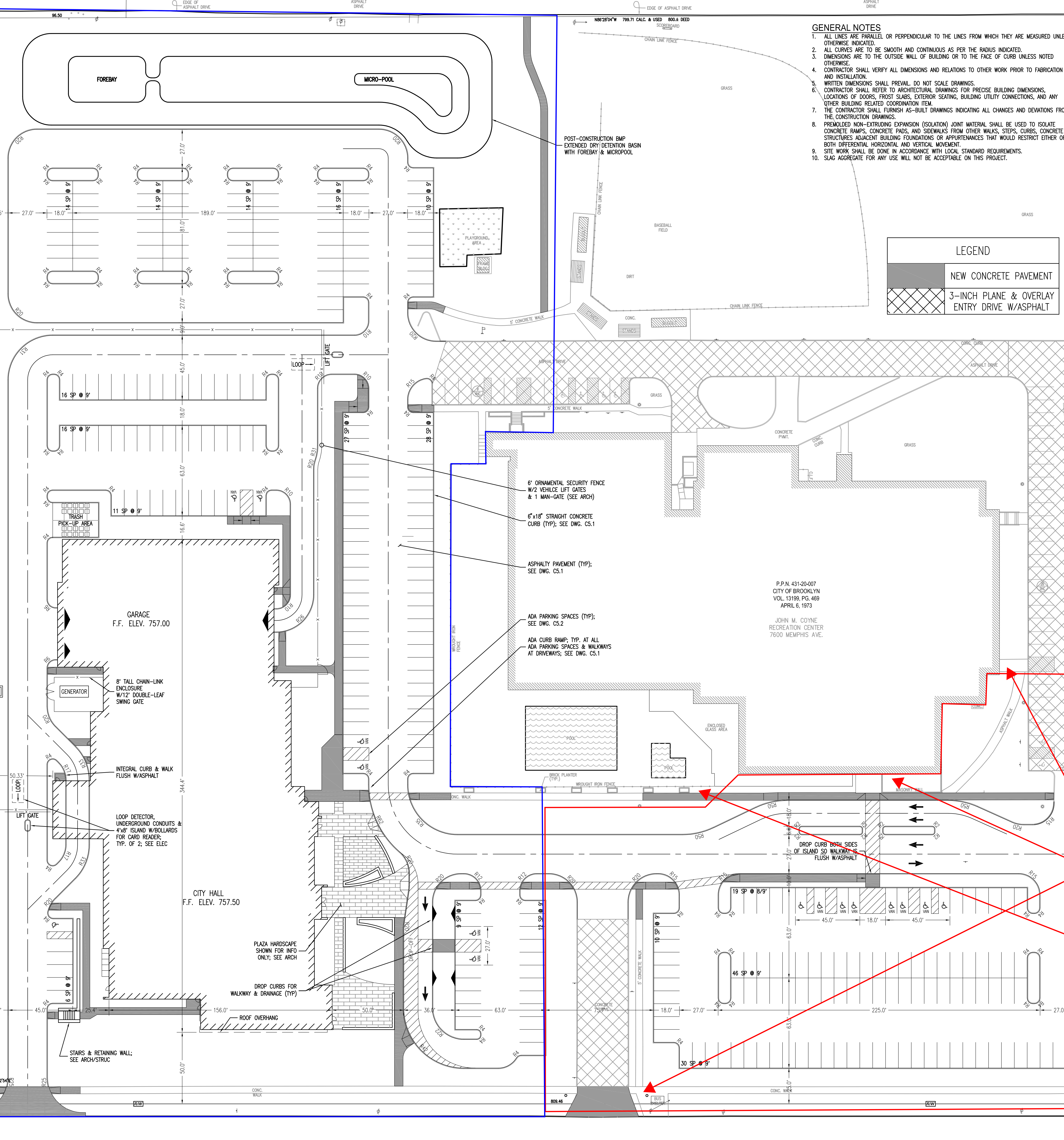


**UNDERGROUND UTILITIES**

2 WORKING DAYS  
BEFORE YOU DIG  
CALL TOLL FREE 800-362-2764  
OHIO UTILITIES PROTECTION SERVICE  
OIL & GAS PRODUCERS PROTECTIVE SERVICE  
CALL: 1-800-925-0988

PARCEL A  
431 PG. 48 C.C.M.R.  
5/8" L. PIN FD. & USED  
15.66 CALC. & USED  
16.79 DEED

BROOKWAY BLVD. SUBDIVISION  
HW 4199 P.P.N. 431-21-02 S/A 16  
HW 4203 P.P.N. 431-21-03 S/A 15  
HW 4207 P.P.N. 431-21-04 S/A 14  
HW 4211 P.P.N. 431-21-05 S/A 13  
HW 4215 P.P.N. 431-21-06 S/A 12  
HW 4219 P.P.N. 431-21-07 S/A 11  
HW 4223 P.P.N. 431-21-08 S/A 10  
HW 4237 P.P.N. 431-21-020 S/A 8  
HW 4235 P.P.N. 431-21-021 S/A 7  
HW 4239 P.P.N. 431-21-022 S/A 6  
HW 4243 P.P.N. 431-21-023 S/A 5  
HW 4247 P.P.N. 431-21-024 S/A 4  
HW 4251 P.P.N. 431-21-025 S/A 3  
HW 4255 P.P.N. 431-21-026 S/A 2  
HW 4259 P.P.N. 431-21-027 S/A 1



- GENERAL NOTES**
1. ALL LINES ARE PARALLEL OR PERPENDICULAR TO THE LINES FROM WHICH THEY ARE MEASURED UNLESS OTHERWISE INDICATED.
  2. ALL CURVES ARE TO BE SMOOTH AND CONTINUOUS AS PER THE RADIUS INDICATED.
  3. DIMENSIONS ARE TO THE OUTSIDE WALL OF BUILDING OR TO THE FACE OF CURB UNLESS NOTED OTHERWISE.
  4. CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND RELATIONS TO OTHER WORK PRIOR TO FABRICATION AND INSTALLATION.
  5. WRITTEN DIMENSIONS SHALL PREVAIL DO NOT SCALE DRAWINGS.
  6. CONTRACTOR SHALL REFER TO ARCHITECTURAL DRAWINGS FOR PRECISE BUILDING DIMENSIONS, LOCATIONS OF DOORS, FRONT STAIRS EXTERIOR SEATING, BUILDING UTILITY CONNECTIONS, AND ANY OTHER BUILDING RELATED COORDINATION ITEM.
  7. THE CONTRACTOR SHALL FURNISH AS-BUILT DRAWINGS INDICATING ALL CHANGES AND DEVIATIONS FROM THE CONSTRUCTION DRAWINGS.
  8. PREMOULDED NON-EXTRUDING EXPANSION (ISOLATION) JOINT MATERIAL SHALL BE USED TO ISOLATE CONCRETE RAMPS, CONCRETE PADS, AND SIDEWALKS FROM OTHER WALKS, STEPS, CURBS, CONCRETE STRUCTURES ADJACENT BUILDING FOUNDATIONS OR APPURTENANCES THAT WOULD RESTRICT EITHER OR BOTH DIFFERENTIAL HORIZONTAL AND VERTICAL MOVEMENT.
  9. SITE WORK SHALL BE DONE IN ACCORDANCE WITH LOCAL STANDARD REQUIREMENTS.
  10. SLAG AGGREGATE FOR ANY USE WILL NOT BE ACCEPTABLE ON THIS PROJECT.

**LEGEND**

[Hatched Pattern]	NEW CONCRETE PAVEMENT
[Cross-hatched Pattern]	3-INCH PLANE & OVERLAY ENTRY DRIVE W/ASPHALT

**SITE DATA**

PERMANENT PARCEL NUMBER	431-20-007	
PARCEL AREA	14.11 ACRES (614,632 SF)	
ZONING DISTRICT	SF-DH - SINGLE-FAMILY DWELLING HOUSE	
<b>BUILDING DATA</b>		
RECREATION CENTER (EX)	70272	
CITY HALL & POLICE STATION	49331	
TOTAL BUILDING AREA	119603	
<b>CONDITIONAL USE</b>		
MUNICIPAL RECREATION & PUBLIC SAFETY FACILITIES	1117.02(b)	
LOT COVERAGE, MAXIMUM	25% (ALLOWED) (19%) PROPOSED	1117.03(b)
FRONT YARD, MINIMUM	50	50 1129.01(d)
REAR YARD, MINIMUM	50	367 1129.01(d)
SIDE YARD, MINIMUM	50	50 1129.01(d)
PARKING SETBACK, FRONT, MIN.	50	25 1129.01(d)
PARKING SETBACK, SIDE/REAR, MIN.	10	22 1129.01(d)
PARKING SPACE DIMENSION, MIN.	9'x18'	9'x18' 1129.02(L)(1)
CIRCULATION AISLE WIDTH, MIN.	26' (90' PKG)	27' 1129.02(L)(3)
<b>PARKING SPACES</b>		
REC CENTER EAST LOT (EX)	57	
REC CENTER NORTH LOT (EX)	12	
REC CENTER SOUTH (NEW)	114	
SHARED LOT (MIDDLE)	55	
SHARED LOT (NORTH)	70	
CITY HALL LOT (SOUTH)	21	
POLICE SECURED LOT	43	
POLICE GARAGE & SALLY PORT	22	
BUILDING DEPT / KENNEL	6	
TOTAL PARKING SPACES	400	

**DATES AND REVISIONS**

No.	Date/Description
03.19.21	PLANNING COMM
04.22.21	PLANNING
04.27.21	BID/PERMIT

Phase 2 - October 2021 through December 2022.

West Parking Lot is Closed and Removed During Construction of New City Center Building. All other parking Lots including new parking shown in Phase 1 will be open.

All Existing Entrances at Recreation Center will be Open during this Phase

All Entrances to Parking Lots will Remain Open (Memphis and both off North Amber

Existing Parking Lots on the North, East and West of the Recreation Center will Remain Open and All Traffic will Come through Northern Drive From North Amber

Phase 1 - Late July through October.

Entrances off North Amber and Memphis Closed During this Phase.

Main Entrance to Recreation Center Closed.

Temporary Entrances Through Outdoor Pool and Side Entrance Close to North Amber

**BOWELL**  
PROFESSIONAL ENGINEER  
No. 10715  
Exp. 12/31/2023  
Phone: (216) 491-9300 Fax: (216) 491-9301  
www.bowell.com email: bowell@bowell.com

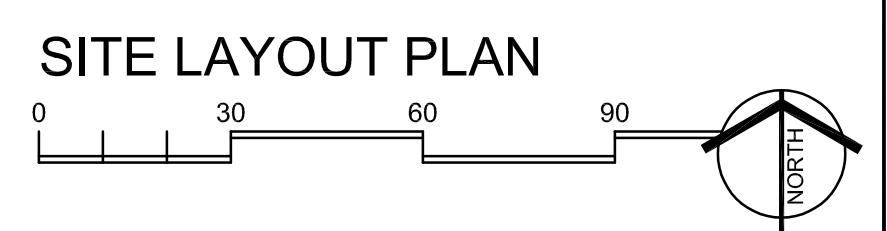
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STATE OF OHIO  
PIETRO A. DIFRANCO  
E-066569  
PROFESSIONAL ENGINEER

**BROOKLYN CITY CENTER**  
8000 MEMPHIS AVENUE  
BROOKLYN, OH 44144

DRAWN BY: PAD  
CHECKED BY: PAD  
RLB NO.: 13403

DRAWING NO.  
**C2.1**



\\BIB-2501\9400-13500\13403\CADD\1340302-PLANS\13403\_042

B.M. No. 1  
TOP OF HYD.  
= 771.86

B.M. No. 2  
TOP OF HYD.  
= 761.26

B.M. No. 3  
TOP OF HYD.  
= 756.67

B.M. No. 4  
TOP OF HYD.  
= 766.54