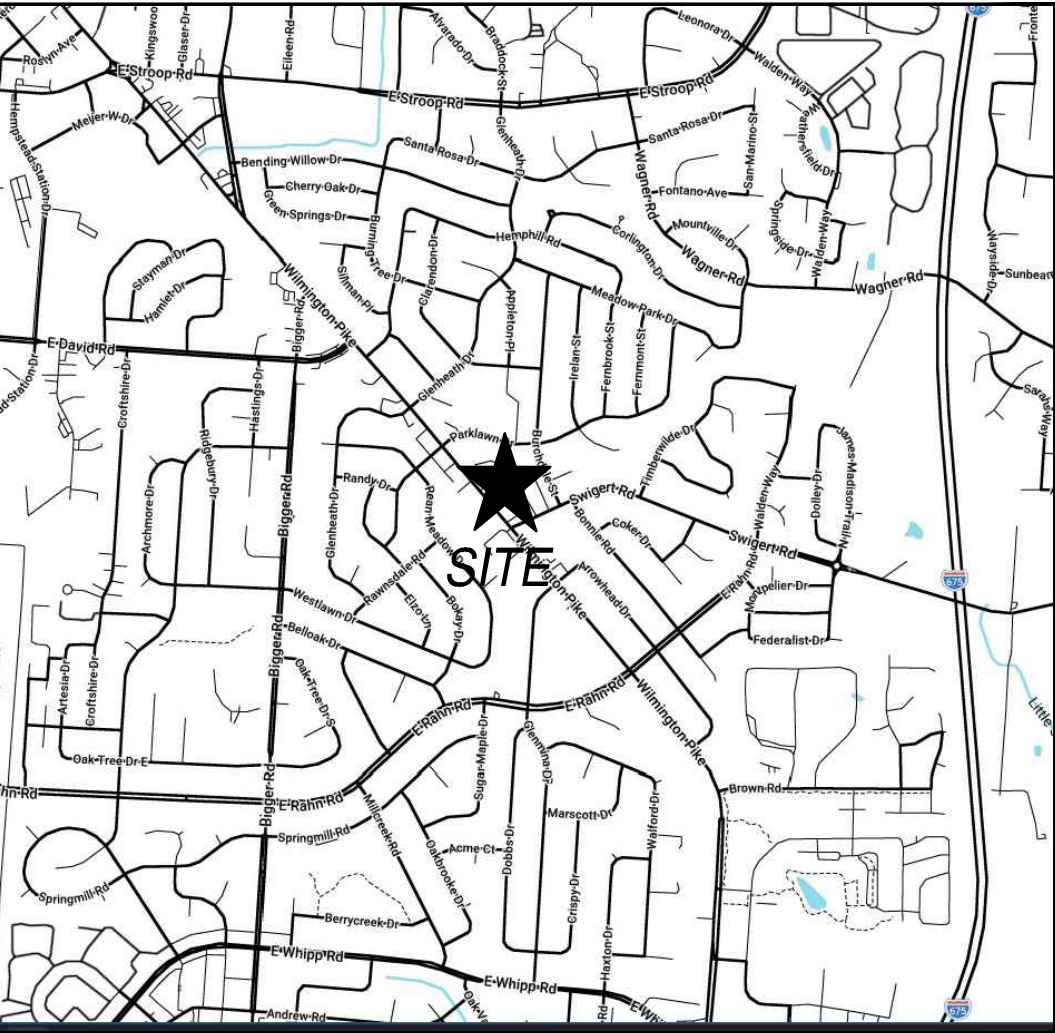
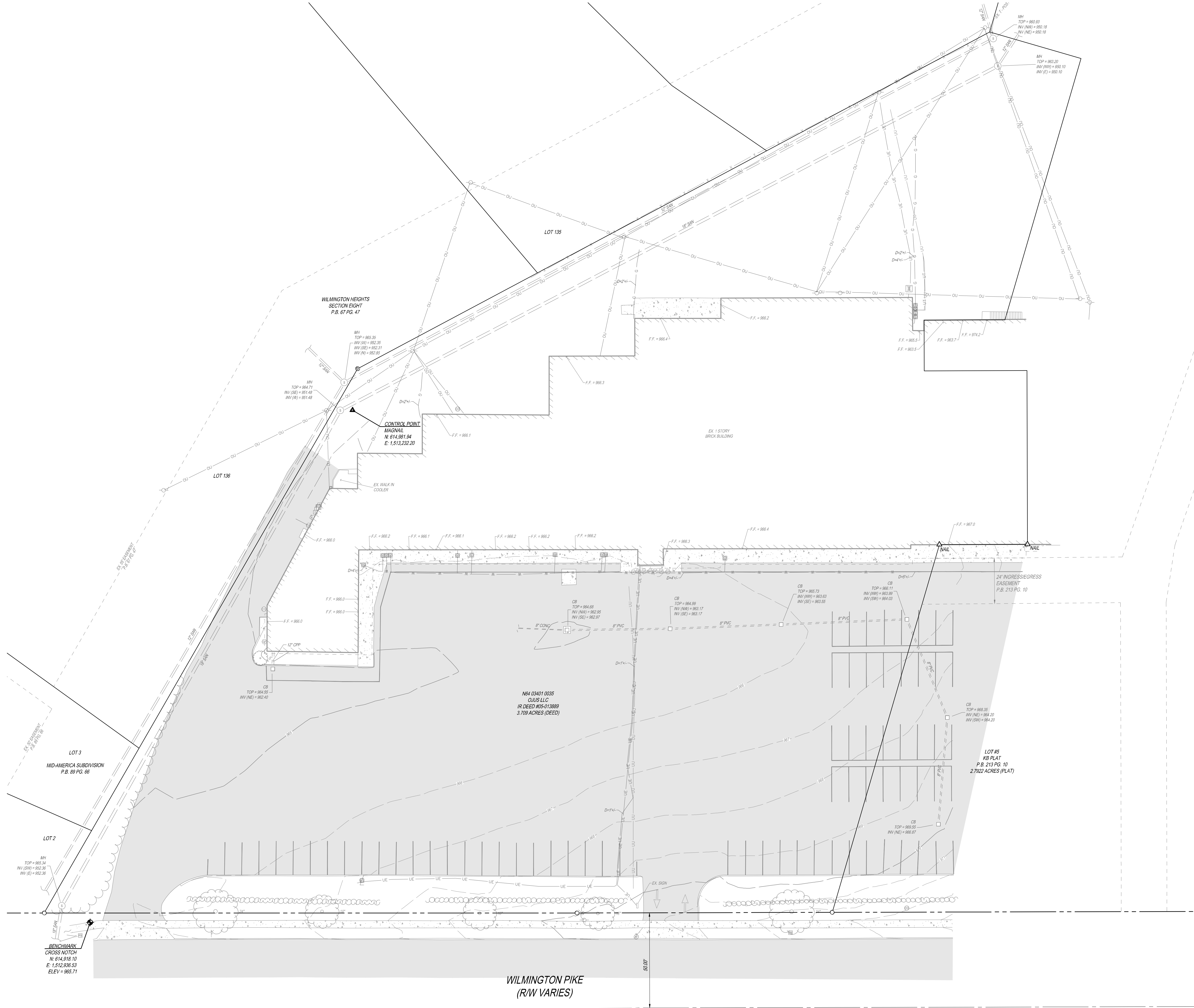
SHEET NAME:

**GENERAL NOTES  
& DETAILS**

SHEET NO.

**C100**





VICINITY MAP  
N.T.S

LEGEND:

- BENCHMARK
- 5/8\"/>
- IRON PIPE FOUND (SIZE AS NOTED)
- MAGNAIL FOUND
- SANITARY MANHOLE
- CLEANOUT
- STORM MANHOLE
- CATCH BASIN
- DOWNSPOUT
- ELECTRIC BOX
- ELECTRIC OUTLET
- LIGHT POLE
- TRANSFORMER
- CABLE BOX
- PULL BOX
- SATELLITE DISH
- GAS METER
- FIRE HYDRANT
- WATER VALVE
- WATER METER
- GUARD POST
- SINGLE POST SIGN
- FENCE LINE
- BUSH LINE
- WATER LINE
- GAS LINE
- UNDERGROUND ELECTRIC
- UNDERGROUND UTILITIES
- OVERHEAD ELECTRIC
- OVERHEAD UTILITIES
- STORM SEWER
- SANITARY SEWER
- DECIDUOUS TREE
- ASPHALT
- CONCRETE

NOTES:

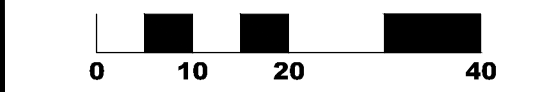
- SOURCE DOCUMENTS AS NOTED.
- OCCUPATION IN GENERAL FITS SURVEY.
- MONUMENTATION IS IN GOOD CONDITION UNLESS OTHERWISE NOTED.
- DISTANCE UNITS ARE BASED ON THE US SURVEY FOOT DEFINITION (1\"/>
- BEARINGS SHOWN HEREON ARE BASED ON THE OHIO STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, AND NORTH AMERICAN DATUM OF 1983 (2011) AS ESTABLISHED FROM A GPS SURVEY ORIGINATING ON ODOT CORS STATION "LEBA" WITH A BEARING OF N326°40'W ALONG THE RIGHT OF WAY LINE OF WILMINGTON PIKE.
- PROJECT COORDINATES ARE BASED ON THE OHIO STATE PLANE COORDINATE SYSTEM AND HAVE BEEN SCALED TO GROUND BY USING A PROJECT ADJUSTMENT FACTOR OF 1.000002246903205 APPLIED AT A BASE POINT OF N 614774.00 E 1513313.00 GRID AND GROUND COORDINATES ARE IDENTICAL AT THE BASE POINT.
- ALL ELEVATIONS ARE ON THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD 88) AS ESTABLISHED FROM A GPS SURVEY ORIGINATING ON ODOT CORS STATION "LEBA" USING GEOID CONUS 18 WITH REFERENCE TO THE FOLLOWING CONTROL MONUMENT(S) NGS JZ3656
- SITE BENCHMARK AS SHOWN HEREON.
- DEPTHS LISTED FOR ANY UTILITY LINES HEREON ARE APPROXIMATIONS ONLY AND MAY NOT REPRESENT ACTUAL DEPTHS OF LINES. DEPTHS WERE PROVIDED BY A PRIVATE UTILITY LOCATING COMPANY UTILIZING SUBSURFACE UTILITY ENGINEERING QUALITY LEVEL C. THERE ARE MANY FACTORS THAT CAN COMPLICATE THE ACQUISITION OF THESE DEPTHS INCLUDING BUT NOT LIMITED TO SOIL TYPES, SOIL COMPACTION, EQUIPMENT USED TO PROVIDE DEPTHS, AND TYPE OF PIPE AND/OR UTILITY IN THE GROUND. FOR A MORE ACCURATE DEPTH OF ANY UTILITY LINES, IT MAY BE NECESSARY TO INCORPORATE SUBSURFACE UTILITY ENGINEERING QUALITY LEVEL A (EXPOSURE OF UTILITY LINES) VIA VACUUM EXCAVATION OR OTHER CONSTRUCTION MEANS. THE KLEINGERS GROUP MAKES NO GUARANTEES OF THESE DEPTHS LISTED HERE ON.

SEAL:

| NO.      | DATE | DESCRIPTION      |
|----------|------|------------------|
| 06/30/26 |      | FOR CONSTRUCTION |

**WILMINGTON HEIGHTS  
NUISANCE  
ABATEMENT**  
4618 (AKA 4614, 4618 - 4652)  
WILMINGTON PIKE,  
KETTERING, OHIO 45440

PROJECT NO: 251048.000  
DATE: 2026-06-30  
SCALE:



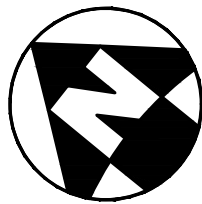
SHEET NAME:

**SURVEY BASEMAP**

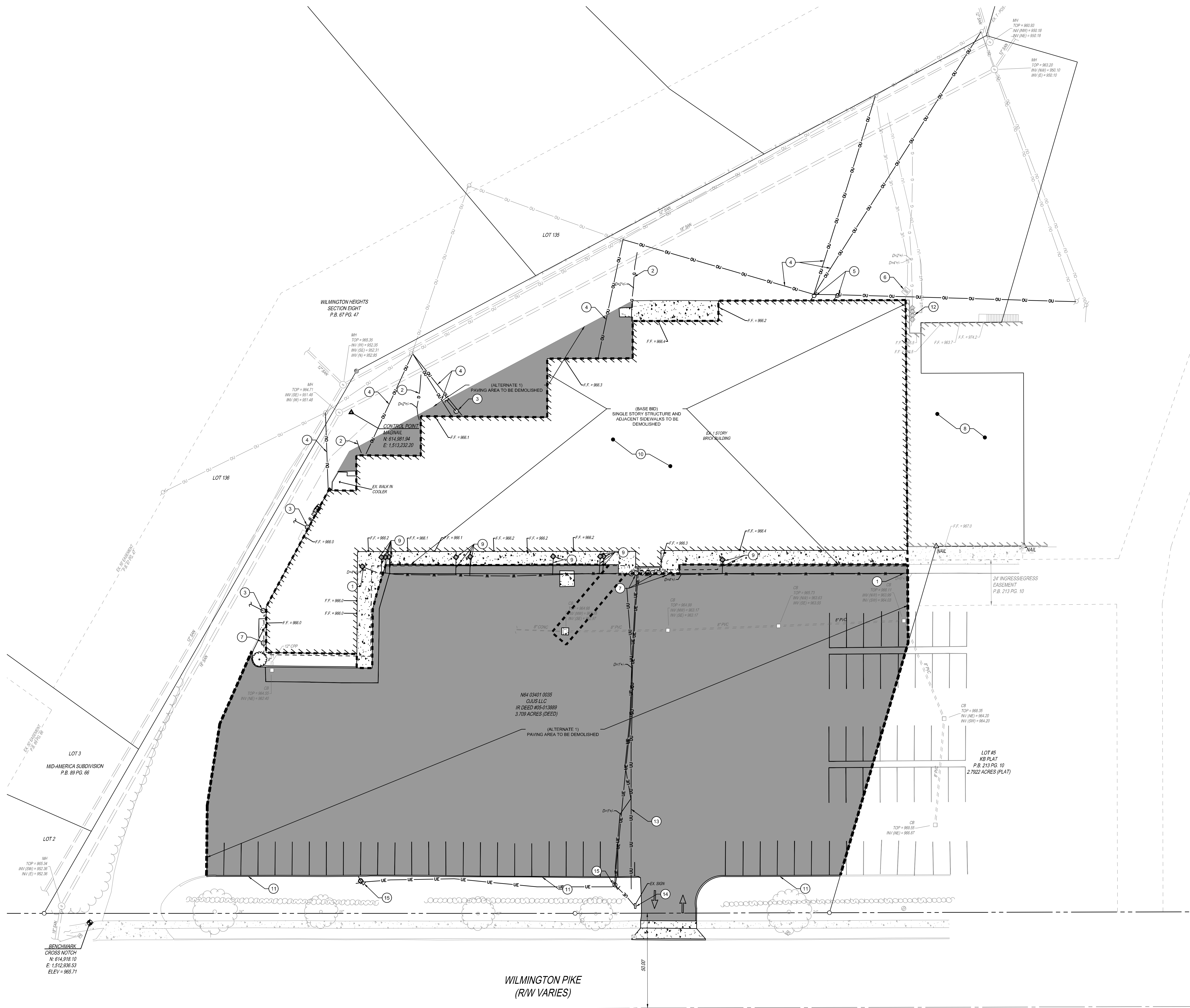
SHEET NO.

**C200**

NOTE:  
UNDERGROUND UTILITIES ARE PLOTTED FROM A  
COMPILATION OF AVAILABLE RECORD INFORMATION AND  
SURFACE INDICATIONS OF UNDERGROUND STRUCTURES AND  
MAY NOT BE INCLUSIVE. PRECISE LOCATIONS AND THE  
EXISTENCE OR NON EXISTENCE OF UNDERGROUND UTILITIES  
CANNOT BE VERIFIED. PLEASE NOTIFY THE OHIO UTILITY  
PROTECTION SERVICE AT 811 OR 1-800-362-2764 BEFORE ANY  
PERIOD OF EXCAVATION OR CONSTRUCTION ACTIVITY.







DEMOLITION LEGEND

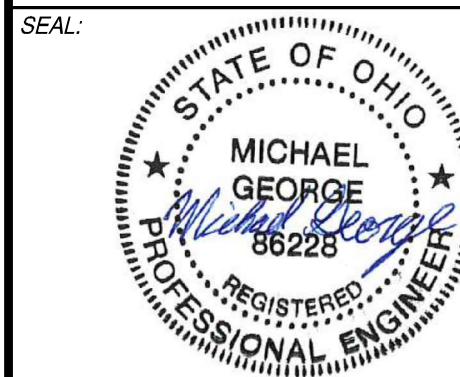
- REMOVE CONCRETE
- REMOVE ASPHALT
- SAWCUT LINE

CODED NOTES

- WATER LINE TO BE CAPPED AND REMOVED
- GAS LINE TO BE REMOVED AND CAPPED BY OTHERS
- SEWER LATERAL SERVICE TO BE REMOVED AND CAPPED AT THE PROPERTY LINE
- ELECTRIC FEED TO BUILDING TO BE REMOVED
- UTILITY POLE TO BE REMOVED
- TRANSFORMER TO REMAIN
- BOLLARDS TO BE REMOVED
- EXISTING BUILDING TO REMAIN
- WATER SERVICE TO BE REMOVED
- EXISTING BUILDING TO BE DEMOLISHED
- REMOVE CURB
- CONTRACTOR TO COORDINATE WITH MEP TO DETERMINE WHICH GAS METERS TO BE REMOVED.
- REMOVE UNDERGROUND UTILITY TO PROPERTY LINE.
- REMOVE SIGN
- REMOVE LIGHT FIXTURE

NOTES

- OPTIONAL: CONTRACTOR TO GRIND DOWN AND MILL THE PAVING AND RECYCLE AT ASPHALT PLANT.



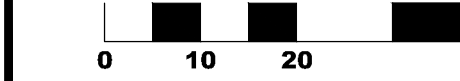
NO. DATE DESCRIPTION  
06/30/26 FOR CONSTRUCTION

WILMINGTON HEIGHTS  
NUISANCE  
ABATEMENT  
4618 (AKA 4614, 4618 - 4652)  
WILMINGTON PIKE,  
KETTERING, OHIO 45440

PROJECT NO: 251048.000

DATE: 2026-06-30

SCALE:



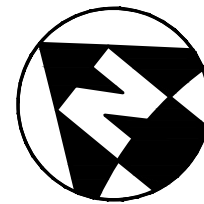
SHEET NAME:

DEMOLITION PLAN

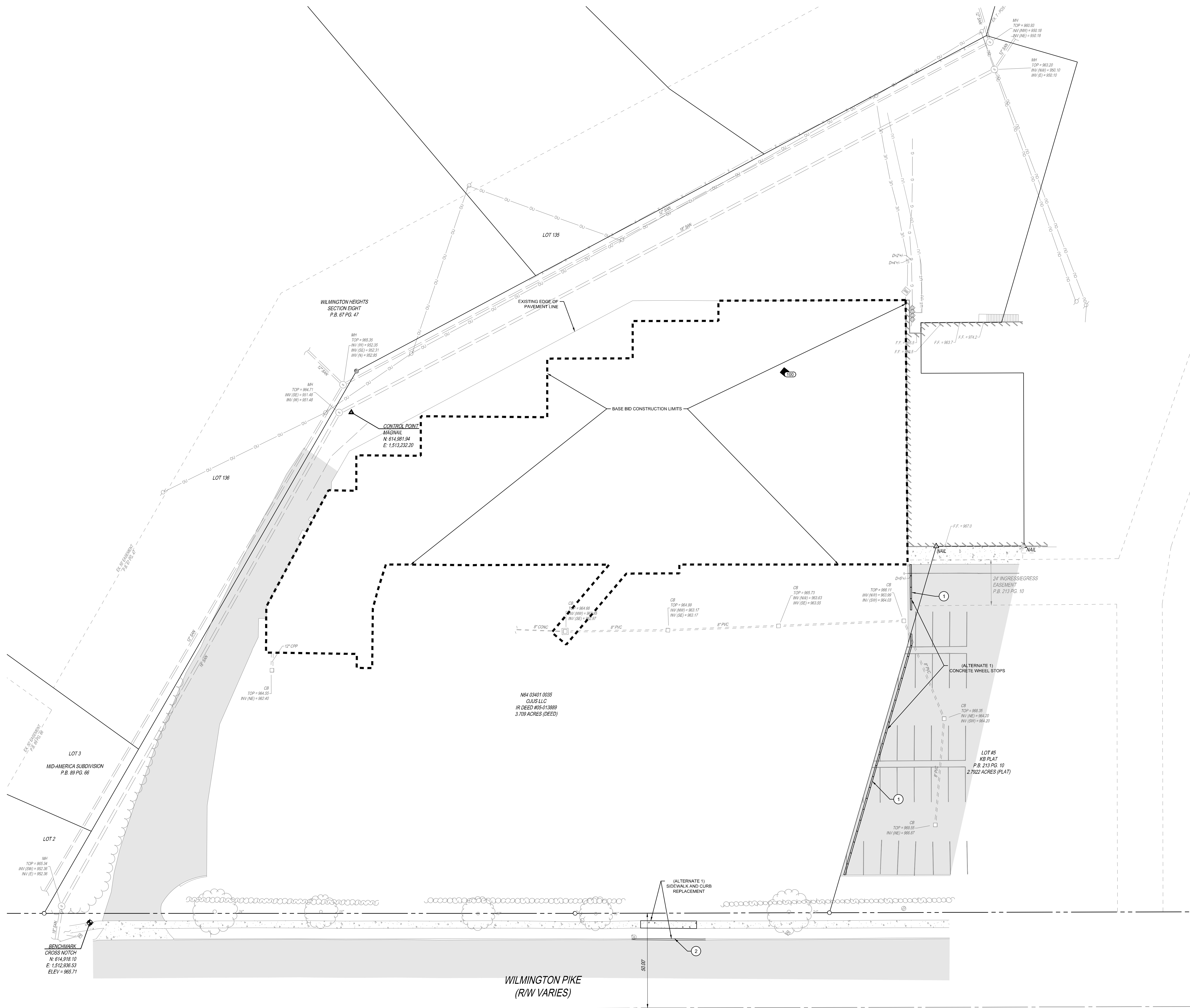
SHEET NO.

C300

NOTE:  
UNDERGROUND UTILITIES ARE PLOTTED FROM A  
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PROPOSED LEGEND

- CATCH BASIN
- CONCRETE WALK

CODED NOTES

- WHEELS STOPS TO BE INSTALLED END TO END WITH NO DRAINAGE SLOTS TO PROMOTE DRAINAGE TO THE NORTH.
- BARRIER CURB

NOTE:  
UNDERGROUND UTILITIES ARE PLOTTED FROM A  
COMPILED OF AVAILABLE RECORD INFORMATION AND  
SURFACE INDICATIONS OF UNDERGROUND STRUCTURES AND  
MAY NOT BE INCLUSIVE. PRECISE LOCATIONS AND THE  
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SEAL:



NO. DATE DESCRIPTION  
06/30/26 FOR CONSTRUCTION

**WILMINGTON HEIGHTS  
NUISANCE  
ABATEMENT**  
4618 (AKA 4614, 4618 - 4652)  
WILMINGTON PIKE,  
KETTERING, OHIO 45440

PROJECT NO: 251048.000

DATE: 2026-06-30

SCALE:

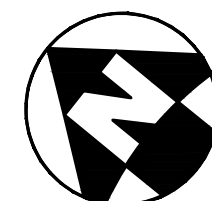


SHEET NAME:

**LOCATION PLAN**

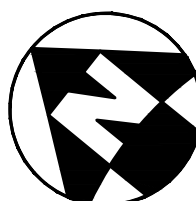
SHEET NO.

**C400**





# C500





PROJECT DATA

PROJECT DESCRIPTION

DEMOLITION OF EXISTING BUILDING AND PAVEMENT IN ADDITION TO SITE GRADING AND STORM UTILITIES

|                                           |                                                                                                                       |
|-------------------------------------------|-----------------------------------------------------------------------------------------------------------------------|
| LATITUDE:                                 | N 39°40'36.8"                                                                                                         |
| LONGITUDE:                                | W 84°07'02.3"                                                                                                         |
| ESTIMATED CONSTRUCTION DATES:             | TO BE DETERMINED                                                                                                      |
| TOTAL SITE AREA:                          | 3.27 ACRES                                                                                                            |
| TOTAL DISTURBED AREA:                     | 2.09 ACRES                                                                                                            |
| EXISTING IMPERVIOUS AREA:                 | 2.09 ACRES                                                                                                            |
| PROPOSED IMPERVIOUS AREA:                 | 0.00 ACRES                                                                                                            |
| TOTAL IMPERVIOUS AREA AFTER CONSTRUCTION: | 0.00 ACRES                                                                                                            |
| PRE-CONSTRUCTION RUNOFF COEFFICIENT :     | C=0.95                                                                                                                |
| POST-CONSTRUCTION RUNOFF COEFFICIENT:     | C=0.35                                                                                                                |
| IMMEDIATE RECEIVING WATER/MS4:            | LITTLE SUGAR CREEK                                                                                                    |
| ULTIMATE RECEIVING STREAM:                | LITTLE MIAMI RIVER                                                                                                    |
| EXISTING LAND USE:                        | SHOPPING CENTER WITH PARKING LOT                                                                                      |
| SOILS:                                    | M6B - MIAMI-URBAN LAND COMPLEX, UNDULATING<br>M6C - MIAMI-URBAN LAND COMPLEX, ROLLING<br>R1 - ROSS-URBAN LAND COMPLEX |

CONSTRUCTION SEQUENCE

TO COMPLETE THE EXCAVATION AND CONSTRUCTION OF THE PROPOSED JOB IMPROVEMENTS, COORDINATION OF THE CONTRACTOR'S WORK CREWS WILL BE REQUIRED. THE EXISTING DITCHES WILL PERFORM TEMPORARY SEDIMENT CONTROL AND STORAGE DURING THE PROPOSED CONSTRUCTION. WORK WILL GENERALLY PROCEED FROM DOWNSTREAM TO UPSTREAM IN THESE WORK AREAS. THE GENERAL CONSTRUCTION SEQUENCE IS AS FOLLOWS:

- A) INSTALL EROSION CONTROL ITEMS.
- B) STRIP TOPSOIL AND ANY UNSUITABLE MATERIAL THROUGH THE INCREMENTAL WORK AREA.
- C) INSTALL TEMPORARY DITCH CHECKS IN DOWNSTREAM END OF EXISTING DITCH WITHIN 24 HOURS FOLLOWING THE STRIPPING OPERATION.
- D) IF U/G PIPE IS CALLED FOR IN THIS PORTION OF WORK AREA, PIPE CREW WILL INSTALL PIPE AS WELL AS MANHOLES.
- E) AS PIPE INSTALLATION PROGRESSES, REPAIR OF THE ROADWAY WILL PROCEED BEHIND IT.
- F) ANY DISTURBED OR EXPOSED AREAS SHALL BE STABILIZED PER OEPA TEMPORARY AND PERMANENT STABILIZATION REGULATIONS INCLUDING:
  1. SEEDING
  2. DITCH MATTING
  3. INLET PROTECTION
  4. MULCHING
  5. WATERING

EMERGENCY ACTION & SPILL PREVENTION PLAN

THE SCOPE OF WORK COVERED BY THIS PLAN INCLUDES EMERGENCY RESPONSE TO SPILLS, CONTAINMENT OF SPILLED LIQUIDS, EMERGENCY NOTIFICATION NUMBERS, AND SOIL EXCAVATION FOR SPILL CLEAN-UP.

IN THE EVENT OF A SPILL EVENT THE EMPLOYEE SHALL ASSESS THE SPILL AND IMMEDIATELY NOTIFY THE SAFETY OFFICER AND SUPERVISOR IN CHARGE, OR OTHER INDIVIDUALS AS LISTED BELOW.

|                     |      |              |
|---------------------|------|--------------|
| TITLE               | NAME | PHONE NUMBER |
| SITE SUPERINTENDENT |      |              |
| PROJECT ENGINEER    |      |              |

IMMEDIATELY AFTER NOTIFICATION, THE EMPLOYEE WILL BE DIRECTED BY THE SAFETY OFFICER, OR RESPONSIBLE PARTY TO START CONTAINMENT PROCEDURES TO PREVENT THE MATERIAL FROM REACHING THE STORM SEWERS, DRAINAGE DITCH, AND OTHER OUTLETS USING THE FOLLOWING ACTIONS OR ANY OTHER MEANS NECESSARY WITHOUT COMPROMISING WORKER SAFETY:

- 1) CLEAR PERSONNEL FROM THE SPILL AREA AND ROPE OFF AREA.
- 2) STOP THE SPILL.
- 3) USE SORBENT MATERIALS, PLUG PUTTY, OR HOLE PUTTY AS NECESSARY TO CONTROL THE SPILL AT THE SOURCE.
- 4) CONSTRUCT A TEMPORARY CONTAINMENT DIKE OF SORBENT MATERIALS OR DIRT TO CONTAIN SPILL.

SPILL KITS WILL BE LOCATED ON THE PROJECT AS DESIGNATED ON THE SWPPP PLAN.

UPON COMPLETION OF CONTAINMENT OPERATIONS, PROPER CLEAN-UP PROCEDURES WILL BE IMPLEMENTED IN ACCORDANCE WITH REGULATORY PROCEDURES.

|                                                                                                                    |                                  |
|--------------------------------------------------------------------------------------------------------------------|----------------------------------|
| IF THE SPILL EXCEEDS 25 GALLONS, THE FOLLOWING ORGANIZATIONS SHALL BE CONTACTED WITHIN 30 MINUTES OF THE INCIDENT: |                                  |
| EMERGENCY CONTACTS:                                                                                                |                                  |
| OHIO EPA EMERGENCY RESPONSE CENTER                                                                                 | 800-282-9378 (24-HOUR PHONE NO.) |
|                                                                                                                    |                                  |
|                                                                                                                    |                                  |

GENERAL NOTES

THE CONTRACTOR IS TO SUBMIT VIA EMAIL TO KETTERINGENGINEERING@KETTERINGOH.ORG A COMPLETED OhioEPA CONSTRUCTION SITE INSPECTION CHECKLIST FOR OHC000006 WEEKLY OR AFTER A STORM OF MORE THAN 1/2 INCH.

THE CONTRACTOR IS HEREBY ADVISED THAT STRICTER POLLUTION CONTROL STANDARDS AND ENFORCEMENT HAVE BEEN IMPOSED BY THE OHIO EPA SINCE MARCH 10, 2003 AND WITH REVISIONS IN APRIL 2018 AND IN APRIL 2023. ALSO, MANY PRIVATE CITIZEN ENVIRONMENTAL GROUPS, WHO HAVE BEEN KNOWN TO FILE CIVIL LEGAL ACTIONS, ARE PRESENT IN THE AREA AND OBSERVE ALL CONSTRUCTION OPERATIONS.

THE CONTRACTOR SHALL INFORM ALL SUBCONTRACTORS OF THE REQUIREMENTS AND RESPONSIBILITIES OF THE SWPPP AND SHALL DOCUMENT ALL SUCH NOTIFICATIONS AND/OR DISCUSSIONS.

THE CONTRACTOR WILL BE REQUIRED TO PARTICIPATE IN SEDIMENT AND EROSION CONTROL INSPECTIONS ON A WEEKLY BASIS AND SIGN AN APPROVED INSPECTION SHEET THAT SHALL BE KEPT ON FILE AT THE JOB SITE.

UNLESS OTHERWISE NOTED, STANDARDS AND SPECIFICATIONS ESTABLISHED IN THE LATEST EDITION OF THE OEPA "RAINWATER AND LAND DEVELOPMENT" HANDBOOK SHALL GOVERN THE EROSION AND SEDIMENT CONTROL INSTALLATIONS SPECIFIED ON THIS PLAN.

THIS PROJECT WILL INVOLVE SEVERAL CONSTRUCTION PHASES AND SEQUENCING THROUGHOUT ITS LIFETIME. IT IS VERY IMPORTANT THAT ALL TEMPORARY SEDIMENT AND EROSION CONTROL (S&EC) FIELD METHODS ALONG WITH THIS PLAN, ARE UPDATED TO REFLECT THE ACTUAL FIELD CONDITIONS, CURRENT WEATHER CONDITIONS AND SITE GRADE CHANGES. THE ENGINEER OR THE OHIO EPA CAN AND WILL MODIFY THIS PLAN AS NECESSARY.

THE CONTRACTOR WILL VOLUNTARILY SELF REPORT ANY POTENTIAL VIOLATIONS OF THE OEPA NPDES PERMIT TO THE ENGINEER

AND THE OEPA.

THE CONTRACTOR SHALL REMOVE EXISTING GROUND COVER ONLY AS NECESSARY FOR THE PROJECT PHASE CURRENTLY UNDER CONSTRUCTION.

CONSTRUCTION AND DEMOLITION DEBRIS SHALL BE PROPERLY DISPOSED OF ACCORDING TO OHIO EPA REQUIREMENTS.

THE CONTRACTOR WILL BE REQUIRED TO BUILD SEDIMENT BASINS OR SEDIMENT TRAPS OR USE EQUAL METHODS TO DETAIN AND CLEAN WATER TO ACCEPTABLE EPA STANDARDS BEFORE RELEASING THE WATER BACK INTO THE STREAM.

THERE SHALL BE NO TURBID DISCHARGES TO SURFACE WATERS, RESULTING FROM DEWATERING ACTIVITIES. SEDIMENT-LADEN WATER MUST PASS THROUGH A SETTLING POND, FILTER BAG, OR OTHER COMPARABLE PRACTICE, PRIOR TO DISCHARGE.

NO SOLID OR LIQUID WASTE SHALL BE DISCHARGED INTO STORM WATER RUNOFF.

ALL PROCESS WASTEWATER (EQUIPMENT WASHING, LEACHATE FROM ON-SITE WASTE DISPOSAL, ETC.) SHALL BE COLLECTED AND DISPOSED OF AT A PUBLICLY OWNED TREATMENT WORKS.

ALL CONSTRUCTION ACTIVITIES MUST COMPLY WITH ALL LOCAL EROSION/SEDIMENT CONTROL, WASTE DISPOSAL, SANITARY AND HEALTH REGULATIONS.

OTHER EROSION CONTROL ITEMS MAY BE NECESSARY DUE TO ENVIRONMENTAL CONDITIONS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR INSTALLATION AND IMPLEMENTATION OF ADDITIONAL EROSION CONTROL ITEMS, AT THE ENGINEER'S DISCRETION.

NO SOIL, ROCK, DEBRIS OR OTHER MATERIAL SHALL BE DUMPED OR PLACED IN ANY AREAS NOT ADEQUATELY PROTECTED BY EROSION CONTROL INSTALLATIONS.

IT IS PREFERRED TO USE PERMANENT EROSION CONTROL ITEMS AS SHOWN IN THE PLANS TO CONTROL CONSTRUCTION POLLUTION WHEN POSSIBLE. OTHERWISE, THE TEMPORARY POLLUTION PREVENTION ITEMS ARE TO BE USED.

MOST TEMPORARY S&EC METHODS, INCLUDING BUT NOT LIMITED TO, SILT FENCE AND DITCH CHECKS MAY ALL HAVE TO BE PERIODICALLY REMOVED AND REPLACED, OR MOVED FROM THE EXISTING ROAD DITCH OR STRIPPED AREAS AS WORK PROGRESSES. ANY CHANGES SHALL BE NOTED IN THE PLAN BY RED LINE AND DATED ON A CORRECTIVE ACTION LOG.

ALL TEMPORARY SEDIMENT CONTROLS AND STORM WATER QUALITY METHODS WILL BE BUILT/INSTALLED AS THE PROJECT PROGRESSES TO ELIMINATE UNNECESSARY DISTURBANCE AND REDUNDANCY. ALL TEMPORARY CONTROLS SHALL BE IN PLACE AND FUNCTIONING PROPERLY WHEN THREATENING WEATHER IS IMMINENT.

"TEMPORARY STABILIZATION" MEANS THE ESTABLISHMENT OF TEMPORARY VEGETATION, MULCHING, GEOTEXTILES, SOD, MATTING, SOD, RIP RAP AND LANDSCAPING TECHNIQUES TO PROVIDE PERMANENT EROSION CONTROL ON AREAS WHERE CONSTRUCTION OPERATIONS ARE COMPLETE OR WHERE NO FURTHER DISTURBANCE IS EXPECTED FOR AT LEAST A YEAR.

"PERMANENT STABILIZATION" MEANS THE ESTABLISHMENT OF PERMANENT VEGETATION, DECORATIVE LANDSCAPE MULCHING, MATTING, SOD, RIP RAP AND LANDSCAPING TECHNIQUES TO PROVIDE PERMANENT EROSION CONTROL ON AREAS WHERE CONSTRUCTION OPERATIONS ARE COMPLETE OR WHERE NO FURTHER DISTURBANCE IS EXPECTED FOR AT LEAST A YEAR.

OFF-SITE TRACKING OF SEDIMENTS SHALL BE MINIMIZED. A STABILIZED CONSTRUCTION ENTRANCE WILL BE PROVIDED TO HELP REDUCE VEHICLE TRACKING OF SEDIMENTS. ALL PAVED STREETS ADJACENT TO THE SITE WILL BE SWEEP DAILY TO REMOVE ANY EXCESS MUD, DIRT OR ROCK TRACKED FROM THE SITE. DUMP TRUCKS HAULING MATERIAL FROM THE CONSTRUCTION SITE WILL BE COVERED WITH A TARP.

STABILIZATION PRACTICES

PERMANENT SEEDING AND MULCHING STABILIZATION SHALL BE PROVIDED PER OEPA GUIDELINES AS SET FORTH IN PART II.B OF OHIO EPA PERMIT NO.: OHC000006. (SEE TABLE 1)

| TABLE 1: PERMANENT STABILIZATION                                            |                                                            |
|-----------------------------------------------------------------------------|------------------------------------------------------------|
| AREA REQUIRING PERMANENT STABILIZATION                                      | TIME FRAME TO APPLY EROSION CONTROLS                       |
| ANY AREAS THAT WILL LIE DORMANT FOR ONE YEAR OR MORE                        | WITHIN SEVEN DAYS OF THE MOST RECENT DISTURBANCE           |
| ANY AREAS WITHIN 50 FEET OF A SURFACE WATER OF THE STATE AND AT FINAL GRADE | WITHIN TWO DAYS OF REACHING FINAL GRADE                    |
| ANY OTHER AREAS AT FINAL GRADE                                              | WITHIN SEVEN DAYS OF REACHING FINAL GRADE WITHIN THAT AREA |

TEMPORARY SEEDING AND MULCHING STABILIZATION SHALL BE PROVIDED PER OEPA GUIDELINES AS SET FORTH IN PART II.B OF OHIO EPA PERMIT NO.: OHC000006. (SEE TABLE 2)

| TABLE 2: TEMPORARY STABILIZATION                                                                                                                                               |                                                                                                                                                      |
|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------|
| AREA REQUIRING TEMPORARY STABILIZATION                                                                                                                                         | TIME FRAME TO APPLY EROSION CONTROLS                                                                                                                 |
| ANY DISTURBED AREAS WITH 50 FEET OF A SURFACE WATER OF THE STATE AND NOT AT FINAL GRADE                                                                                        | WITHIN TWO DAYS OF THE MOST RECENT DISTURBANCE IF THE AREA WILL REMAIN IDLE FOR MORE THAN 14 DAYS                                                    |
| FOR ALL CONSTRUCTION ACTIVITIES, ANY DISTURBED AREAS THAT WILL BE DORMANT FOR MORE THAN 14 DAYS BUT LESS THAN ONE YEAR, AND NOT WITHIN 50 FEET OF A SURFACE WATER OF THE STATE | WITHIN SEVEN DAYS OF THE MOST RECENT DISTURBANCE WITHIN THE AREA                                                                                     |
|                                                                                                                                                                                | FOR RESIDENTIAL SUBDIVISIONS, DISTURBED AREAS MUST BE STABILIZED AT LEAST SEVEN DAYS PRIOR TO TRANSFER OF PERMIT COVERAGE FOR THE INDIVIDUAL LOT(S). |
| DISTURBED AREAS THAT WILL BE IDLE OVER WINTER                                                                                                                                  | PRIOR TO THE ONSET OF WINTER WEATHER                                                                                                                 |

ALL TEMPORARY EROSION AND SEDIMENT CONTROL INSTALLATIONS SHALL BE REMOVED WHEN 70% VEGETATION HAS BEEN REACHED.

SEEDING & MULCHING

MULCH AND/OR OTHER APPROPRIATE VEGETATIVE PRACTICES SHALL BE APPLIED TO DISTURBED AREAS WITHIN 7 DAYS OF GRADING IF THE AREA IS TO REMAIN DORMANT (UNDISTURBED) FOR MORE THAN 14 DAYS OR ON AREAS AND PORTIONS OF THE SITE WHICH CAN BE BROUGHT TO FINAL GRADE.

MULCH SHALL CONSIST OF UNROTTED SMALL GRAIN STRAW APPLIED AT THE RATE OF 2 TONS/AC, OR 90 LB./1000 SQ. FT. (TWO TO THREE BALES). THE STRAW MULCH SHALL BE SPREAD UNIFORMLY BY HAND OR MECHANICALLY SO THE SOIL SURFACE IS COVERED. FOR UNIFORM DISTRIBUTION OF HAND-SPREAD MULCH, DIVIDE AREA INTO APPROXIMATELY 1000-SQ.-FT. SECTIONS AND PLACE TWO 45-LB. BALES OF STRAW IN EACH SECTION.

MULCH SHALL BE ANCHORED IMMEDIATELY TO MINIMIZE LOSS BY WIND OR RUNOFF. THE FOLLOWING ARE ACCEPTABLE METHODS FOR ANCHORING MULCH:

- 1) MECHANICAL-USE A DISK, CRIMPER, OR SIMILAR TYPE TOOL SET STRAIGHT TO PUNCH OR ANCHOR THE MULCH MATERIAL INTO THE SOIL. STRAW MECHANICALLY ANCHORED SHALL NOT BE FINELY CHOPPED BUT BE LEFT GENERALLY LONGER THAN 6 IN.
- 2) MULCH NETTINGS-USE ACCORDING TO THE MANUFACTURER'S RECOMMENDATIONS. FOLLOWING ALL PLACEMENT AND ANCHORING SUGGESTIONS, USE IN AREAS OF WATER CONCENTRATION AND STEEP SLOPES TO HOLD MULCH IN PLACE.
- 3) SYNTHETIC BINDERS-FOR STRAW MULCH, SYNTHETIC BINDERS SUCH AS ACRYLIC DLR (AGRI-TAC), DCA-70, PETROSET, TERRA TACK OR EQUAL MAY BE USED AT RATES RECOMMENDED BY THE MANUFACTURER. ALL APPLICATIONS OF SYNTHETIC BINDERS MUST BE CONDUCTED IN SUCH A MANNER WHERE THERE IS NO CONTACT WITH WATERS OF THE

STATE.

- 4) WOOD CELLULOSE FIBER - WOOD CELLULOSE FIBER MAY BE USED FOR ANCHORING STRAW. THE FIBER BINDER SHALL BE APPLIED AT A NET DRY WEIGHT OF 750 LB./ACRE. THE WOOD CELLULOSE FIBER SHALL BE MIXED WITH WATER AND THE MIXTURE SHALL CONTAIN A MAXIMUM OF 50 LB./100 GAL. OF WOOD CELLULOSE FIBER.

| TEMPORARY SEEDING & MULCHING FOR EROSION CONTROL |                                  |                                    |
|--------------------------------------------------|----------------------------------|------------------------------------|
| SEED TYPE                                        | PER 1,000 SQ FT                  | PER ACRE                           |
| PERENNIAL RYEGRASS                               | 1 POUND                          | 40 POUNDS                          |
| TALL FESCUE                                      | 1 POUND                          | 40 POUNDS                          |
| ANNUAL RYEGRASS                                  | 1 POUND                          | 40 POUNDS                          |
| SMALL GRAIN STRAW                                | 90 POUNDS                        | 2 TONS                             |
| FERTILIZER                                       | 6 POUNDS OF 10-10-10 OR 12-12-12 | 250 POUNDS OF 10-10-10 OR 12-12-12 |

NOTE: OTHER APPROVED SPECIES MAY BE SUBSTITUTED

STOCKPILE

SILT FENCING SHALL BE INSTALLED AROUND TEMPORARY SPOIL STOCKPILES. THESE STOCKPILES SHALL BE STRAW MULCHED AND/OR TEMPORARILY SEEDED WITHIN 7 WORKING DAYS IF LEFT DORMANT FOR 14 DAYS OR LONGER.

TIMING OF CONTROLS/MEASURES

AS INDICATED IN THE SEQUENCE OF MAJOR ACTIVITIES, CONSTRUCTION ENTRANCE(S) AND SILT FENCE WILL BE CONSTRUCTED PRIOR TO CLEARING OR GRADING OF ANY OTHER PORTIONS OF THE SITE. SEDIMENT CONTROL DEVICES SHALL BE IMPLEMENTED FOR ALL AREAS REMAINING DISTURBED LONGER THAN 14 DAYS AND/OR WITHIN 7 DAYS OF ANY GRUBBING ACTIVITIES. AREAS WHERE CONSTRUCTION ACTIVITY TEMPORARILY CEASES FOR MORE THAN 14 DAYS WILL BE STABILIZED WITH A TEMPORARY SEED AND MULCH WITHIN 2 DAYS OF THE LAST DISTURBANCE IF THE AREA IS WITHIN 50 FEET OF A STREAM, AND WITHIN 7 DAYS OF THE LAST DISTURBANCE IF THE AREA IS MORE THAN 50 FEET AWAY FROM A STREAM. ONCE CONSTRUCTION ACTIVITY CEASES PERMANENTLY IN AN AREA, THAT AREA WILL BE STABILIZED WITH PERMANENT SEED AND MULCH. AFTER THE ENTIRE SITE IS STABILIZED, THE ACCUMULATED SEDIMENT WILL BE REMOVED FROM THE BASIN.

| STABILIZATION TYPE | J | F  | M  | A  | M  | J  | J  | A  | S  | O  | N  | D  |
|--------------------|---|----|----|----|----|----|----|----|----|----|----|----|
| PERMANENT SEEDING  |   |    |    | *  | *  | *  | *  | *  | *  | *  | *  | *  |
| DORMANT SEEDING    | * | *  | *  | *  | *  | *  | *  | *  | *  | *  | *  | *  |
| TEMPORARY SEEDING  |   |    | *  | *  | *  | *  | *  | *  | *  | *  | *  | *  |
| SODDING            |   | ** | ** | ** | ** | ** | ** | ** | ** | ** | ** | ** |
| MULCHING           | * | *  | *  | *  | *  | *  | *  | *  | *  | *  | *  | *  |

\* IRRIGATION NEEDED

\*\* IRRIGATION NEEDED FOR 2-3 WEEKS AFTER SOD IS APPLIED

INSPECTIONS

ALL BMPs ON THIS SITE SHALL BE INSPECTED BY "QUALIFIED INSPECTION PERSONNEL" ASSIGNED BY THE CONTRACTOR OR DESIGNATED REPRESENTATIVE AT LEAST ONCE EVERY SEVEN CALENDAR DAYS AND BY THE END OF THE NEXT CALENDAR DAY, EXCLUDING WEEKENDS AND HOLIDAYS UNLESS WORK IS SCHEDULED. AFTER A RAIN EVENT OF 0.5 INCHES PER 24 HOUR PERIOD, A RECORD OF THESE INSPECTIONS SHALL BE MAINTAINED IN THE CONSTRUCTION OFFICE WITH THE SWPPP FOR PUBLIC VIEWING. ANY VIOLATIONS WILL BE REPORTED THROUGH THE PROJECT PERSONNEL. A RAIN GAUGE WILL BE LOCATED WITHIN THE PROJECT LIMITS.

FOLLOWING EACH INSPECTION, A CHECKLIST MUST BE COMPLETED AND SIGNED BY THE QUALIFIED INSPECTION PERSONNEL REPRESENTATIVE. AT A MINIMUM, THE INSPECTION REPORT SHALL INCLUDE:

1. THE INSPECTION DATE;
2. NAMES, TITLES, AND QUALIFICATIONS OF PERSONNEL MAKING THE INSPECTION;
3. WEATHER INFORMATION FOR THE PERIOD SINCE THE LAST INSPECTION (OR SINCE COMMENCEMENT OF CONSTRUCTION ACTIVITY IF THE FIRST INSPECTION) INCLUDING A BEST ESTIMATE OF THE BEGINNING OF EACH STORM EVENT, DURATION OF EACH STORM EVENT, APPROXIMATE AMOUNT OF RAINFALL FOR EACH STORM EVENT (IN INCHES), AND WHETHER ANY DISCHARGES OCCURRED;
4. WEATHER INFORMATION AND A DESCRIPTION OF ANY DISCHARGES OCCURRING AT THE TIME OF THE INSPECTION;
5. LOCATION(S) OF DISCHARGES OF SEDIMENT OR OTHER POLLUTANTS FROM THE SITE;
6. LOCATION(S) OF BMPs THAT NEED TO BE MAINTAINED;
7. LOCATION(S) OF BMPs THAT FAILED TO OPERATE AS DESIGNED OR PROVED INADEQUATE FOR A PARTICULAR LOCATION;
8. LOCATION(S) WHERE ADDITIONAL BMPs ARE NEEDED THAT DID NOT EXIST AT THE TIME OF INSPECTION; AND
9. CORRECTIVE ACTION REQUIRED INCLUDING ANY CHANGES TO THE SWP3 NECESSARY AND IMPLEMENTATION DATES.

MAINTENANCE

THE CONTRACTOR SHALL MAINTAIN, REPAIR, OR REPLACE ALL EROSION CONTROL INSTALLATIONS AS NEEDED TO ENSURE THE CONTINUED PERFORMANCE OF THEIR INTENDED FUNCTION. ALL REPAIRS TO BMPs SHALL BE MADE WITHIN 3 DAYS (OR SOONER IF POSSIBLE) OF NOTIFICATION OF DEFICIENCIES. IF THE CORRECTIONS ARE NOT MADE WITHIN THE 3 DAY PERIOD, LIQUIDATED DAMAGES MAY BE ASSESSED AS PER THE ODOT CMS SECTION 108.07.

ONGOING INSPECTION OF INSTALLATIONS WILL BE PERFORMED BY THE CONTRACTOR OR DESIGNATED REPRESENTATIVE.

ANY TRAPPED SEDIMENT OR DEBRIS REMOVED DURING CLEANING OF OR REMOVAL OF BMP INSTALLATIONS SHALL BE PLACED IN AREAS NOT SUBJECT TO EROSION AND PERMANENTLY STABILIZED.

DUST CONTROL

DUST CONTROL INVOLVES PREVENTING OR REDUCING DUST FROM EXPOSED SOILS OR OTHER SOURCES DURING LAND DISTURBING, DEMOLITION AND CONSTRUCTION ACTIVITIES TO REDUCE THE PRESENCE OF AIRBORNE SUBSTANCES WHICH MAY PRESENT HEALTH HAZARDS, TRAFFIC SAFETY PROBLEMS OR HARM ANIMAL OR PLANT LIFE.

THE FOLLOWING SPECIFICATIONS FOR DUST CONTROL SHALL BE FOLLOWED ONSITE:

1. VEGETATIVE COVER AND/MULCH - APPLY TEMPORARY OR PERMANENT SEEDING AND MULCH TO AREAS THAT WILL REMAIN IDLE FOR OVER 14 DAYS. SAVING EXISTING TREES AND LARGE SHRUBS WILL ALSO REDUCE SOIL AND AIR MOVEMENT ACROSS DISTURBED AREAS. SEE TEMPORARY SEEDING; PERMANENT SEEDING; MULCHING PRACTICES; AND TREE AND NATURAL AREA PROTECTION PRACTICES.
2. WATERING - SPRAY SITE WITH WATER UNTIL THE SURFACE IS WET BEFORE AND DURING GRADING AND REPEAT AS NEEDED, ESPECIALLY ON HAUL ROADS AND OTHER HEAVY TRAFFIC ROUTES. WATERING SHALL BE DONE AT A RATE THAT PREVENTS DUST BUT DOES NOT CAUSE SOIL EROSION. WETTING AGENTS SHALL BE UTILIZED ACCORDING TO MANUFACTURERS INSTRUCTIONS.
3. SPRAY-ON ADHESIVES - APPLY ADHESIVE ACCORDING TO THE FOLLOWING TABLE OR MANUFACTURERS' INSTRUCTIONS.

| ADHESIVE                                     | WATER DILUTION (ADHESIVE: WATER) | NOZZLE TYPE | APPLICATION RATE (GAL/AC) |
|----------------------------------------------|----------------------------------|-------------|---------------------------|
| LATEX EMULSION                               | 12.5:1                           | FINE        | 235                       |
| RESIN IN WATER ACRYLIC EMULSION (NO TRAFFIC) | 4:1                              | FINE        | 300                       |
| ACRYLIC EMULSION (NO TRAFFIC)                | 7:1                              | COARSE      | 450                       |
| ACRYLIC EMULSION (TRAFFIC)                   | 3.5:1                            | COARSE      | 350                       |

PERMITTEE

NAME  
ADDRESS1  
ADDRESS2  
PHONE:  
FAX:  
CONTACT:  
EMAIL:

GENERAL PERMIT: OHC000006

NPDES PERMIT: XXXXXXXX

DATE OF ISSUE: XX/XX/XXXX



NOTE:  
UNDERGROUND UTILITIES ARE PLOTTED FROM A  
COMPILATION OF AVAILABLE RECORD INFORMATION AND  
SURFACE INDICATIONS OF UNDERGROUND STRUCTURES AND  
MAY NOT BE INCLUSIVE. PRECISE LOCATIONS AND THE  
EXISTENCE OR NON EXISTENCE OF UNDERGROUND UTILITIES  
CANNOT BE VERIFIED. PLEASE NOTIFY THE OHIO UTILITY  
PROTECTION SERVICE AT 811 OR 1-800-362-2764 BEFORE ANY  
PERIOD OF EXCAVATION OR CONSTRUCTION ACTIVITY.



WILMINGTON  
HEIGHTS  
NUISANCE  
ABATEMENT  
4618 (AKA 4614, 4618 - 4652)  
WILMINGTON PIKE,  
KETTERING, OHIO 45440

PROJECT NO: 251048.000  
DATE: 2026-06-30  
SCALE:

SHEET NAME:

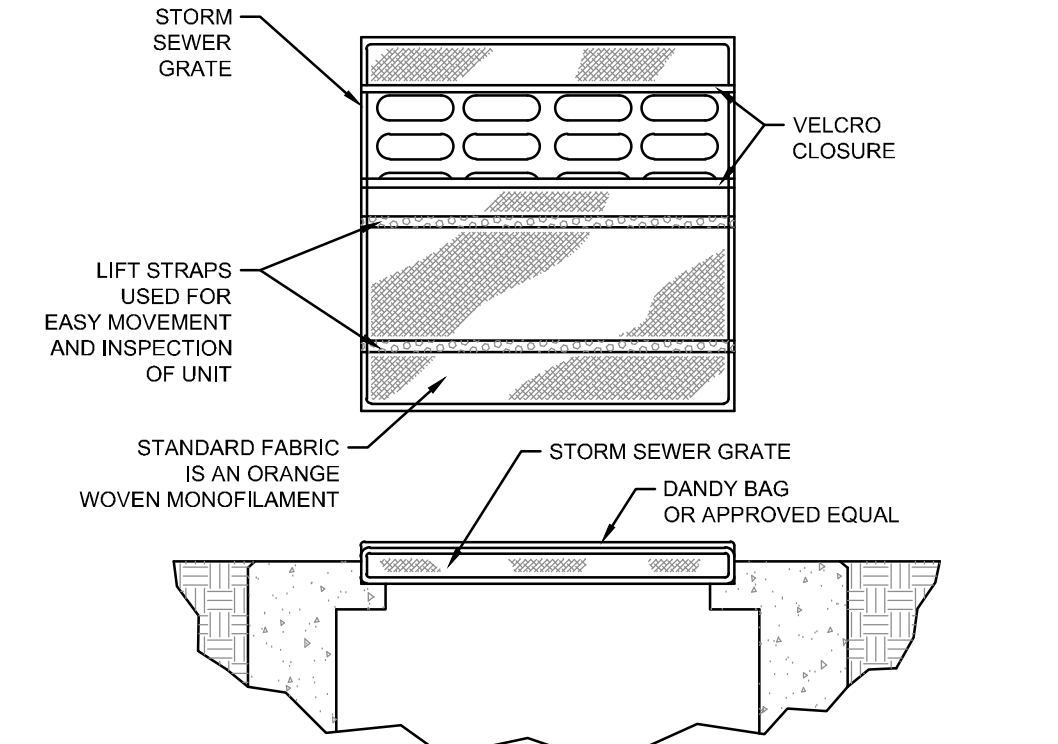
EROSION  
CONTROL NOTES

SHEET NO.

C600



NOTE:  
UNDERGROUND UTILITIES ARE PLOTTED FROM A  
COMPILATION OF AVAILABLE RECORD INFORMATION AND  
SURFACE INDICATIONS OF UNDERGROUND STRUCTURES AND  
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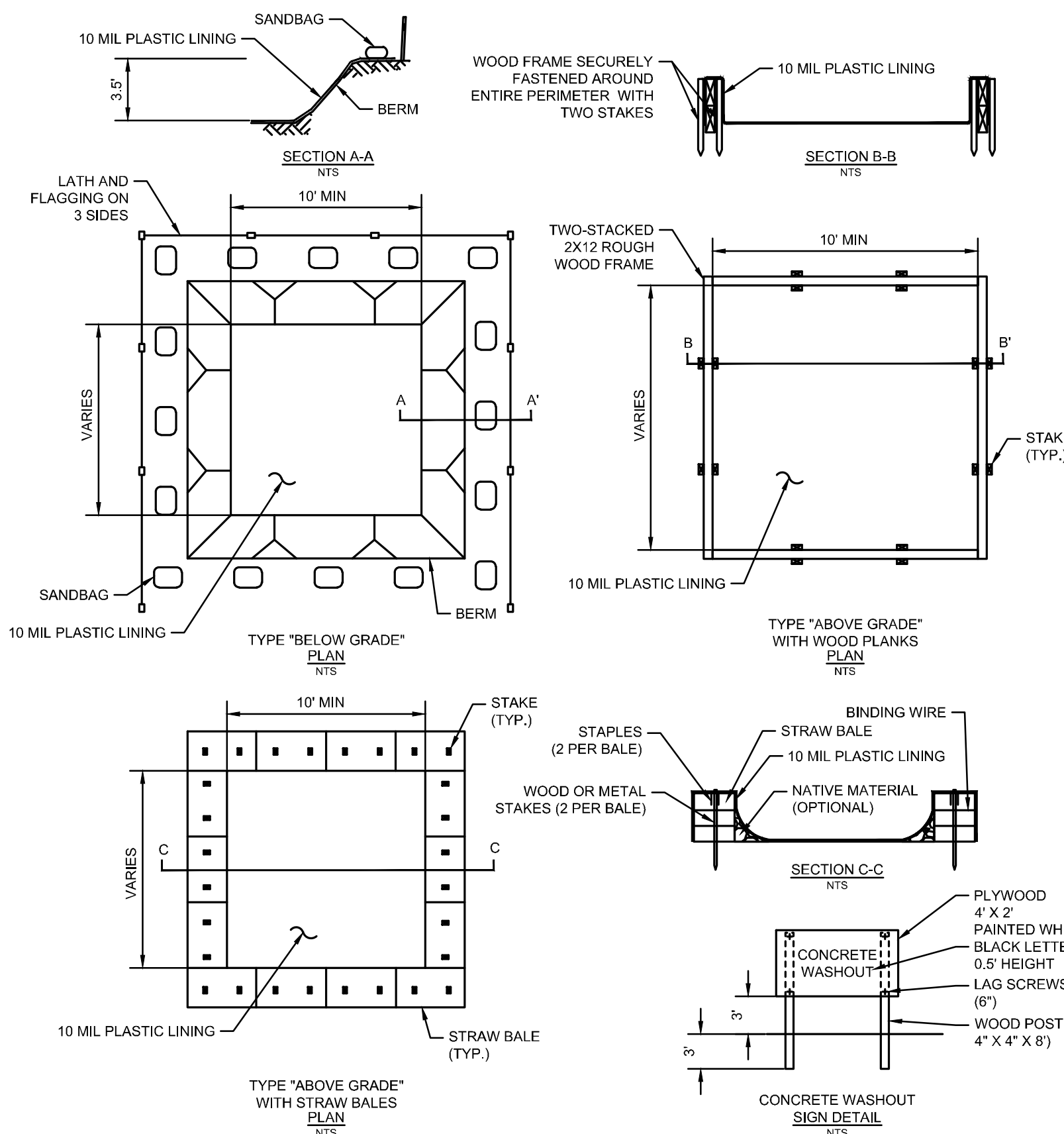


| SPECIFICATIONS          |             |                    |                         |
|-------------------------|-------------|--------------------|-------------------------|
| MECHANICAL PROPERTIES   | TEST METHOD | UNITS              | MARY                    |
| GRAB TENSILE STRENGTH   | ASTM D 4832 | KN (LBS)           | 1.62 (365) X 0.89 (200) |
| GRAB TENSILE ELONGATION | ASTM D 4832 | %                  | 24 X 10                 |
| PUNCTURE STRENGTH       | ASTM D 4833 | KN (LBS)           | 0.40 (90)               |
| MULLEN BURST STRENGTH   | ASTM D 3786 | KPA (PSI)          | 3097 (450)              |
| TRAPEZOID TEAR STRENGTH | ASTM D 4533 | KN (LBS)           | 0.51 (115) X 0.33 (75)  |
| UV RESISTANCE           | ASTM D 4355 | %                  | 90                      |
| APPARENT OPENING SIZE   | ASTM D 4751 | MM (US STD SIEVE)  | 0.425 (40)              |
| FLOW RATE               | ASTM D 4491 | L/MIN (GAL/MIN FT) | 5907 (145)              |
| PERMITTIVITY            | ASTM D 4491 | SEC                | 2.1                     |

INSTALLATION: THE EMPTY DANDY BAG SHOULD BE PLACED OVER THE GRATE AS THE GRATE STANDS ON END. IF USING OPTIONAL OIL ABSORBENTS PLACE ABSORBENT PILLOW IN POUCH, ON THE BOTTOM (BELOW-GRADE SIDE) OF THE UNIT. ATTACH ABSORBENT PILLOW TO TETHER LOOP. TUCK THE ENCLOSURE FLAP INSIDE TO COMPLETELY ENCLOSE THE GRATE. HOLDING THE LIFTING DEVICES (DO NOT RELY ON LIFTING DEVICES TO SUPPORT THE ENTIRE WEIGHT OF THE GRATE), PLACE THE GRATE INTO ITS FRAME.

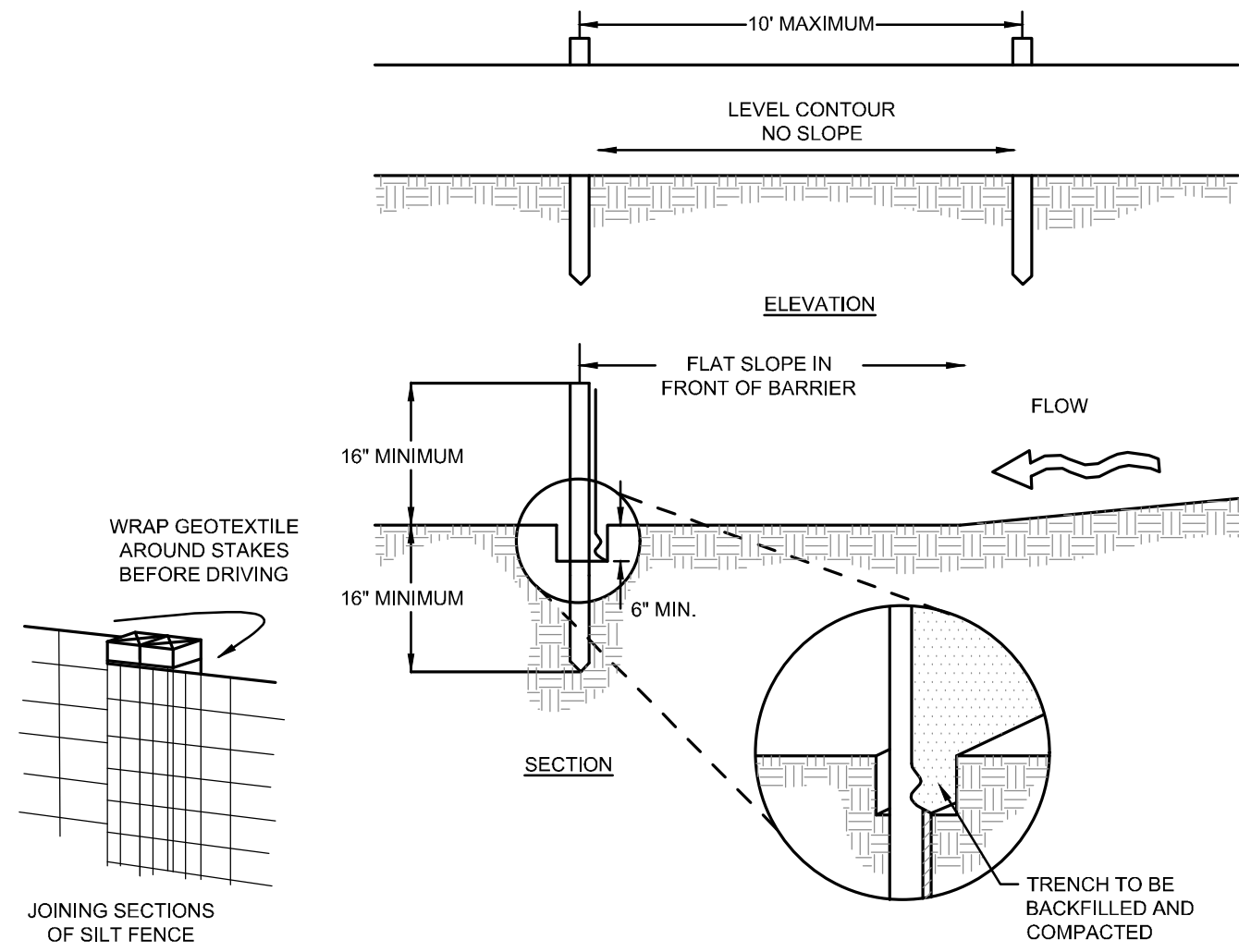
MAINTENANCE: REMOVE ALL ACCUMULATED SEDIMENT AND DEBRIS FROM SURFACE AND VICINITY OF UNIT AFTER EACH STORM EVENT. REMOVE SEDIMENT THAT HAS ACCUMULATED WITHIN THE CONTAINMENT AREA OF THE DANDY BAG AS NEEDED. IF USING OPTIONAL OIL ABSORBENTS, REMOVE AND REPLACE ABSORBENT PILLOW WHEN NEAR SATURATION.

1 DANDY BAG DETAIL  
N.T.S.



- NOTES:
1. ACTUAL LAYOUT DETERMINED IN THE FIELD.
  2. THE CONCRETE WASHOUT SIGN SHALL BE INSTALLED WITHIN 30' OF THE TEMPORARY CONCRETE WASHOUT FACILITY.

4 CONCRETE WASHOUT DETAIL  
N.T.S.



NOTES:

1. SILT FENCE SHALL BE CONSTRUCTED BEFORE UPSLOPE LAND DISTURBANCE BEGINS.
2. ALL SILT FENCE SHALL BE PLACED AS CLOSE TO THE CONTOUR AS POSSIBLE SO THAT WATER WILL NOT CONCENTRATE AT LOW POINTS IN THE FENCE AND SO THAT SMALL SWALES OR DEPRESSIONS THAT MAY CARRY SMALL CONCENTRATED FLOWS TO THE SILT FENCE ARE DISSIPATED ALONG ITS LENGTH.
3. ENDS OF THE SILT FENCES SHALL BE BROUGHT UPSLOPE SLIGHTLY SO THAT WATER PONDED BY THE SILT FENCE WILL BE PREVENTED FROM FLOWING AROUND THE ENDS.
4. SILT FENCE SHALL BE PLACED ON THE FLATTEST AREA AVAILABLE.
5. WHERE POSSIBLE, VEGETATION SHALL BE PRESERVED FOR 5 FEET (OR AS MUCH AS POSSIBLE) UPSLOPE FROM THE SILT FENCE. IF VEGETATION IS REMOVED, IT SHALL BE RE-ESTABLISHED WITHIN 7 DAYS FROM THE INSTALLATION OF THE SILT FENCE.
6. THE HEIGHT OF THE SILT FENCE SHALL BE A MINIMUM OF 16 INCHES ABOVE THE ORIGINAL GROUND SURFACE.
7. THE SILT FENCE SHALL BE PLACED IN AN EXCAVATED OR SLICED TRENCH CUT A MINIMUM OF 6 INCHES DEEP. THE TRENCH SHALL BE MADE WITH A TRENCHER, CABLE LAYING MACHINE, SLICING MACHINE, OR OTHER SUITABLE DEVICE THAT WILL ENSURE AN ADEQUATELY UNIFORM TRENCH DEPTH.
8. THE SILT FENCE SHALL BE PLACED WITH THE STAKES ON THE DOWNSLOPE SIDE OF THE GEOTEXTILE. A MINIMUM OF 8 INCHES OF GEOTEXTILE MUST BE BELOW THE GROUND SURFACE. EXCESS MATERIAL SHALL LAY ON THE BOTTOM OF THE 6-INCH DEEP TRENCH. THE TRENCH SHALL BE BACKFILLED AND COMPACTED ON BOTH SIDES OF THE FABRIC.
9. SEAMS BETWEEN SECTIONS OF SILT FENCE SHALL BE SPLICED TOGETHER ONLY AT A SUPPORT POST WITH A MINIMUM 6-IN. OVERLAP PRIOR TO DRIVING INTO THE GROUND.

10. MAINTENANCE—SILT FENCE SHALL ALLOW RUNOFF TO PASS ONLY AS DIFFUSE FLOW THROUGH THE GEOTEXTILE. IF RUNOFF OVERTOPS THE SILT FENCE, FLOWS UNDER THE FABRIC OR AROUND THE FENCE ENDS, OR IN ANY OTHER WAY ALLOWS A CONCENTRATED FLOW DISCHARGE, ONE OF THE FOLLOWING SHALL BE PERFORMED, AS APPROPRIATE: 1) THE LAYOUT OF THE SILT FENCE SHALL BE CHANGED, 2) ACCUMULATED SEDIMENT SHALL BE REMOVED, OR 3) OTHER PRACTICES SHALL BE INSTALLED.

SEDIMENT DEPOSITS SHALL BE ROUTINELY REMOVED WHEN THE DEPOSIT REACHES APPROXIMATELY ONE-HALF OF THE HEIGHT OF THE SILT FENCE.

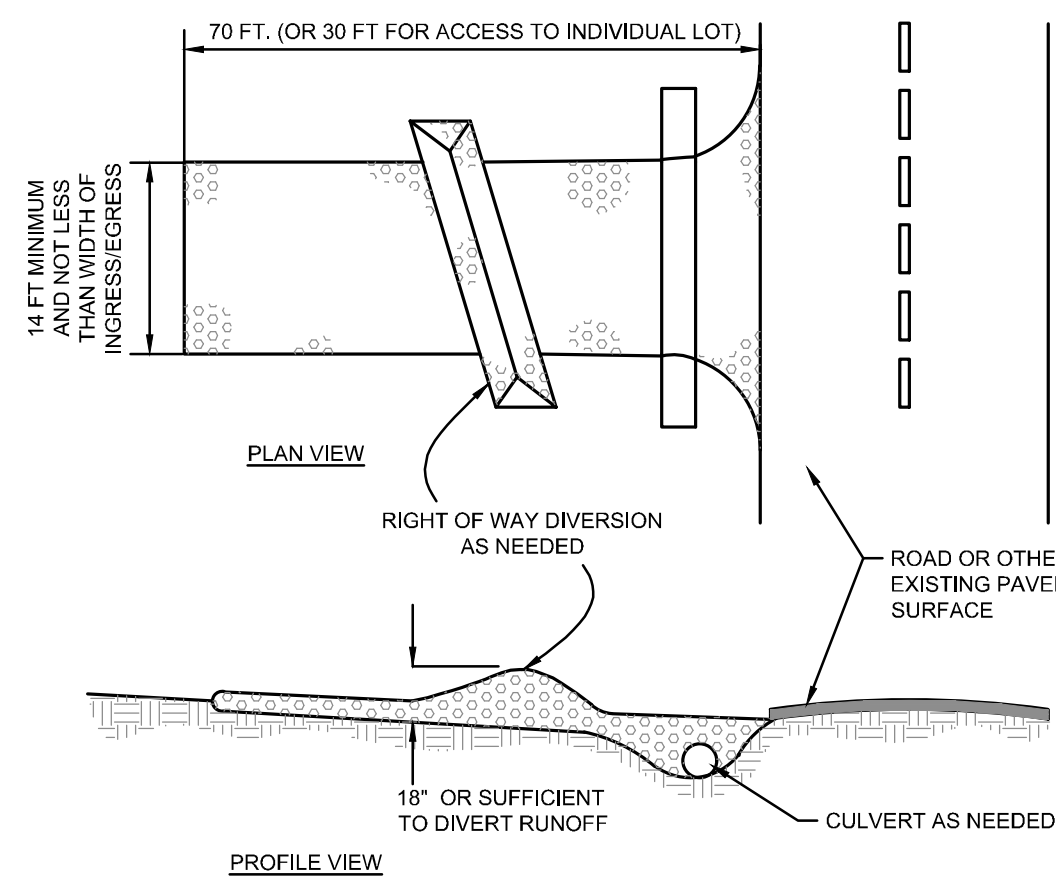
SILT FENCES SHALL BE INSPECTED AFTER EACH RAINFALL AND AT LEAST DAILY DURING A PROLONGED RAINFALL. THE LOCATION OF EXISTING SILT FENCE SHALL BE REVIEWED DAILY TO ENSURE ITS PROPER LOCATION AND EFFECTIVENESS. IF DAMAGED, THE SILT FENCE SHALL BE REPAIRED IMMEDIATELY.

CRITERIA FOR SILT FENCE MATERIALS

1. FENCE POST—THE LENGTH SHALL BE A MINIMUM OF 32 INCHES. WOOD POSTS WILL BE 2-BY-2-IN. NOMINAL DIMENSIONED HARDWOOD OF SOUND QUALITY. THEY SHALL BE FREE OF KNOTS, SPLITS AND OTHER VISIBLE IMPERFECTIONS, THAT WILL WEAKEN THE POSTS. THE MAXIMUM SPACING BETWEEN POSTS SHALL BE 10 FT. POSTS SHALL BE DRIVEN A MINIMUM 18 INCHES INTO THE GROUND, WHERE POSSIBLE. IF NOT POSSIBLE, THE POSTS SHALL BE ADEQUATELY SECURED TO PREVENT OVERTURNING OF THE FENCE DUE TO SEDIMENT/WATER LOADINGS.
2. SILT FENCE FABRIC—SEE CHART BELOW.

| FABRIC PROPERTIES              | VALUES                   | TEST METHOD |
|--------------------------------|--------------------------|-------------|
| MINIMUM TENSILE STRENGTH       | 120 LBS. (535 N)         | ASTM D 4832 |
| MAXIMUM ELONGATION AT 60 LBS   | 80%                      | ASTM D 4832 |
| MINIMUM PUNCTURE STRENGTH      | 50 LBS. (225 N)          | ASTM D 4833 |
| MINIMUM TEAR STRENGTH          | 40 LBS. (180 N)          | ASTM D 4533 |
| APPARENT OPENING SIZE          | <0.5 MM                  | ASTM D 4751 |
| MINIMUM PERMITTIVITY           | 1X10 <sup>-2</sup> SEC-1 | ASTM D 4491 |
| UV EXPOSURE STRENGTH RETENTION | 70%                      | ASTM G 4355 |

2 SILT FENCE DETAIL  
N.T.S.

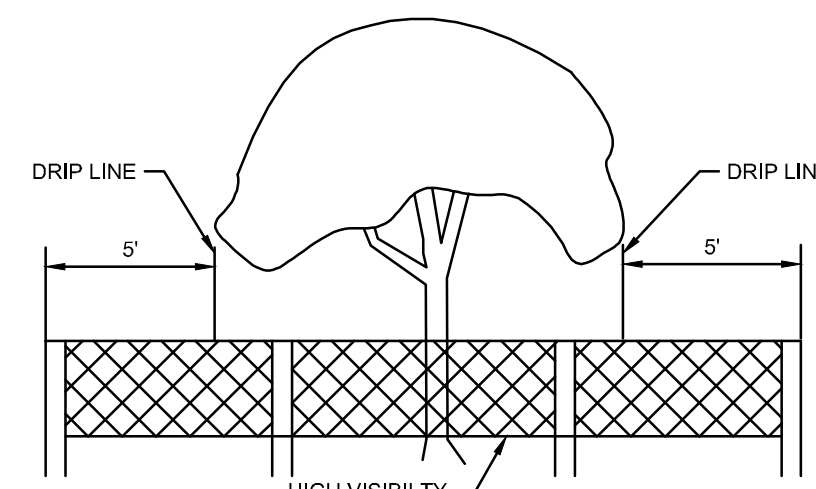


NOTES:

1. STONE SIZE - 0007 (#1 (1.5-2.5 INCH) STONE SHALL BE USED, OR RECYCLED CONCRETE EQUIVALENT.
2. LENGTH - THE CONSTRUCTION ENTRANCE SHALL BE AS LONG AS REQUIRED TO STABILIZE HIGH TRAFFIC AREAS BUT NOT LESS THAN 70 FT. (EXCEPTION: APPLY 30 FT. MINIMUM TO SINGLE RESIDENCE LOTS).
3. THICKNESS - THE STONE LAYER SHALL BE AT LEAST 6 INCHES THICK FOR LIGHT DUTY ENTRANCES OR AT LEAST 10 INCHES FOR HEAVY DUTY USE.
4. WIDTH - THE ENTRANCE SHALL BE AT LEAST 14 FEET WIDE, BUT NOT LESS THAN THE FULL WIDTH AT POINTS WHERE INGRESS OR EGRESS OCCURS.
5. GEOTEXTILE - A GEOTEXTILE SHALL BE LAID OVER THE ENTIRE ARE PRIOR TO PLACING STONE. IT SHALL BE COMPOSED OF STRONG ROT-PROOF POLYMERIC FIBERS AND MEET THE FOLLOWING SPECIFICATIONS:

|                                |                           |
|--------------------------------|---------------------------|
| MINIMUM TENSILE STRENGTH.....  | 200 LBS                   |
| MINIMUM PUNCTURE STRENGTH..... | 80 LBS                    |
| MINIMUM BURST STRENGTH.....    | 50 LBS                    |
| MINIMUM TENSILE STRENGTH.....  | 320 PSI                   |
| MINIMUM ELONGATION.....        | 20%                       |
| EQUIVALENT OPENING SIZE.....   | EO5-0.08MM                |
| PERMITTIVITY.....              | 1X10 <sup>-2</sup> CM/SEC |
6. TIMING - THE CONSTRUCTION ENTRANCE SHALL BE INSTALLED AS SOON AS IS PRACTICABLE BEFORE MAJOR GRADING ACTIVITIES.
7. CULVERT - A PIPE OR CULVERT SHALL BE CONSTRUCTED UNDER THE ENTRANCE IF NEEDED TO PREVENT SURFACE WATER FROM FLOWING ACROSS THE ENTRANCE OR TO PREVENT RUNOFF FROM BEING DIRECTED OUT ONTO PAVED SURFACES.
8. WATER BAR - A WATER BAR SHALL BE CONSTRUCTED AS PART OF THE CONSTRUCTION ENTRANCE IF NEEDED TO PREVENT SURFACE RUNOFF FROM FLOWING THE LENGTH OF THE CONSTRUCTION ENTRANCE AND OUT ONTO PAVED SURFACES.
9. MAINTENANCE - THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION THAT WILL PREVENT TRACKING OR FLOW OF MUD ONTO PUBLIC RIGHTS-OF-WAY. THIS MAY REQUIRE PERIODIC TOP DRESSING WITH ADDITIONAL STONE OR THE WASHING AND REWORKING OF EXISTING STONE AS CONDITIONS DEMAND AND REPAIR AND/OR CLEANOUT OF ANY STRUCTURES USED TO TRAP SEDIMENT. ALL MATERIALS SPILLED, DROPPED, WASHED, OR TRACKED FROM VEHICLES ONTO ROADWAYS OR INTO STORM DRAINS MUST BE REMOVED IMMEDIATELY. THE USE OF WATER TRUCKS TO REMOVE MATERIALS DROPPED, WASHED, OR TRACKED ONTO ROADWAYS WILL NOT BE PERMITTED UNDER ANY CIRCUMSTANCES. TOP DRESSING OF ADDITIONAL STONE SHALL BE APPLIED AS CONDITIONS DEMAND. MUD SPILLED, DROPPED, WASHED OR TRACKED ONTO PUBLIC ROADS, OR ANY SURFACE WHERE RUNOFF IS NOT CHECKED BY SEDIMENT CONTROLS, SHALL BE REMOVED IMMEDIATELY. REMOVAL SHALL BE ACCOMPLISHED BY SCRAPING OR SWEEPING.
10. CONSTRUCTION ENTRANCES SHALL NOT BE RELIED UPON TO REMOVE MUD FROM VEHICLES AND PREVENT OFF-SITE TRACKING. VEHICLES THAT ENTER AND LEAVE THE CONSTRUCTION-SITE SHALL BE RESTRICTED FROM MUDDY AREAS.
11. REMOVAL - THE ENTRANCE SHALL REMAIN IN PLACE UNTIL THE DISTURBED AREA IS STABILIZED OR REPLACED WITH A PERMANENT ROADWAY OR ENTRANCE.

5 CONSTRUCTION ENTRANCE DETAIL  
N.T.S.



NOTES:

1. PROTECT EXISTING TREES AND OTHER VEGETATION INDICATED TO REMAIN IN PLACE AGAINST UNNECESSARY CUTTING, BREAKING OR SKINNING OF ROOTS, SKINNING OR BRUISING OF BARK, SMOTHERING OF TREES BY STOCKPILING CONSTRUCTION MATERIALS OR EXCAVATED MATERIALS WITHIN DRIP LINE. EXCESS FOOT OR VEHICULAR TRAFFIC, OR PARKING OF VEHICLES WITHIN DRIP LINE, PROVIDE TEMPORARY GUARDS TO PROTECT TREES AND VEGETATION TO BE LEFT STANDING.
2. SIGNAGE SHALL CLEARLY IDENTIFY THE TREE AND NATURAL PRESERVATION AREA AND STATE THAT NO CLEARING OR EQUIPMENT IS ALLOWED WITHIN IT.
3. TREE AND NATURAL PRESERVATION AREA SHALL BE FENCED PRIOR TO BEGINNING CLEARING OPERATIONS.
4. FENCE MATERIALS SHALL BE METAL FENCE POSTS WITH SNOW FENCE.
5. FENCE SHALL BE PLACED AS SHOWN ON PLANS AND BEYOND THE DRIP LINE OR CANOPY OF TREES TO BE PROTECTED.
6. IF ANY CLEARING IS DONE AROUND SPECIMEN TREES IT SHALL BE DONE BY CUTTING AT GROUND LEVEL WITH HAND HELD TOOLS AND SHALL NOT BE GRUBBED OR PULLED OUT. NO CLEARING SHALL BE DONE IN BUFFER STRIPS OR OTHER PRESERVED FORESTED AREAS.
7. NO FILLING OR STOCKPILING OF MATERIALS SHALL OCCUR WITHIN THE TREE PROTECTION AREA, INCLUDING DEPOSITION OF SEDIMENT.
8. WHERE UTILITIES MUST RUN THROUGH A TREE'S DRIP LINE, TUNNELING SHOULD BE USED TO MINIMIZE ROOT DAMAGE. TUNNELING SHOULD BE AT A MINIMUM DEPTH OF 24 INCHES FOR TREES LESS THAN 12 INCHES IN DIAMETER OR AT A MINIMUM DEPTH OF 36 INCHES FOR LARGER DIAMETER TREES.
9. WHERE TUNNELING WILL BE PERFORMED WITHIN THE DRIP LINE OF A TREE, THE TUNNEL SHOULD BE PLACED A MINIMUM OF 2 FEET AWAY FROM THE TREE TRUNK TO AVOID TAPROOTS.
10. MINIMIZE EXCAVATION OR TRENCHING WITHIN THE DRIP LINE OF THE TREE. ROUTE TRENCHES AROUND THE DRIP LINE OF TREES.
11. ROOTS 2 INCHES OR LARGER THAT ARE SEVERED BY TRENCHING SHOULD BE SAWN OFF NEATLY IN ORDER TO ENCOURAGE NEW GROWTH AND DISCOURAGE DECAY.
12. SOIL EXCAVATED DURING TRENCHING SHALL BE PILED ON THE SIDE AWAY FROM THE TREE.
13. ROOTS SHALL BE KEPT MOIST WHILE TRENCHES ARE OPEN AND REFILLED IMMEDIATELY AFTER UTILITIES ARE INSTALLED OR REPAIRED.

3 TREE PROTECTION DETAIL  
N.T.S.

SEAL:



NO. DATE DESCRIPTION  
06/30/26 FOR CONSTRUCTION

WILMINGTON HEIGHTS NUISANCE ABATEMENT  
4618 (AKA 4614, 4618 - 4652)  
WILMINGTON PIKE, KETTERING, OHIO 45440  
PROJECT NO: 251048.000  
DATE: 2026-06-30  
SCALE:

SHEET NAME:  
EROSION CONTROL DETAILS

SHEET NO.  
C601



CDF

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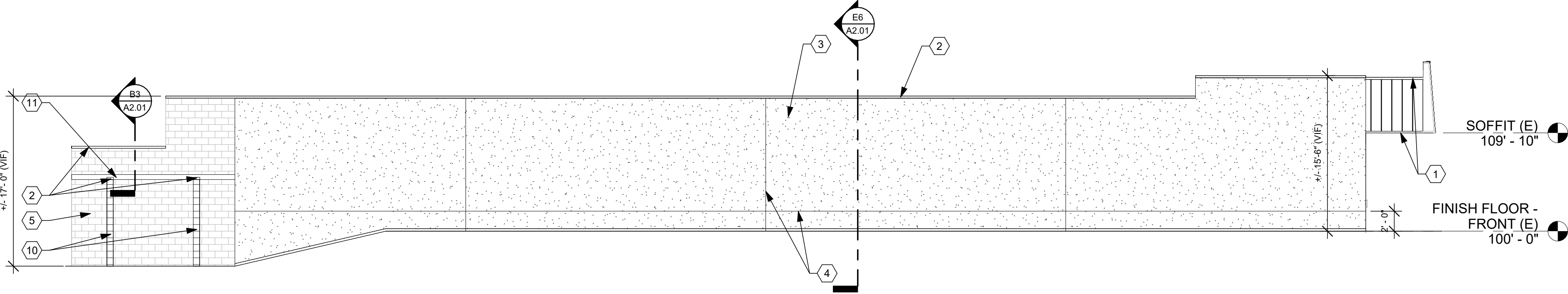
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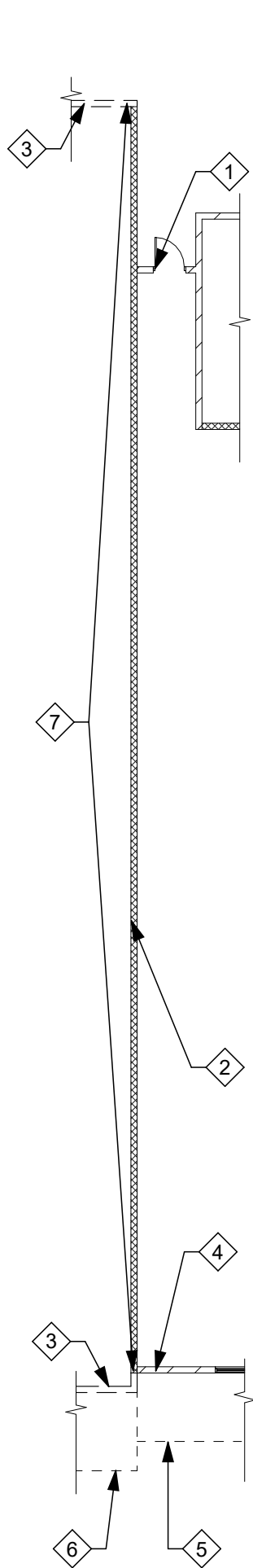
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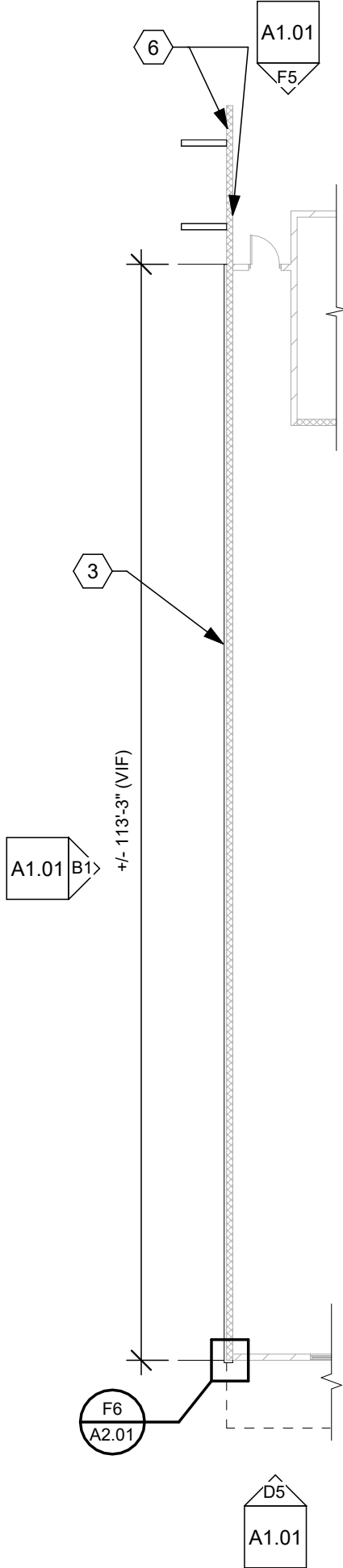
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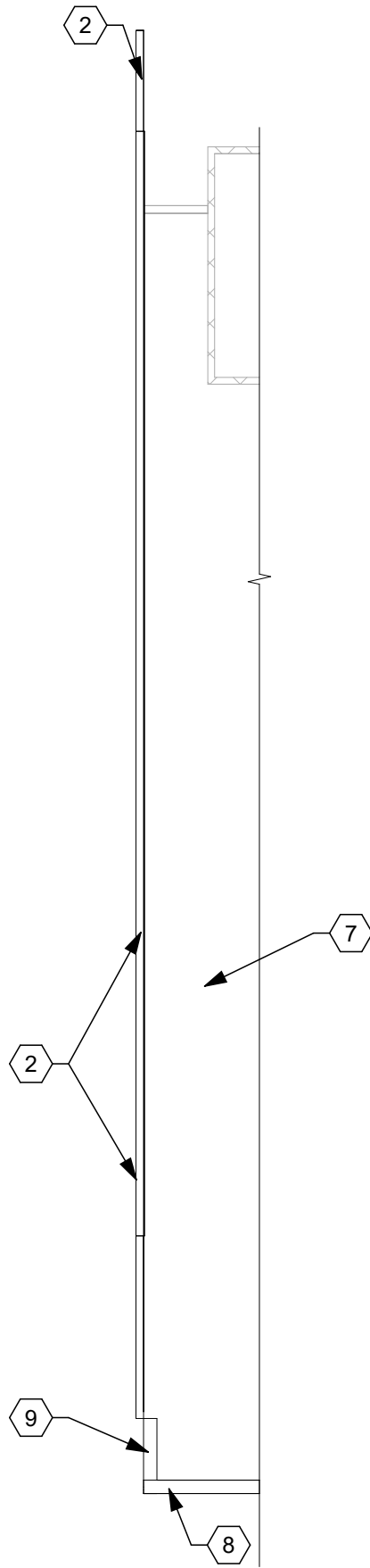
**B1** PARTIAL WEST ELEVATION - NEW WORK  
1/8" = 1'-0"



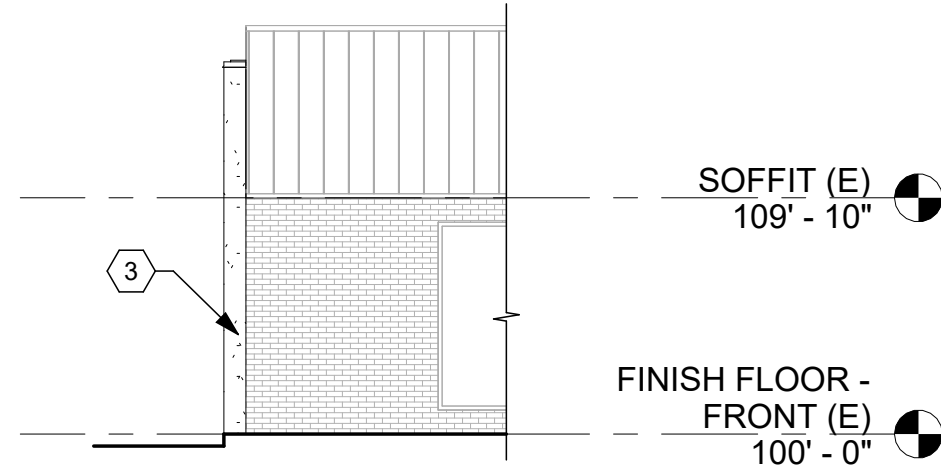
**F1** PARTIAL FLOOR PLAN- DEMOLITION  
1/16" = 1'-0"



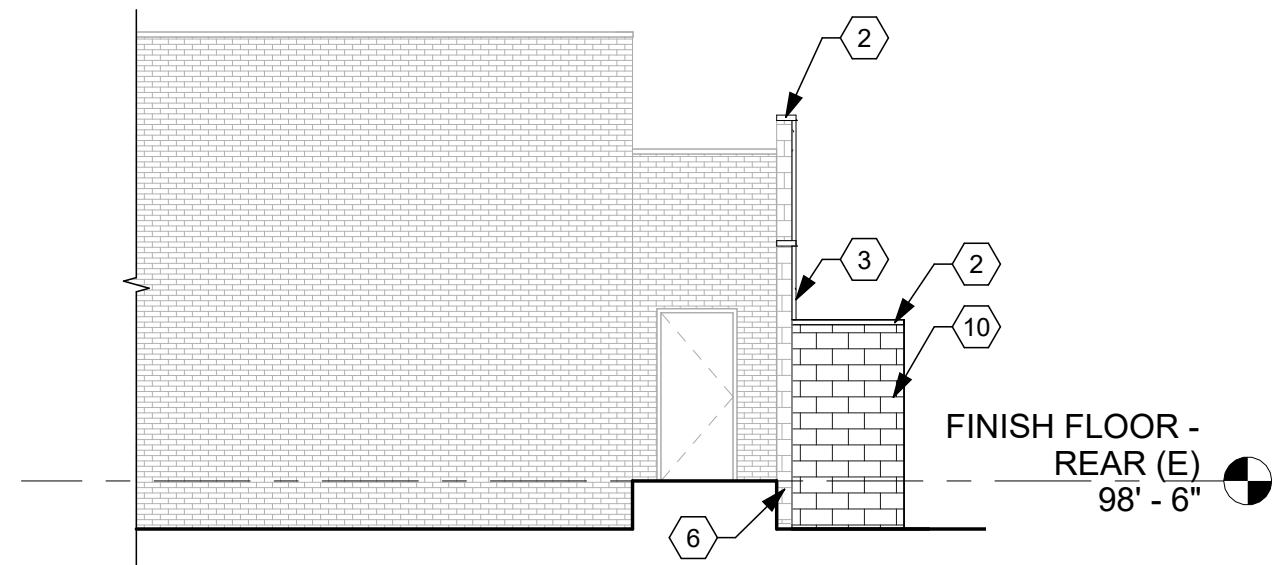
**F2** PARTIAL FLOOR PLAN- NEW WORK  
1/16" = 1'-0"



**F3** PARTIAL ROOF PLAN- NEW WORK  
1/16" = 1'-0"



**D5** PARTIAL NORTH ELEVATION - NEW WORK  
1/8" = 1'-0"



**F5** PARTIAL SOUTH ELEVATION - NEW WORK  
1/8" = 1'-0"

## DEMOLITION NOTES

INDICATES DEMOLITION NOTE.

- EXISTING DOOR TO REMAIN.
- EXISTING 8" CMU PARTITION TO REMAIN.
- SINGLE STORY STRUCTURE TO BE DEMOLISHED.
- EXISTING WALL TO REMAIN.
- SOFFIT ABOVE TO REMAIN.
- SOFFIT TO BE DEMOLISHED.
- ROOF MEMBRANE APPLY TO FACE OF CMU, COPING AND ASSOCIATED BLOCKING SHALL BE DEMOLISHED.

## CONSTRUCTION NOTES

INDICATES CONSTRUCTION NOTE.

- INFILL OPENING IN SOFFIT WITH SALVAGED VERTICAL METAL PANELS AND TRIM MATERIAL OVER 3 5/8" CFMF, 5/8" EXT GRADE SHEATHING AND WEATHER RESISTANT BARRIER.
- PREFINISHED METAL COPING.
- MOISTURE DRAINAGE EIFS OVER 3" EPS INSULATION.
- 3/4" V-GROOVE, TYP.
- EXISTING CMU WALL TO BE PATCHED AT REMOVAL LOCATIONS. REFER TO STRUCTURAL DRAWINGS FOR REINFORCING DETAILS.
- TUCK POINT EXISTING CMU WALL WHERE EXPOSED TO VIEW. PAINT, TYP.
- EXISTING MEMBRANE ROOF ASSEMBLY TO REMAIN.
- EXISTING ROOF EDGE METAL TO REMAIN.
- ROOF EDGE METAL INFILL WITH SALVAGED MATERIAL.
- 8" REINFORCED MASONRY WALL. REFER TO STRUCTURAL DRAWINGS FOR DETAILS. PAINTED, TYP.
- 6" X 6" GALVANIZED STEEL ANGLE. REFER TO STRUCTURAL DRAWINGS FOR DETAILS. PAINTED.

A

B

C

D

E

F

**App Architecture**  
creative focused design



**Wilmington Heights Nuisance Abatement**

4618 (Aka 4614, 4618 - 4652) Wilmington Pike, Kettering, OH 45440  
Parcel #: N64 03401 0035 & N64 03401 0036

### ISSUE

| NO.      | DATE             | DESCRIPTION |
|----------|------------------|-------------|
| 06/30/26 | FOR CONSTRUCTION |             |

|         |            |
|---------|------------|
| DATE    | 06/30/2026 |
| JOB NO. | 4410.00    |
| DRAWN   | SS         |
| CHECKED | DW         |

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TITLE  
**DEMOLITION PLAN, NEW WORK PLAN AND ELEVATIONS**

SHEET NO.

**A1.01**



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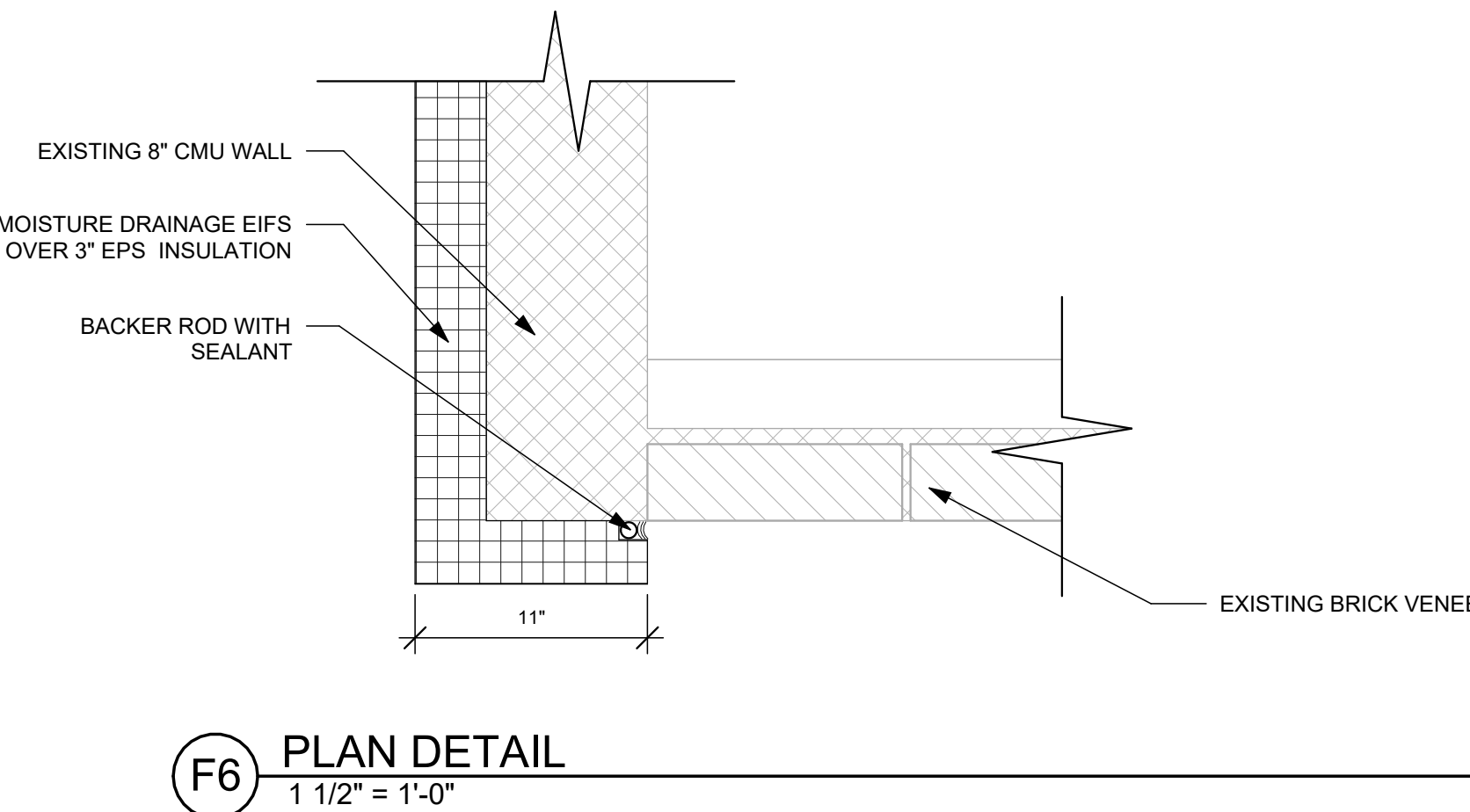
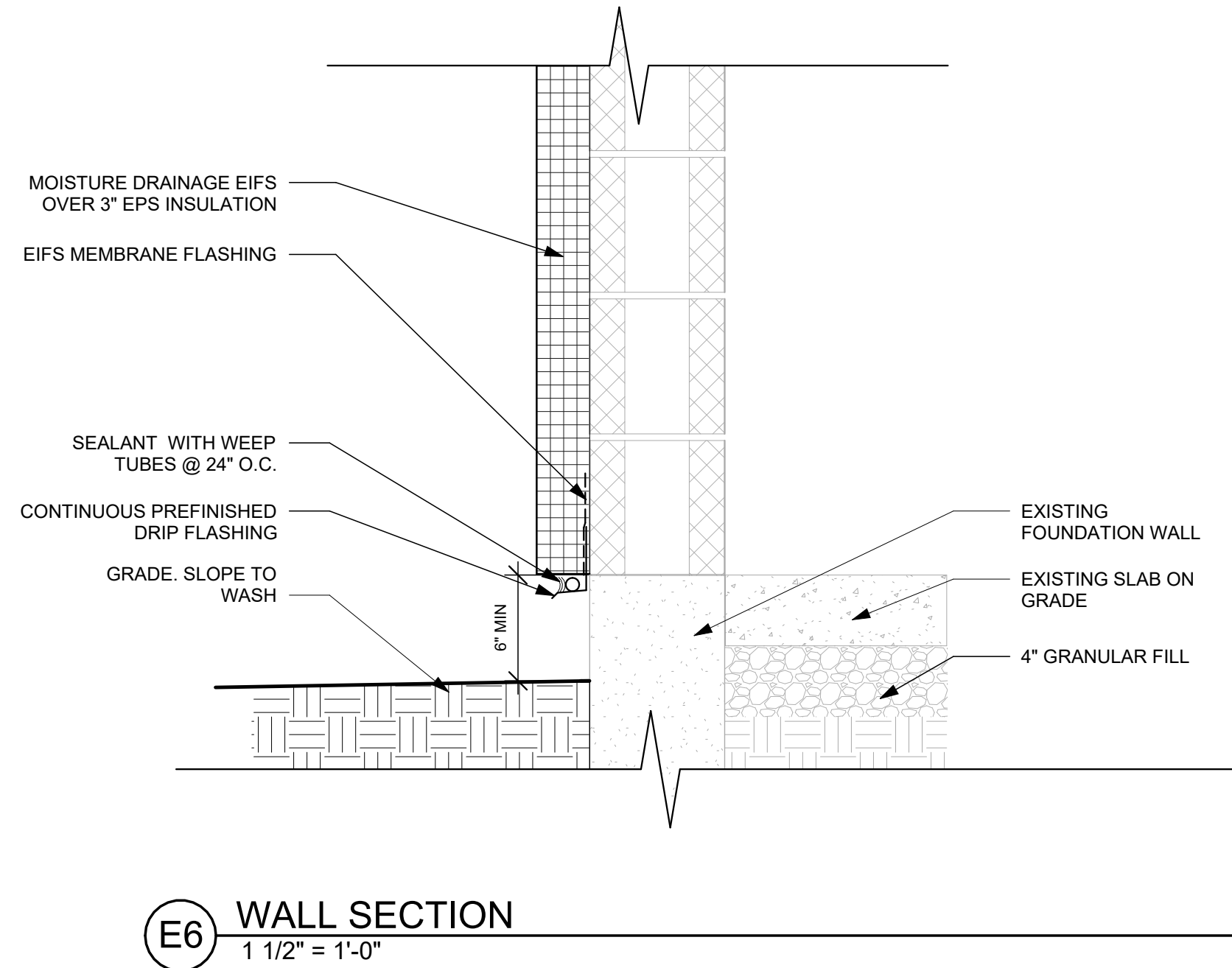
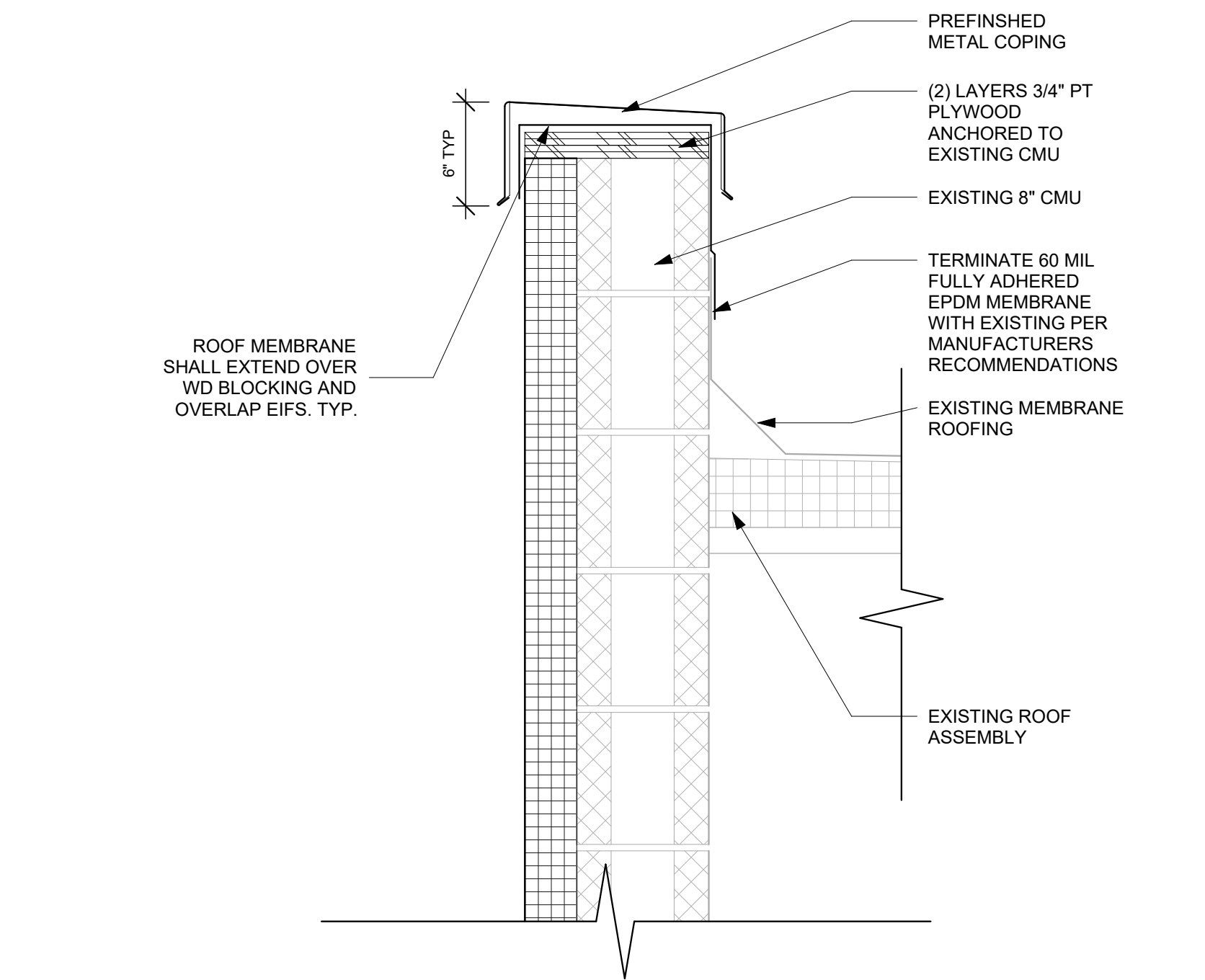
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### Wilmington Heights Nuisance Abatement

4618 (Aka 4614, 4618 - 4652) Wilmington Pike, Kettering, OH 45440  
Parcel #: N64 03401 0035 & N64 03401 0036

| ISSUE    |      |                  |
|----------|------|------------------|
| NO.      | DATE | DESCRIPTION      |
| 06/30/26 |      | FOR CONSTRUCTION |

|         |            |
|---------|------------|
| DATE    | 06/30/2026 |
| JOB NO. | 4410.00    |
| DRAWN   | SS         |
| CHECKED | DW         |

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TITLE  
SECTIONS AND DETAILS

SHEET NO.  
**A2.01**



A. GENERAL:

- THE STRUCTURAL ENGINEER OF RECORD IS RESPONSIBLE FOR THE ADEQUACY OF THE STRUCTURAL DESIGN AS SHOWN IN THE CONTRACT DOCUMENTS WHICH DEPICT THE STRUCTURE IN ITS COMPLETED FORM. THE STRUCTURE IS DESIGNED TO BE CAPABLE OF WITHSTANDING CODE PRESCRIBED DESIGN FORCES AND FULLY STABLE WHEN THE STRUCTURE IS FULLY CONSTRUCTED (I.E., FULLY BUILT). IT IS SOLEY THE RESPONSIBILITY OF OTHERS TO DETERMINE ERECTION PROCEDURE AND SEQUENCE AS WELL AS TO PROVIDE FOR THE SAFETY OF THE STRUCTURE AND ITS COMPONENTS PARTS DURING ERECTION. THIS INCLUDES THE ADDITION OF WHATEVER SHORING, SHEETING, TEMPORARY BRACING, GUYS, TIE DOWNS, OR DE-WATERING WHICH MIGHT BE NECESSARY. SUCH MATERIAL SHALL REMAIN THE CONTRACTOR'S PROPERTY AFTER THE COMPLETION OF THE PROJECT.
- IT IS SOLEY THE CONTRACTOR'S RESPONSIBILITY TO FOLLOW ALL APPLICABLE SAFETY CODES AND REGULATIONS DURING ALL PHASES OF CONSTRUCTION.
- ALL ELEVATIONS GIVEN ON THE STRUCTURAL DRAWINGS ARE BASED ON THE GROUND FLOOR DATUM OF 100'-0" (U.N.O.).
- THE STRUCTURAL ENGINEER OF RECORD IS RESPONSIBLE FOR THE ADEQUACY OF THE STRUCTURE IN ITS COMPLETED FORM. THE STRUCTURE IS DESIGNED TO BE CAPABLE OF WITHSTANDING CODE PRESCRIBED DESIGN FORCES AND FULLY STABLE WHEN THE STRUCTURE IS FULLY CONSTRUCTED (I.E., FULLY BUILT). IT IS SOLEY THE RESPONSIBILITY OF OTHERS TO DETERMINE ERECTION PROCEDURE AND SEQUENCE AS WELL AS TO PROVIDE FOR THE SAFETY OF THE STRUCTURE AND ITS COMPONENTS PARTS DURING ERECTION. THIS INCLUDES THE ADDITION OF WHATEVER SHORING, SHEETING, TEMPORARY BRACING, GUYS, TIE DOWNS, OR DE-WATERING WHICH MIGHT BE NECESSARY. SUCH MATERIAL SHALL REMAIN THE CONTRACTOR'S PROPERTY AFTER THE COMPLETION OF THE PROJECT.
- STRUCTURAL DRAWINGS ARE INTENDED TO BE USED WITH THE OTHER DRAWINGS RELEASED FOR THE PROJECT. CONTRACTOR TO COORDINATE, TO THE EXTENT POSSIBLE, SUCH INTERRELATIONSHIPS IN PROJECT SHOP DRAWINGS AND FIELD WORK.
- DO NOT SCALE THESE DRAWINGS, USE DIMENSIONAL DATA PROVIDED.
- REFER TO ARCHITECTURAL DRAWINGS AND SPECIFICATIONS FOR FIRE RATING REQUIREMENTS, FIRE-PROOFING METHODS, AND FIRE-PROOFING MATERIALS FOR STRUCTUREAL MEMBERS.

B. DELEGATED DESIGN / DEFERRED SUBMITTALS:

- DELEGATED DESIGN AND DEFERRED SUBMITTALS ARE ITEMS DESIGNED BY OTHERS. SHOP DRAWINGS AND CALCULATIONS SHALL BE GENERATED FOR THE DESIGN AND FABRICATION OF ALL DELEGATED DESIGN AND DEFERRED SUBMITTALS ITEMS INDICATED BELOW. THESE DRAWINGS AND CALCULATIONS SHALL BE SEALED AND SIGNED BY A PROFESSIONAL ENGINEER IN THE STATE WHERE THE PROJECT IS TO BE CONSTRUCTED. FOR ITEMS INDICATED AS "DESIGNED BY THE CONTRACTOR", "DESIGNED BY SUPPLIER", "DESIGNED BY FABRICATOR" AND "DESIGNED BY INSTALLER", IF THESE ENTITIES ARE NOT PROVIDING THEIR OWN ENGINEERING WITH THEIR DESIGNS COMPLETED BY A PROFESSIONAL ENGINEER WHO WILL SEAL AND SIGN THEIR SUBMITTALS THEN THESE ENTITIES WILL INDEPENDENTLY CONTRACT A THIRD PARTY TO PROVIDE THIS SERVICE ON THEIR BEHALF. UNLESS SPECIFIED ON THE DRAWINGS OR IN THE SPECIFICATIONS, DELEGATED DESIGN ITEMS SHALL BE DESIGNED FOR ALL CODE DEFINED LOADS PLUS INDUSTRY STANDARD LOADS INCLUDING GRAVITY LOADS AND LATERAL LOADS DUE TO WIND AND SEISMIC. SEE THE RELEVANT SECTIONS OF THE GENERAL NOTES SHEETS FOR ADDITIONAL DESIGN REQUIREMENTS. CALCULATIONS SHALL INCLUDE REVIEW OF THE CAPACITIES OF ALL SUPPORTING STRUCTURAL ELEMENTS INCLUDING LOCAL STRESSES DUE TO THE CONNECTION METHODS SELECTED. ADDITIONALLY, THE CALCULATIONS AND DRAWINGS SHALL CLEARLY INDICATE THE MAGNITUDES AND DIRECTIONS OF THE LOADS IMPARTED ON THE SUPPORTING STRUCTURAL ELEMENTS. THE LOADING CRITERIA USED FOR DESIGN OF THE DELEGATED DESIGN SYSTEMS AND COMPONENTS SHALL BE CLEARLY INDICATED ON THE DRAWINGS AND CALCULATIONS, REGARDLESS OF WHETHER THEY ARE MANDATED BY THE ENGINEER OF RECORD BY WAY OF THE DRAWING AND SPECIFICATIONS OR DERIVED BY THE DESIGNER.
- TEMPORARY SHORING: FOUNDATIONS - SHEET PILING, PILES AND LAGGING REQUIRED FOR INSTALLATION OF FOUNDATIONS AND FOUNDATION WALLS SHALL BE DESIGNED BY THE CONTRACTOR. EXCAVATIONS REQUIRED FOR FOUNDATION AND FOUNDATION WALL CONSTRUCTION NEXT TO EXISTING BUILDINGS, NEAR PROPERTY LINES AND NEAR OR OVER UTILITIES MUST BE CONSIDERED BY THE CONTRACTOR IN EVALUATING SHORING REQUIREMENTS.
- MECHANICAL, ELECTRICAL, PLUMBING AND FIRE PROTECTION COMPONENTS: ROOF-TOP UNITS - DESIGN OF THE MECHANICAL UNIT CURB, CONNECTIONS OF THE UNIT TO THE CURB AND CONNECTIONS OF THE CURB TO STRUCTURE SHALL BE PROVIDED BY THE MECHANICAL UNIT CONTRACTOR. ADDITIONAL SUPPORT FRAMING FOR SUPPORTING THE GRAVITY AND LATERAL LOADS SHALL BE DESIGNED, ENGINEERED AND PROVIDED IF IT IS NOT INDICATED ON THE STRUCTURAL DRAWINGS. IF ADDITIONAL SUPPORT FRAMING IS PROVIDED, THE STRUCTURAL ADEQUACY SHALL BE VERIFIED FOR ALL ASCE 7-16 LOAD COMBINATIONS. SHOPS DRAWINGS AND CALCULATIONS PROVIDED BY THE MECHANICAL CONTRACTOR SHALL PROVIDE DETAILS INDICATING THESE CONNECTIONS, SUPPORT AND BRACING OF DUCTWORK, PIPING, CONDUIT AND CABLE TRAYS ASSOCIATED WITH MECHANICAL, ELECTRICAL, PLUMBING AND FIRE PROTECTION COMPONENTS SHALL BE PROVIDED BY THE CONTRACTOR INSTALLING THE COMPONENTS. FOR PROJECTS IN SEISMIC DESIGN CATEGORY C, D AND HIGHER, SEISMIC BRACING OF ALL MECHANICAL AND ELECTRICAL COMPONENTS REQUIRED BY THE ASCE 7-16 SHALL BE DESIGNED BY THE MECHANICAL CONTRACTOR AND CLEARLY INDICATED AND DETAILED ON THE SHOP DRAWINGS.

C. SOIL/STRUCTURE INTERACTION & SOIL PREPARATION INFORMATION:

- DO NOT BACKFILL WALLS UNTIL CONCRETE HAS ATTAINED FOURTEEN (14) DAY STRENGTH OR LATERAL BRACING IS PROVIDED.
- FOUNDATIONS HAVE BEEN DESIGNED ASSUMING AN ALLOWABLE SOIL BEARING PRESSURE OF 1,500 POUNDS PER SQUARE FOOT (PSF) FOR SPREAD FOOTINGS FOR BUILDING COLUMNS AND CONTINUOUS FOOTINGS FOR BEARING WALLS. SOIL CONDITIONS SHALL BE INSPECTED BY A GEOTECHNICAL ENGINEER OR AN APPOINTED REPRESENTATIVE OF THE GEOTECHNICAL ENGINEER PRIOR TO CONCRETE PLACEMENT. THE GEOTECHNICAL ENGINEER (OR REPRESENTATIVE) SHALL BE THE SOLE JUDGE AS TO THE SUITABILITY OF THE BEARING MATERIAL.

D. DESIGN LOADS:

1. CODE REFERENCES:

- OHIO BUILDING CODE (OBC) - 2024
- ASCE 7-22, MINIMUM DESIGN LOADS FOR BUILDINGS AND OTHER STRUCTURES
- BUILDING CODE REQUIREMENTS FOR STRUCTURAL CONCRETE AND COMMENTARY, ACI 318 - 2019
- BUILDING CODE REQUIREMENTS FOR MASONRY STRUCTURES AND SPECIFICATIONS FOR MASONRY STRUCTURES AND COMMENTARIES, ACI 530 - 2016
- COLD-FORMED STEEL DESIGN MANUAL, AISI - 2017
- SPECIFICATIONS FOR THE DESIGN OF COLD-FORMED STEEL STRUCTURAL MEMBERS, AISI - 2017
- CATALOG OF STANDARD SPECIFICATIONS AND LOAD TABLES FOR STEEL JOISTS AND JOIST GIRDERS, STEEL JOIST INSTITUTE - 2017
- STEEL DECK INSTITUTE FLOOR DECK DESIGN MANUAL, 1st EDITION - MARCH 2014
- STEEL DECK INSTITUTE ROOF DECK DESIGN MANUAL, 1st EDITION - MAY 2013
- STEEL DECK INSTITUTE DIAPHRAGM DESIGN MANUAL, 4th EDITION - SEPTEMBER 2015
- STEEL DECK INSTITUTE MANUAL OF CONSTRUCTION WITH STEEL DECK - OCTOBER 2016
- STEEL DECK INSTITUTE STANDARD PRACTICE DETAILS - MAY 2001
- MANUAL OF STEEL CONSTRUCTION - AISC, 15th EDITION - 2017
- SPECIFICATION FOR STRUCTURAL JOINTS USING ASTM A325 OF A490 BOLTS - 01 AUGUST 2014
- STRUCTURAL WELDING CODE - STEEL, ANSI/AWS D1.1 - 2015
- FEMA 405 - NEHRP RECOMMENDED PROVISIONS FOR SEISMIC REGULATIONS FOR NEW BLDGS AND OTHER STRUCTURES - 2015

DEAD LOADS:

ROOF DEAD LOAD 20 PSF

LIVE LOADS:

FLOOR LIVE LOADS:

OCCUPANCY TYPES: DISTRIBUTED LOADS CONCENTRATED LOAD (ON 2.5 SF AREA)

OFFICE SPACES 50 PSF  
CORRIDORS AND PUBLIC AREAS 100 PSF  
STAIRS/LANDINGS/EXITWAYS 100 PSF

ROOF LIVE LOAD:

MINIMUM DESIGN ROOF LIVE LOAD 20 PSF

SNOW LOAD PARAMETERS:

- GROUND SNOW LOAD, Pg 20 PSF
- FLAT-ROOF SNOW LOAD, Pf 14.0 PSF
- THERMAL FACTOR, Ct 1.0
- EXPOSURE FACTOR, Ce 1.0
- ROOF SLOPE FACTOR, Cs 1.0
- SNOW LOAD IMPORTANCE FACTOR, I 1.0

WIND DESIGN PARAMETERS:

- ULTIMATE DESIGN WIND SPEED = 115 MPH
- WIND LOAD IMPORTANCE FACTOR = 1.0
- WIND EXPOSURE = EXPOSURE C
- MAIN WIND DESIGN VELOCITY PRESSURES:

| HEIGHT (FT.) | WINDWARD WALL | LEEWARD WALL          | SIDEWALLS |
|--------------|---------------|-----------------------|-----------|
| 0 - 15       | 22.0 PSF      | -17.8 PSF / -10.3 PSF | -22.8 PSF |
| 15 - 20      | 22.9 PSF      | -17.8 PSF / -10.3 PSF | -22.8 PSF |
| 20 - 25      | 23.7 PSF      | -17.8 PSF / -10.3 PSF | -22.8 PSF |
| 25 - 30      | 24.5 PSF      | -17.8 PSF / -10.3 PSF | -22.8 PSF |
| 30 - 35      | 25.3 PSF      | -17.8 PSF / -10.3 PSF | -22.8 PSF |

COMPONENT AND CLADDING - WALLS

| AREA (SQ. FT.) | INTERIOR ZONE | EDGE ZONE |
|----------------|---------------|-----------|
| 10             | 30.8 PSF      | 37.9 PSF  |
| 100            | 26.8 PSF      | 29.4 PSF  |
| 200            | 25.4 PSF      | 27.0 PSF  |
| 500            | 23.7 PSF      | 23.7 PSF  |

SEISMIC DESIGN PARAMETERS:

- OCCUPANCY CATEGORY II
- SITE CLASS D
- IMPORTANCE FACTOR 1.0
- SEISMIC DESIGN CATEGORY, B
- RESPONSE MODIFICATION COEFFICIENT, R 2
- 0.2 SECOND DESIGN SPECTRAL RESPONSE, Sds 15.6%
- 1.0 SECOND DESIGN SPECTRAL RESPONSE, Sd1 11.3%
- DEFLECTION AMPLIFICATION FACTOR, Cd 1-3/4
- ANALYSIS PROCEDURE: EQUIVALENT LATERAL FORCE PROCEDURE
- SEISMIC FORCE-RESISTING SYSTEM: ORDINARY REINFORCED MASONRY SHEAR WALLS
- SEISMIC BASE SHEAR: V = Cs x WEIGHT

LOADS ON HANDRAIL & GUARDRAIL SYSTEMS:

- HANDRAILS AND GUARDRAILS SHALL BE DESIGNED TO WITHSTAND A LOAD OF 200 POUNDS IN ANY DIRECTION, AT ANY POINT ALONG THE TOP RAIL.
- HANDRAILS AND GUARDRAILS SHALL BE DESIGNED TO WITHSTAND A LOAD OF 50 POUNDS-PER- LINEAR-FOOT IN ANY DIRECTION ALONG THE TOP RAIL. THIS DEMAND NEED NOT BE CONSIDERED CONCURRENTLY WITH THE LOAD IN 'a'.
- INTERMEDIATE RAILS AND PANEL FILLS SHALL BE DESIGNED TO WITHSTAND A HORIZONTALLY APPLIED LOAD OF 50 POUNDS ON AN AREA NOT TO EXCEED 12" x 12". THE REACTIONS FROM THIS LOAD NEED NOT BE CONSIDERED CONCURRENTLY WITH THE LOADS IN 'a' & 'b'.

E. REINFORCED CONCRETE:

1. MATERIALS

a. STRUCTURAL CONCRETE OVERVIEW

| LOCATION                                             | Fc (PSI)     |
|------------------------------------------------------|--------------|
| FOUNDATIONS AND GRADE BEAMS                          | 3000         |
| TYP. INTERIOR CONCRETE                               | 4000         |
| EXTERIOR CONCRETE EXPOSED TO DE-ICING                | 4500, 6% AIR |
| BACKFILL BELOW FOOTINGS, CONCRETE FILL IN STRUCTURES | 1500         |

b. ALL DEFORMED REINFORCING BARS: FY = 60,000 P.S.I.

c. WELDED WIRE FABRIC: ASTM A185

2. FIELD MANUAL:

PROVIDE AT LEAST ONE COPY OF THE LATEST ACI FIELD REFERENCE MANUAL, SP-15, IN THE FIELD OFFICE AT ALL TIMES.

3. CONTINGENCIES:

PROVIDE LEAN CONCRETE UNDER FOUNDATIONS FOR ACCIDENTAL OVER-EXCAVATION, SOFT SPOTS AND TRENCHES.

4. FOOTINGS, PIERS, WALLS AND SLABS:

a. DOWELS IN FOOTINGS TO MATCH VERTICAL PIER OR WALL REINFORCING, U.N.O.

b. PROVIDE CORNER BARS AT WALL AND FOOTING CORNERS TO MATCH HORIZONTAL REINFORCING, MINIMUM LENGTH OF EACH LEG - 45 BAR DIAMETERS. (PLACE AS PER DETAILS U.N.O.).

c. PROVIDE 10 MIL. POLYETHYLENE VAPOR RETARDER AND 4" COMPACTED AGGREGATE SUBBASE MATERIAL ON TOP IN ACCORDANCE WITH THE TYPICAL SLAB DETAILS. UNDER ALL INTERIOR SLABS ON GRADE, VAPOR RETARDER SHALL BE CARRIED TO AND PLACED IN CONTACT W/IRIGID INSULATION AT INTERIOR FACE OF EXTERIOR FOUNDATION WALLS. SEE SPECIFICATIONS FOR FURTHER INFORMATION.

5. CONSTRUCTION JOINTS:

CONSTRUCTION JOINTS PERMITTED ONLY WHERE SHOWN OR AS APPROVED BY THE STRUCTURAL ENGINEER. ALL CONSTRUCTION JOINTS ARE TO BE KEYS.

6. CHAMFER:

PROVIDE 3/4" CHAMFER AT ALL EXPOSED EDGES OF CONCRETE, U.N.O.

7. MISCELLANEOUS:

a. SEE ARCHITECTURAL, MECHANICAL, ELECTRICAL, AND PLUMBING DRAWINGS FOR OPENINGS AND COORDINATE WORK WITH THE CONSTRUCTION MANAGER AND OTHER TRADES. IF OPENING IS NOT SHOWN ON THE STRUCTURAL DRAWINGS, OBTAIN PRIOR APPROVAL.

8. CONCRETE COVER:

U.N.O. DETAIL REINFORCING TO PROVIDE MINIMUM CONCRETE COVER AS FOLLOWS:

|                                                                                                                                                                                                                                  |                                   |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------|
| CONCRETE CAST AGAINST AND PERMANENTLY EXPOSED TO EARTH:                                                                                                                                                                          | 3 IN.                             |
| CONCRETE EXPOSED TO EARTH OR WEATHER:<br>No. 6 - No. 18 BARS<br>No. 5 BAR, W31 OR D31 WIRE, AND SMALLER                                                                                                                          | 2 IN.<br>1 1/2 IN.                |
| CONCRETE NOT EXPOSED TO EARTH OR WEATHER OR IN CONTACT WITH GROUND:<br>SLABS, WALLS, AND JOISTS:<br>No. 14 AND No. 18 BARS<br>No. 11 BARS AND SMALLER<br>BEAMS AND COLUMNS:<br>PRIMARY REINFORCEMENT, STIRRUPS, TIES AND SPIRALS | 1 1/2 IN.<br>3/4 IN.<br>1 1/2 IN. |
| SURFACES EXPOSED TO LIQUIDS:                                                                                                                                                                                                     | 2 IN.                             |
| SLABS ON GRADE - 1/3 SLAB THICKNESS FROM TOP OF SLAB OR AS SHOWN ON DRAWINGS                                                                                                                                                     |                                   |

TENSION LAP SCHEDULE:

fc = 3000 PSI TENSION LAP SPLICE LENGTHS (INCHES) - TOP BARS (NOTES 1 AND 2)

| BAR COVER (INCHES)   | 3/4   |    |     | 1 1/2 |    |     | 1 1/2 |    |     |
|----------------------|-------|----|-----|-------|----|-----|-------|----|-----|
| BAR SPACING (INCHES) | 2 1/2 | 4  | >=6 | 2 1/2 | 4  | >=6 | 2 1/2 | 4  | >=6 |
| #4                   | 29    | 29 | 29  | 29    | 29 | 29  | 29    | 29 | 29  |
| #5                   | 36    | 36 | 36  | 36    | 36 | 36  | 36    | 36 | 36  |
| #6                   | 43    | 43 | 43  | 43    | 43 | 43  | 43    | 43 | 43  |
| #7                   | 69    | 69 | 69  | 66    | 63 | 63  | 66    | 63 | 63  |
| #8                   | -     | -  | -   | 86    | 72 | 72  | 86    | 72 | 72  |
| #9                   | -     | -  | -   | 109   | 81 | 63  | 109   | 81 | 81  |

fc = 4000 PSI TENSION LAP SPLICE LENGTHS (INCHES) - TOP BARS (NOTES 1 AND 2)

| BAR COVER (INCHES)   | 3/4   |    |     | 1 1/2 |    |     | 1 1/2 |    |     |
|----------------------|-------|----|-----|-------|----|-----|-------|----|-----|
| BAR SPACING (INCHES) | 2 1/2 | 4  | >=6 | 2 1/2 | 4  | >=6 | 2 1/2 | 4  | >=6 |
| #4                   | 25    | 25 | 25  | 25    | 25 | 25  | 25    | 25 | 25  |
| #5                   | 31    | 31 | 31  | 31    | 31 | 31  | 31    | 31 | 31  |
| #6                   | 37    | 37 | 37  | 37    | 37 | 37  | 37    | 37 | 37  |
| #7                   | 60    | 60 | 60  | 57    | 54 | 54  | 57    | 54 | 54  |
| #8                   | -     | -  | -   | 74    | 62 | 62  | 74    | 62 | 62  |
| #9                   | -     | -  | -   | 94    | 70 | 70  | 94    | 70 | 70  |

NOTES:

- TOP BARS ARE DEFINED AS HORIZONTAL BARS WITH MORE THAN 12" OF CONCRETE CAST BELOW THE BARS.
- FOR BARS OTHER THAN TOP BARS, DIVIDE DEVELOPMENT LENGTH SPECIFIED IN TABLE BY 1.3.
- INTERPOLATE FOR SPLICE LENGTHS AS NECESSARY.
- TENSION LAP SPLICES ARE BASED ON CLASS B. FOR CLASS A, DIVIDE BY 1.3. UNLESS NOTED OTHERWISE IN DRAWINGS, ASSUME ALL SPLICES AS CLASS B.
- IF SPLICE DIMENSION IS INDICATED IN DRAWINGS, PROVIDE LARGER SPLICE LENGTH.
- LAP SPLICE TABLES ARE BASED ON ACI 318002, SECTIONS 12.2.2, 12.2.3 & 12.14.2
- VALUES SHOWN IN TABLE MAY BE LOWERED WITH Ktr IF TRANSVERSE REINFORCEMENT EXISTS PER 12.2.3.



Wilmington Heights Nuisance  
Abatement

4618 (Aka 4614, 4618 - 4652) Wilmington Pike, Kettering, OH 45440  
Parcel #: N64 03401 0035 & N64 03401 0036

| ISSUE    |      |                  |
|----------|------|------------------|
| NO.      | DATE | DESCRIPTION      |
| 06/30/26 |      | FOR CONSTRUCTION |

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| DATE    | 06/30/2026 |
| JOB NO. | 4410.00    |
| DRAWN   | JMR        |
| CHECKED | JMR        |

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TITLE  
GENERAL NOTES

SHEET NO.

S0.1

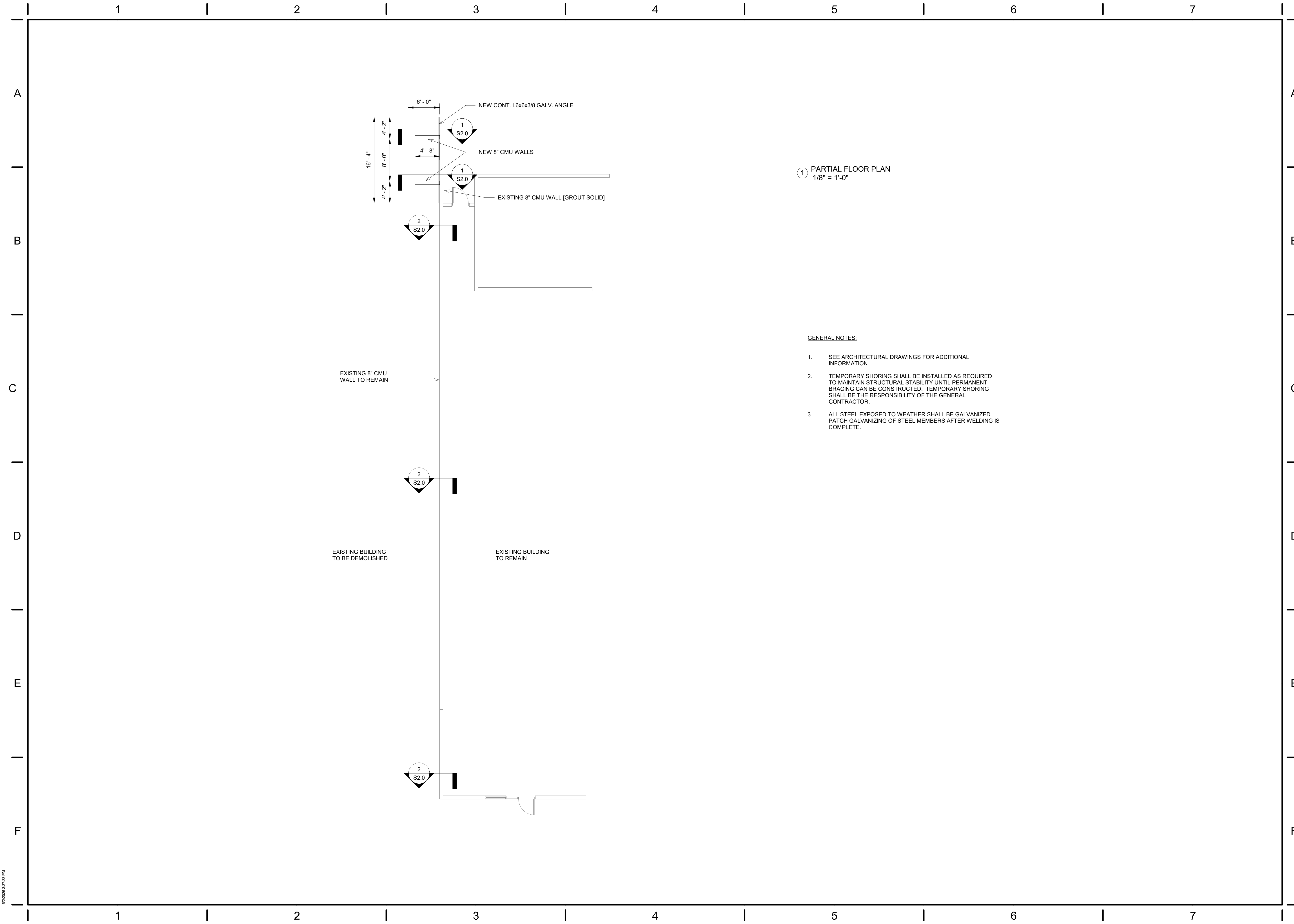












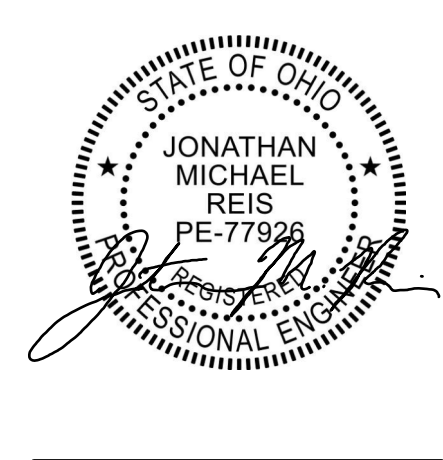
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T 937.836.8898 F 937.832.3696  
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Wilmington Heights Nuisance  
Abatement

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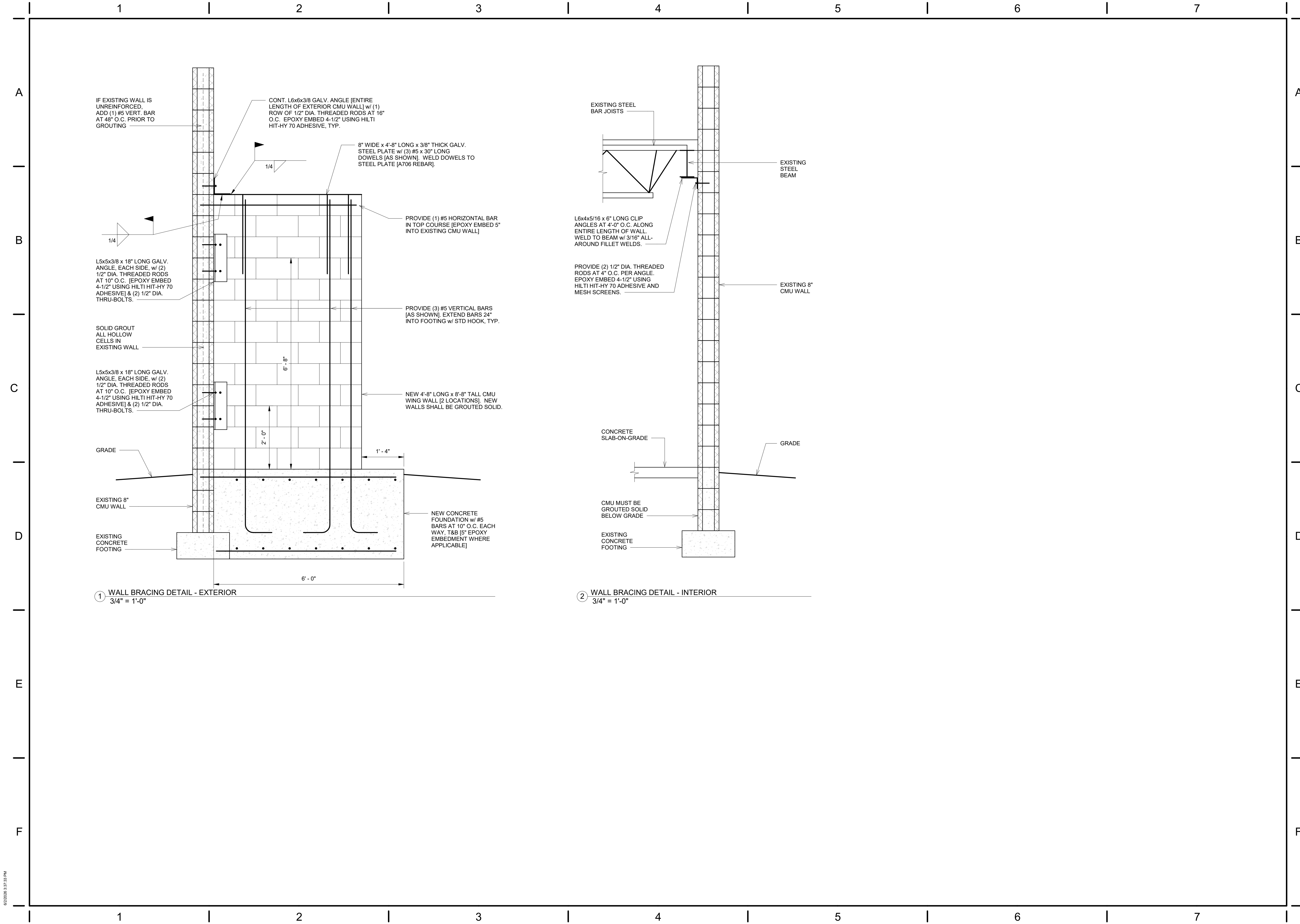
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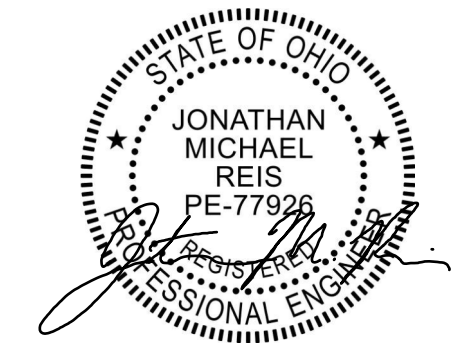
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PARTIAL FLOOR PLAN

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**S1.0**





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**Wilmington Heights Nuisance Abatement**

4618 (Aka 4614, 4618 - 4652) Wilmington Pike, Kettering, OH 45440  
Parcel #: N64 03401 0035 & N64 03401 0036

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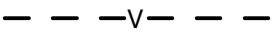
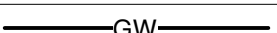
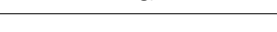
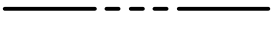
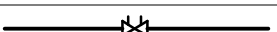
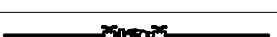
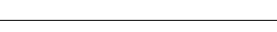
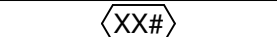
TITLE  
**STRUCTURAL DETAILS**

SHEET NO.  
**S2.0**



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| PLUMBING GENERAL NOTES                      |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |
|---------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>GENERAL PLUMBING NOTES:</b>              |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |
| 1.                                          | ALL MANUFACTURERS AND MODEL NUMBERS LISTED IN THE DRAWING SET ARE LISTED AS A BASIS OF DESIGN TO SET A LEVEL OF QUALITY AND STANDARD. OTHER MANUFACTURER AND MODEL NUMBERS "EQUAL TO" MAKE AND MODEL NUMBERS LISTED MAY BE ACCEPTABLE.                                                                                                                                                                                                                                                                                                                                                      |
| 2.                                          | REFER TO ARCHITECTURAL DRAWINGS FOR PLUMBING FIXTURE HEIGHTS AND LOCATIONS.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |
| 3.                                          | CONTRACTOR SHALL COORDINATE SCOPE OF WORK WITH ALL OTHER DISCIPLINES INVOLVED IN PROJECT. (ARCHITECT, CIVIL, ELECTRICAL, MECHANICAL, SPRINKLER, STRUCTURAL, ETC.). FOR ADDITIONAL INFORMATION, COORDINATION AND INSTALLATION REQUIREMENTS.                                                                                                                                                                                                                                                                                                                                                  |
| 4.                                          | WHERE DESIGN INFORMATION IS IN-ADEQUATE OR INCOMPLETE WITH REGARD TO PROJECT SCOPE OR CODE / ORDINANCE COMPLIANCE IN ORDER TO PROVIDE A COMPLETE PROJECT BID OR PRICE, THE PLUMBING CONTRACTOR SHALL BRING SUCH ITEM / ITEMS TO THE ATTENTION OF THE ARCHITECT OR ENGINEER PRIOR TO BIDDING OR PRICING THE PROJECT. IMPLICIT IN SUBMISSION OF A BID OR PRICE TO PERFORM THE WORK INDICATED IN THIS DRAWING SET IS THE STATEMENT THAT THE PROJECT SCOPE AS SHOWN ON THE PLANS WILL BE COMPLETE, OPERATIONAL, AND IN ACCORDANCE WITH APPLICABLE CODES AND STANDARDS.                          |
| <b>GENERAL PLUMBING DEMOLITION NOTES:</b>   |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |
| 1.                                          | AREAS OF DEMOLITION ARE BASED ON EXISTING RECORD DRAWINGS AND ALL NOTED DEMOLITION IS ASSUMED TO BE WITHIN THE DESIGNATED AREAS SHOWN. PROVIDE ALL NECESSARY DEMOLITION AS REQUIRED TO COMPLY WITH THE DESIGN INTENT OF THESE DOCUMENTS WHETHER SPECIFICALLY FOUND IN AREA SHOWN OR IN ADJACENT SPACES, AND AS REQUIRED TO MEET LOCAL CODE REQUIREMENTS. PLUMBING SYSTEMS (DOMESTIC WATER SUPPLY, NATURAL GAS, SANITARY WASTE AND VENT AND STORM, ETC.) IN ALL OTHER EXISTING AREAS ARE TO REMAIN OPERATIONAL UNLESS NOTED OTHERWISE. NOTIFY OWNER PRIOR TO INTERRUPTING BUILDING SERVICES. |
| 2.                                          | THE CONTRACTOR SHALL MAKE ALL PROVISIONS TO PROTECT THE PREMISES FROM DAMAGE DURING DEMOLITION WORK.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |
| 3.                                          | THIS CONTRACTOR IS RESPONSIBLE FOR FIELD VERIFYING THE QUANTITY, LOCATION AND ROUTING OF ALL EXISTING PLUMBING RELATED DEVICES, FIXTURES, PIPING SYSTEMS, DRAINS AND APPURTENANCES PRIOR TO BIDDING PROJECT.                                                                                                                                                                                                                                                                                                                                                                                |
| 4.                                          | PLUMBING DEMOLITION IS TO INCLUDE THE REMOVAL OF ALL UNUSED PLUMBING RELATED DEVICES, PIPE, HANGERS, SUPPORTS, INSULATION, ETC. AS WELL AS ANY PREVIOUSLY ABANDONED PLUMBING PIPING SYSTEMS AND ALL MISCELLANEOUS ITEMS ASSOCIATED WITH THE CURRENTLY DEMOLISHED PLUMBING SYSTEMS NOT REMOVED UNDER THE GENERAL DEMOLITION WORK NOTED ON THE ARCHITECTURAL DRAWINGS, AS REQUIRED TO COMPLY WITH THE DESIGN INTENT OF THESE DOCUMENTS, WHETHER SPECIFICALLY NOTED OR NOT, AND AS REQUIRED TO MEET LOCAL CODE REQUIREMENTS.                                                                   |
| 5.                                          | COORDINATE THE TEMPORARY SHUT OFF OF THE EXISTING PLUMBING SYSTEMS TO THIS FACILITY, WHEN NECESSARY, WITH THE OWNER PRIOR TO BEGINNING WORK. LOCATE AND IDENTIFY THE ACTIVE AND THE "TO BE DEMOLISHED" PLUMBING SYSTEMS, PRIOR TO STARTING ANY DEMOLITION WORK. WHERE PORTIONS OF THE EXISTING PIPING SYSTEMS ARE TO BE RETAINED AND REUSED, DEMOLISH PIPING AS INDICATED AND CAP ENDS OF INACTIVE SYSTEMS BRANCHES WITHIN 12" OF THE ACTIVE SYSTEM, TO AVOID A DEAD-END CONDITION.                                                                                                         |
| 6.                                          | PRIOR TO ANY CORE DRILLING OR DESTRUCTIVE REMOVAL OF EXISTING FLOOR AREAS, PLUMBING CONTRACTOR SHALL ELECTRONICALLY SCAN FLOOR FOR POSSIBLE CONDUIT, PIPING OR ANCILLARY MATERIALS WHICH MAY BE ENCOUNTERED AND BRING POTENTIAL CONFLICTS TO THE ATTENTION OF THE CONSTRUCTION MANAGER WHERE IN CONFLICT WITH NEW PLUMBING INSTALLATIONS. REPAIR OF DAMAGED ITEMS DUE TO INADEQUATE IDENTIFICATION WILL BE THE RESPONSIBILITY OF THE RESPONSIBLE CONTRACTOR.                                                                                                                                |
| 7.                                          | IT IS THE RESPONSIBILITY OF THE PLUMBING CONTRACTOR TO LEGALLY DISPOSE OF ALL PLUMBING RELATED EQUIPMENT, FIXTURES, PIPING, FITTINGS, HANGERS, DRAINS, APPURTENANCES, DEBRIS, ETC. DEMOLISHED AS PART OF THIS SCOPE OF WORK.                                                                                                                                                                                                                                                                                                                                                                |
| <b>GENERAL PLUMBING FOOD SERVICE NOTES:</b> |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |
| 1.                                          | REFER TO KITCHEN EQUIPMENT / FOOD SERVICE DRAWINGS FOR ADDITIONAL INFORMATION.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
| 2.                                          | CONTRACTOR SHALL PROVIDE AND INSTALL ALL FIXTURE ROUGH-INS, SUPPLY AND WASTE FITTINGS, AND TRIM FOR FOOD SERVICE EQUIPMENT AND MAKE FINAL CONNECTIONS UNLESS SPECIFICALLY NOTED OTHERWISE ON FOOD SERVICE DRAWINGS. REFER TO "APPROVED" FOOD SERVICE SHOP DRAWINGS FOR ADDITIONAL INFORMATION. PIPING ROUGH-IN INSTALLATIONS SHALL NOT COMMENCE PRIOR TO RECEIVING "APPROVED" FOOD SERVICE SHOP DRAWINGS.                                                                                                                                                                                   |
| 3.                                          | UTILITY PIPING EXTENDING THRU FLOOR SHALL BE PROVIDED WITH SLEEVE COLLARS EXTENDING 2" ABOVE FINISHED FLOOR AND SHALL BE SEALED VERMIN-PROOF AND WATER TIGHT.                                                                                                                                                                                                                                                                                                                                                                                                                               |
| 4.                                          | CONTRACTOR SHALL PROVIDE GAS SERVICES AND FINAL CONNECTION FOR THE FOOD SERVICE EQUIPMENT AND FIXTURES, INCLUDING BUT NOT LIMITED TO, ALL PIPE, FITTINGS, SOLENOID VALVES, SERVICE VALVES, UNIONS, ETC. AS NECESSARY TO ACCOMMODATE THE FOOD SERVICE EQUIPMENT, FIXTURES AND FIRE SUPPRESSION SYSTEM, UNLESS NOTED OTHERWISE ON FOOD SERVICE DRAWINGS. CONTRACTOR SHALL ALSO INSTALL ALL FOOD SERVICE CONTRACTOR PROVIDED TRIM AND APPURTENANCES RELATED TO THE CONNECTION OF THE GAS FIRED EQUIPMENT.                                                                                      |

| PLUMBING LEGEND                                                                     |                                      |               |                                     |
|-------------------------------------------------------------------------------------|--------------------------------------|---------------|-------------------------------------|
| SYMBOL                                                                              | DESCRIPTION                          | ABBREVIATIONS |                                     |
|  | VENT PIPING                          | ADA           | AMERICAN WITH DISABILITIES ACT      |
|  | SANITARY PIPING                      | AGA           | AMERICAN GAS ASSOCIATION            |
|  | GREASE WASTE PIPING                  | AFF           | ABOVE FINISHED FLOOR                |
|  | NATURAL GAS PIPING                   | AFG           | ABOVE FINISHED GRADE                |
|  | DOMESTIC COLD WATER PIPING           | BFP           | BACKFLOW PREVENTER                  |
|  | DOMESTIC HOT WATER PIPING            | CFH           | CUBIC FEET PER HOUR                 |
|  | DOMESTIC HOT WATER RETURN PIPING     | CO            | CLEANOUT                            |
|  | DOMESTIC FILTERED WATER PIPING       | CW            | DOMESTIC COLD WATER                 |
|  | BALL VALVE                           | DS            | DOWNSPOUT                           |
|  | CHECK VALVE                          | DW            | DISHWASHER                          |
|  | BALANCING VALVE                      | ET            | EXPANSION TANK                      |
|  | BACKFLOW PREVENTER                   | EX            | EXISTING                            |
|  | HOT WATER RETURN RECIRCULATION PUMP  | FCO           | FLOOR CLEANOUT                      |
|  | PIPE CAP                             | FD            | FLOOR DRAIN                         |
|  | PIPE UP                              | FS            | FLOOR SINK                          |
|  | PIPE DOWN                            | FU            | FIXTURE UNIT                        |
|  | EXISTING PIPING TO REMAIN            | FSEC          | FOOD SERVICE EQUIPMENT CONTRACTOR   |
|  | EXISTING PIPING TO BE DEMOLISHED     | GMR           | GAS METER / REGULATOR               |
|  | NEW PIPING                           | GS            | GAS SERVICE                         |
|  | FLOW ARROW                           | GT            | GREASE TRAP OR KITCHEN WASTE        |
|  | PIPE CONTINUATION / BREAK SYMBOL     | HB            | HOSE BIBB                           |
|  | CONNECT TO EXITING                   | HD            | HUB DRAIN                           |
|  | KEYNOTE DESIGNATION                  | HW            | DOMESTIC HOT WATER                  |
|  | PLUMBING FIXTURE "UP TO" DESIGNATION | HWR           | DOMESTIC HOT WATER RETURN           |
|  | KITCHEN EQUIPMENT DESIGNATION        | IFGC          | INTERNATIONAL FUEL GAS CODE         |
|  | NUMBER OF DETAIL ON SHEET            | IND           | INDIRECT WASTE                      |
|  | NUMBER ON SHEET WHERE DETAIL APPEARS | INV           | INVERT ELEVATION                    |
|                                                                                     |                                      | IPC           | INTERNATIONAL PLUMBING CODE         |
|                                                                                     |                                      | LBS           | POUNDS                              |
|                                                                                     |                                      | LV            | LAVATORY                            |
|                                                                                     |                                      | MB            | MOP BASIN                           |
|                                                                                     |                                      | MIN           | MINIMUM                             |
|                                                                                     |                                      | NG            | NATURAL GAS                         |
|                                                                                     |                                      | N/C           | NORMALLY CLOSED                     |
|                                                                                     |                                      | N/O           | NORMALLY OPEN                       |
|                                                                                     |                                      | NP            | NON POTABLE WATER                   |
|                                                                                     |                                      | NTS           | NOT TO SCALE                        |
|                                                                                     |                                      | OD            | OVERFLOW STORM DRAIN                |
|                                                                                     |                                      | ODS           | OVERFLOW DOWNSPOUT                  |
|                                                                                     |                                      | _PC           | "STATE" PLUMBING CODE               |
|                                                                                     |                                      | PSI           | POUNDS PER SQUARE INCH              |
|                                                                                     |                                      | PSIG          | POUNDS PER SQUARE INCH GAUGE        |
|                                                                                     |                                      | RD            | ROOF DRAIN                          |
|                                                                                     |                                      | RPZ           | REDUCED PRESSURE BACKFLOW PREVENTER |
|                                                                                     |                                      | RR            | RETURN RISER                        |
|                                                                                     |                                      | SAN           | SANITARY                            |
|                                                                                     |                                      | SD            | STORM DRAIN                         |
|                                                                                     |                                      | SK            | SINK                                |
|                                                                                     |                                      | SR            | SUPPLY RISER                        |
|                                                                                     |                                      | TD            | TRENCH DRAIN                        |
|                                                                                     |                                      | TOT           | TOTAL                               |
|                                                                                     |                                      | TP            | TRAP PRIMER                         |
|                                                                                     |                                      | TYP           | TYPICAL                             |
|                                                                                     |                                      | UR            | URINAL                              |
|                                                                                     |                                      | VR            | VENT RISER                          |
|                                                                                     |                                      | VS            | VENT STACK                          |
|                                                                                     |                                      | VTR           | VENT THRU ROOF                      |
|                                                                                     |                                      | WC            | WATER CLOSET OR WATER COLUMN        |
|                                                                                     |                                      | WCO           | WALL CLEANOUT                       |
|                                                                                     |                                      | WH            | WATER HEATER                        |
|                                                                                     |                                      | WS            | WATER SERVICE                       |
|                                                                                     |                                      | WTC           | WATER COOLER                        |
|                                                                                     |                                      | YCO           | YARD CLEANOUT                       |

\*NOTE\*

THE SYMBOLS AND ABBREVIATIONS INDICATED ON THIS SHEET MAY OR MAY NOT BE USED IN THIS SET OF DRAWINGS.

MECHANICAL INDEX OF DRAWINGS

| SHEET NUMBER | SHEET NAME                          |
|--------------|-------------------------------------|
| M0.1         | MECHANICAL LEGEND AND GENERAL NOTES |
| M1.1         | MECHANICAL PLAN                     |



| ISSUE |      |             |
|-------|------|-------------|
| NO.   | DATE | DESCRIPTION |

|         |            |
|---------|------------|
| DATE    | 04/24/2026 |
| JOB NO. | 2025208    |
| DRAWN   | KDB        |
| CHECKED | DST        |

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TITLE  
**MECHANICAL LEGEND  
AND GENERAL NOTES**

SHEET NO.

**M0.1**



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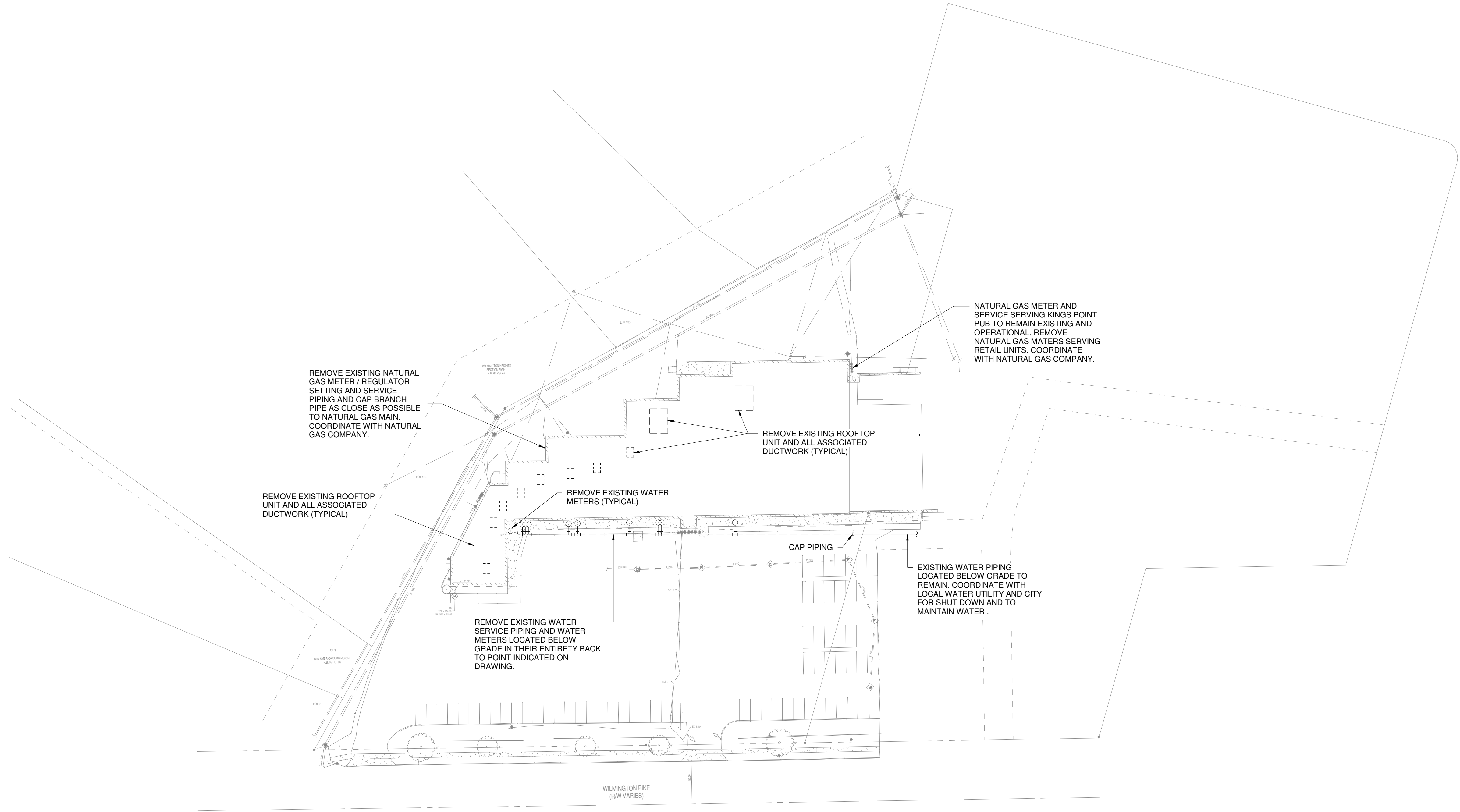
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1 2 3 4 5 6 7



① MECHANICAL PLAN - DEMOLITION  
1" = 50'-0"

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**Wilmington Heights Nuisance  
Abatement**

4618 (Ala 4614, 4618-4652) Wilmington Pike Kettering, OH 45440  
Parcel #: N64 03401 0035 & N64 03401 0036

| ISSUE |      |             |
|-------|------|-------------|
| NO.   | DATE | DESCRIPTION |

|         |            |
|---------|------------|
| DATE    | 04/24/2026 |
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| DRAWN   | KDB        |
| CHECKED | DST        |

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TITLE  
**MECHANICAL PLAN**

SHEET NO.  
**M1.1**



GENERAL DEMOLITION NOTES

1.

EXISTING CONDITIONS SHOWN ON THIS DRAWING ARE TAKEN FROM ORIGINAL DRAWINGS AND FIELD INVESTIGATION. ALL EXISTING CONDITIONS MUST BE VERIFIED PRIOR TO BID. FIELD CONDITIONS SHALL GOVERN.
2.

ALL CONDUITS SERVING OTHER SPACES OR FLOORS, THAT RUN THROUGH THE PROJECT AREA SHALL REMAIN ACTIVE DURING CONSTRUCTION SO AS NOT TO CAUSE ANY DISRUPTION TO THESE OTHER SPACES.
3.

ALL CONDUIT, WIRING, BOXES, AND RACEWAY THAT IS NOT BEING REUSED SHALL BE REMOVED BACK TO FROM WHERE IT ORIGINATES OR TO NEXT ACTIVE DEVICE.
4.

SALVAGE REMOVED LUMINARIES AND TURN OVER TO THE OWNER. TRANSPORT AND STORE LUMINARIES TO AN ON-SITE OR OFF-SITE STORAGE FACILITY DESIGNATED BY THE OWNER.
5.

SALVAGE ANY REMOVED LED LAMPS FOR THE OWNER. PROVIDE BUBBLE WRAPPING OR EQUIVALENT TO PREVENT LAMP BREAKAGE. PROVIDE STORAGE BOXES. TRANSPORT AND STORE LAMPS TO AN ON-SITE OR OFF-SITE STORAGE FACILITY. DESIGNATED BY THE OWNER.
6.

THE ELECTRICAL SCOPE INCLUDES ALL CONSTRUCTION DOCUMENTS. SOME OF THE ELECTRICAL DEMOLITION SCOPE MAY BE SHOWN ON OTHER DISCIPLINES INCLUDING, BUT NOT LIMITED TO, ARCHITECTURAL, PLUMBING AND HVAC DRAWINGS. IT IS THE RESPONSIBILITY OF THE EC TO REVIEW ALL DOCUMENTS AND PROVIDE ALL LABOR AND MATERIALS SHOWN ON ALL DRAWINGS AND ALL SPECIFICATIONS.

ABBREVIATIONS

|      |                           |
|------|---------------------------|
| A    | AMPS                      |
| AFF  | ABOVE FINISHED FLOOR      |
| AFG  | ABOVE FINISHED GRADE      |
| BKR  | BREAKER                   |
| C    | CONDUIT                   |
| CATV | CABLE TELEVISION          |
| CUH  | CABINET UNIT HEATER       |
| CKT  | CIRCUIT                   |
| CU   | COPPER                    |
| E    | EXISTING                  |
| EF   | EXHAUST FAN               |
| ELEC | ELECTRICAL                |
| EM   | EMERGENCY                 |
| EMT  | EMERGENCY METALLIC TUBING |
| FCU  | FAN COIL UNIT             |
| G    | GROUND                    |
| GFI  | GROUND FAULT INTERRUPTER  |
| GRC  | GALVANIZED RIGID CONDUIT  |
| HP   | HORSEPOWER                |
| J    | JUNCTION BOX              |
| KVA  | KILOVOLT AMPERE           |
| KW   | KILOWATTS                 |
| LGTG | LIGHTING                  |
| MECH | MECHANICAL                |
| NIC  | NOT IN CONTRACT           |
| NL   | NIGHT LIGHT               |
| NTS  | NOT TO SCALE              |
| PVC  | POLYVINYL CHLORIDE        |
| P    | PHASE (POLE)              |
| TTB  | TELEPHONE TERMINAL BOX    |
| TYP  | TYPICAL                   |
| UON  | UNLESS OTHERWISE NOTED    |
| UV   | UNIT VENTILATOR           |
| V    | VOLTS                     |
| VAV  | VARIABLE AIR VOLUME       |
| VIF  | VERIFY IN FIELD           |
| W    | WATTS                     |
| WC   | WATER COOLER              |
| WP   | WEATHERPROOF              |
| UH   | UNIT HEATER               |
| UNO  | UNLESS NOTED OTHERWISE    |

GENERAL PROJECT NOTES

1.

WORK SHALL BE DONE IN ACCORDANCE WITH LOCAL, STATE OF OHIO, 2023 NEC AND NATIONAL CODES, RECOMMENDATIONS, REGULATIONS, AND REQUIREMENTS.
2.

CONTRACTOR SHALL PERFORM ALL CUTTING AND PATCHING AS REQUIRED FOR HIS WORK. OPENING IN WALLS, FLOORS AND CEILINGS SHALL BE FILLED IN, PATCHED, PAINTED AND FINISHED IN A MANNER TO MATCH THE QUALITY OF THE EXISTING, LIKE ADJACENT SURFACES.
3.

VERIFY THE LOCATION OF ALL UTILITIES PRIOR TO EXCAVATION, TRENCHING, OR DRILLING.
4.

ELECTRICAL CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING ALL REQUIRED JUNCTION BOXES, PULL BOXES, ETC FOR A COMPLETE INSTALLATION PER THE N.E.C. AND LOCAL CODES. ALL CONDUCTORS SHALL BE RATED FOR 90 DEGREE CELSIUS.
5.

COORDINATE WORK WITH OTHER TRADES. COORDINATION OR SCHEDULING SHALL BE RESPONSIBILITY OF THE INVOLVED CONTRACTORS.
6.

FINAL COORDINATION WITH EQUIPMENT IS THE RESPONSIBLTY OF THE E.C. COORDINATION SHOWN ON PLANS IS FOR THE BASIS OF DESIGN. ANY CHANGES TO EQUIPMENT FOR ANY REASON MUST BE COORDINATED BY THE E.C. PRIOR TO ROUGH IN OR PURCHASING OF ELECTRICAL EQUIPMENT.
7.

THE ELECTRICAL SCOPE INCLUDES ALL CONSTRUCTION DOCUMENTS. SOME OF THE ELECTRICAL DEMOLITION AND NEW WORK SCOPE OR DETAILS MAY BE SHOWN ON OTHER DISCIPLINES INCLUDING, BUT NOT LIMITED TO, ARCHITECTURAL, PLUMBING AND HVAC DRAWINGS. IT IS THE RSPONSIBILITY OF THE EC TO REVIEW ALL DOCUMENTS AND PROVIDE ALL LABOR AND MATERIALS SHOWN ON ALL DRAWINGS AND ALL SPECIFICATIONS. EC IS RESPONSIBLE FOR OBTAINING A COMPLETE SET OF THE CONSTRUCTION DOCUMENTS.

| ELECTRICAL INDEX OF DRAWINGS |                                     |
|------------------------------|-------------------------------------|
| SHEET NUMBER                 | SHEET NAME                          |
| E0.1                         | ELECTRICAL LEGEND AND GENERAL NOTES |
| E1.1                         | ELECTRICAL SITE PLAN - DEMOLITION   |

ELECTRICAL LEGEND

LIGHTING

|     |  |                                                                                                                                                   |
|-----|--|---------------------------------------------------------------------------------------------------------------------------------------------------|
| A1  |  | LIGHTING FIXTURE. REFER TO FIXTURE SCHEDULE. LETTER INDICATES TYPE.                                                                               |
| A1  |  | EMERGENCY LIGHTING FIXTURE WITH EMERGENCY BATTERY BACKUP. "NL" INDICATES NIGHT LIGHT CIRCUIT. REFER TO FIXTURE SCHEDULE FOR BATTERY REQUIREMENTS. |
| C1  |  | LIGHTING FIXTURE. LETTER INDICATES TYPE.                                                                                                          |
| C1  |  | EMERGENCY LIGHTING FIXTURE WITH EMERGENCY BATTERY BACKUP.                                                                                         |
| X1  |  | CEILING MOUNTED EXIT SIGN. REFER TO FIXTURE SCHEDULE. SHADED AREA DENOTES FACE(S) OF UNIT. CONNECT TO LOCAL UNSWITCHED LIGHTING CIRCUIT.          |
| X1  |  | WALL MOUNTED EXIT SIGN. REFER TO FIXTURE SCHEDULE. SHADED AREA DENOTES FACE(S) OF UNIT. CONNECT TO LOCAL UNSWITCHED LIGHTING CIRCUIT.             |
| EM  |  | EMERGENCY EGRESS LIGHT. REFER TO FIXTURE SCHEDULE.                                                                                                |
|     |  | CEILING MOUNTED DAYLIGHT SENSOR.                                                                                                                  |
|     |  | CEILING MOUNTED OCCUPANCY SENSOR.                                                                                                                 |
|     |  | SINGLE POLE WALL SWITCH. 120/277 VOLT, 20 AMP. 44" AFF.                                                                                           |
|     |  | THREE WAY WALL SWITCH. 120/277V, 20 AMP. 44" AFF                                                                                                  |
|     |  | FOUR WAY WALL SWITCH. 120/277V, 20 AMP. 44" AFF                                                                                                   |
| OC  |  | OCCUPANCY SENSOR WALL SWITCH. 120/277V, 20 AMP. 44" AFF                                                                                           |
| DOC |  | OCCUPANCY SENSOR WALL SWITCH WITH 0-10V DIMMING. 120/277V, 20 AMP. 44" AFF                                                                        |
| P   |  | SINGLE POLE WALL SWITCH WITH PILOT LIGHT. 120/277V, 20 AMP. 44" AFF                                                                               |
| xx  |  | EXTERIOR LIGHT FIXTURE. ER, EXISTING TO REMAIN, PL1 - NEW FIXTURE. REFER TO FIXTURE SCHEDULE.                                                     |
|     |  | PHOTOCELL                                                                                                                                         |

POWER

|  |  |                                                                                                                         |
|--|--|-------------------------------------------------------------------------------------------------------------------------|
|  |  | DUPLEX RECEPTACLE. 120 VOLT, 20 AMP. 18" AFF UNO.                                                                       |
|  |  | DUPLEX RECEPTACLE WITH USB PLUG. 120 VOLT, 20 AMP. 18" AFF UNO.                                                         |
|  |  | DUPLEX RECEPTACLE MOUNTED AT 44" OR ABOVE BACKSPLASH. 120 VOLT, 20 AMP.                                                 |
|  |  | DOUBLE DUPLEX RECEPTACLE. 120 VOLT, 20 AMP. 18" AFF UNO.                                                                |
|  |  | 120 VOLT DOUBLE DUPLEX, 20 AMP RECEPTACLE MOUNTED AT 46" AFF OR 4" ABOVE BACKSPLASH.                                    |
|  |  | DUPLEX RECEPTACLE WITH GROUND FAULT PROTECTION. 120 VOLT, 20 AMP. 18" AFF UNO, WP-WEATHERPROOF BOX                      |
|  |  | FLUSH FLOOR DUPLEX, DATA, AND AV RECEPTACLE IN FLOOR BOX                                                                |
|  |  | 120 VOLT SINGLE 20 AMP RECEPTACLE.                                                                                      |
|  |  | DUPLEX RECEPTACLE. CEILING MOUNTED                                                                                      |
|  |  | SPECIAL PURPOSE RECEPTACE. REFER TO FLOOR PLANS FOR NEMA CONFIGURATION.                                                 |
|  |  | FRACTIONAL HP MOTOR STARTER WITH THERMAL OVERLOADS.                                                                     |
|  |  | ELECTRICAL MOTOR.                                                                                                       |
|  |  | HOMERUN TO PANELBOARD. NOTION INDICATES PANEL AND CIRCUIT NUMBER. (ALL CONDUCTORS SHALL BE #10 UNLESS NOTED OTHERWISE.) |
|  |  | ELECTRICAL PANELBOARD.                                                                                                  |
|  |  | JUNCTION BOX.                                                                                                           |
|  |  | CONDUIT STUB-OUT AND CAP BELOW GRADE. MARK STUB-OUT AT GRADE LEVEL.                                                     |
|  |  | UNDERGROUND HIGH VOLTAGE OR SECONDARY SERVICE FEED.                                                                     |
|  |  | SAFETY DISCONNECT SWITCH (NON-FUSED). 4X INDICATES ENCLOSURE TYPE.                                                      |
|  |  | SAFETY DISCONNECT SWITCH (FUSED).                                                                                       |
|  |  | COMBINATON MOTOR STARTER/DISCONNECT. WITH HOA SWITCH AT UNIT (FUSIBLE). OR (CIRCUIT BREAKER FOR ELEVATOR).              |
|  |  | TRANSFORMER (NUMBER INDICATES WHICH TRANSFORMER).                                                                       |
|  |  | HAND DRYER, VERIFY MOUNTING WITH SUPPLIER                                                                               |

GENERAL

|  |                                                                       |
|--|-----------------------------------------------------------------------|
|  | DETAIL # _____ DETAIL REFERENCE TAG, DRAWING # REFER TO DETAIL SHEETS |
|  | KEYNOTE FOR DRAWING                                                   |
|  | DETAIL REFERENCE TAG (SECTION)                                        |
|  | MECHANICAL EQUIPMENT TAG. REFER TO EQUIPMENT DATA SCHEDULE.           |
|  | INDICATES NEW WORK.                                                   |
|  | INDICATES TO BE REMOVED.                                              |
|  | INDICATES EXISTING TO REMAIN.                                         |



| ISSUE                       |      |             |
|-----------------------------|------|-------------|
| NO.                         | DATE | DESCRIPTION |
| 06/30/2026 FOR CONSTRUCTION |      |             |

|         |            |
|---------|------------|
| DATE    | 04/24/2026 |
| JOB NO. | 2025208    |
| DRAWN   | JZC        |
| CHECKED | RLS        |

|                                           |                                     |
|-------------------------------------------|-------------------------------------|
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| TITLE                                     | ELECTRICAL LEGEND AND GENERAL NOTES |

SHEET NO.

E0.1



06/20/2026 10:01:13 AM

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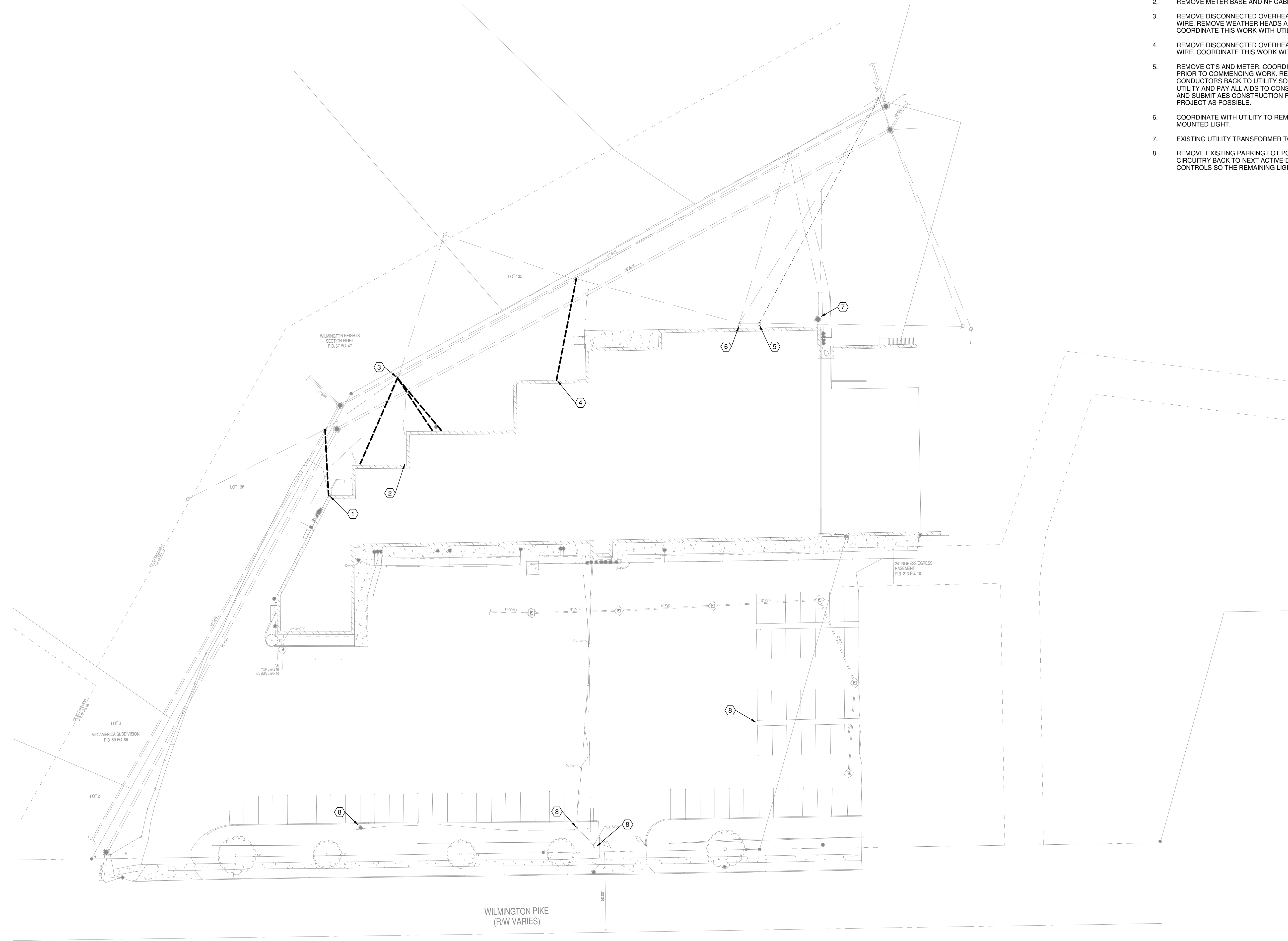
3

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7



① **DEMOLITION SITE PLAN**  
1" = 30'-0"

⬡ **DRAWING NOTES**

1. REMOVE DISCONNECTED OVERHEAD CONDUCTORS AND SUPPORT WIRE. REMOVE WEATHER HEADS AND CT'S AND METER AS WELL. COORDINATE THIS WORK WITH UTILITY.
2. REMOVE METER BASE AND NF CABLE ON WALL.
3. REMOVE DISCONNECTED OVERHEAD CONDUCTORS AND SUPPORT WIRE. REMOVE WEATHER HEADS AND CT'S AND METER AS WELL. COORDINATE THIS WORK WITH UTILITY.
4. REMOVE DISCONNECTED OVERHEAD CONDUCTORS AND SUPPORT WIRE. COORDINATE THIS WORK WITH UTILITY.
5. REMOVE CT'S AND METER. COORDINATE THIS WORK WITH UTILITY PRIOR TO COMMENCING WORK. REMOVE POLE AND SERVICE CONDUCTORS BACK TO UTILITY SOURCE. EC TO COORDINATE WITH UTILITY AND PAY ALL AIDS TO CONSTRUCTION COSTS. EC TO FILL OUT AND SUBMIT AES CONSTRUCTION PACKET AS SOON AFTER AWARD OF PROJECT AS POSSIBLE.
6. COORDINATE WITH UTILITY TO REMOVE TRANSFORMERS AND POLE MOUNTED LIGHT.
7. EXISTING UTILITY TRANSFORMER TO REMAIN.
8. REMOVE EXISTING PARKING LOT POLE LIGHTS. REMOVE EXISTING CIRCUITRY BACK TO NEXT ACTIVE DEVICE. MAINTAIN EXISTING CONTROLS SO THE REMAINING LIGHTING IS STILL CONTROLLED.

A

B

C

D

E

F



**Wilmington Heights Nuisance  
Abatement**

4618 (Aka 4614, 4618, 4652) Wilmington Pike Kettering, OH 45440  
Parcel #: N64 03401 0035 & N64 03401 0036

| ISSUE                       |      |             |
|-----------------------------|------|-------------|
| NO.                         | DATE | DESCRIPTION |
| 06/30/2026 FOR CONSTRUCTION |      |             |

|                                                       |            |
|-------------------------------------------------------|------------|
| DATE                                                  | 04/24/2026 |
| JOB NO.                                               | 2025208    |
| DRAWN                                                 | JZC        |
| CHECKED                                               | RLS        |
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| TITLE<br><b>ELECTRICAL SITE PLAN -<br/>DEMOLITION</b> |            |
| SHEET NO.                                             |            |

**E1.1**