

LOWER TRENT CONSERVATION

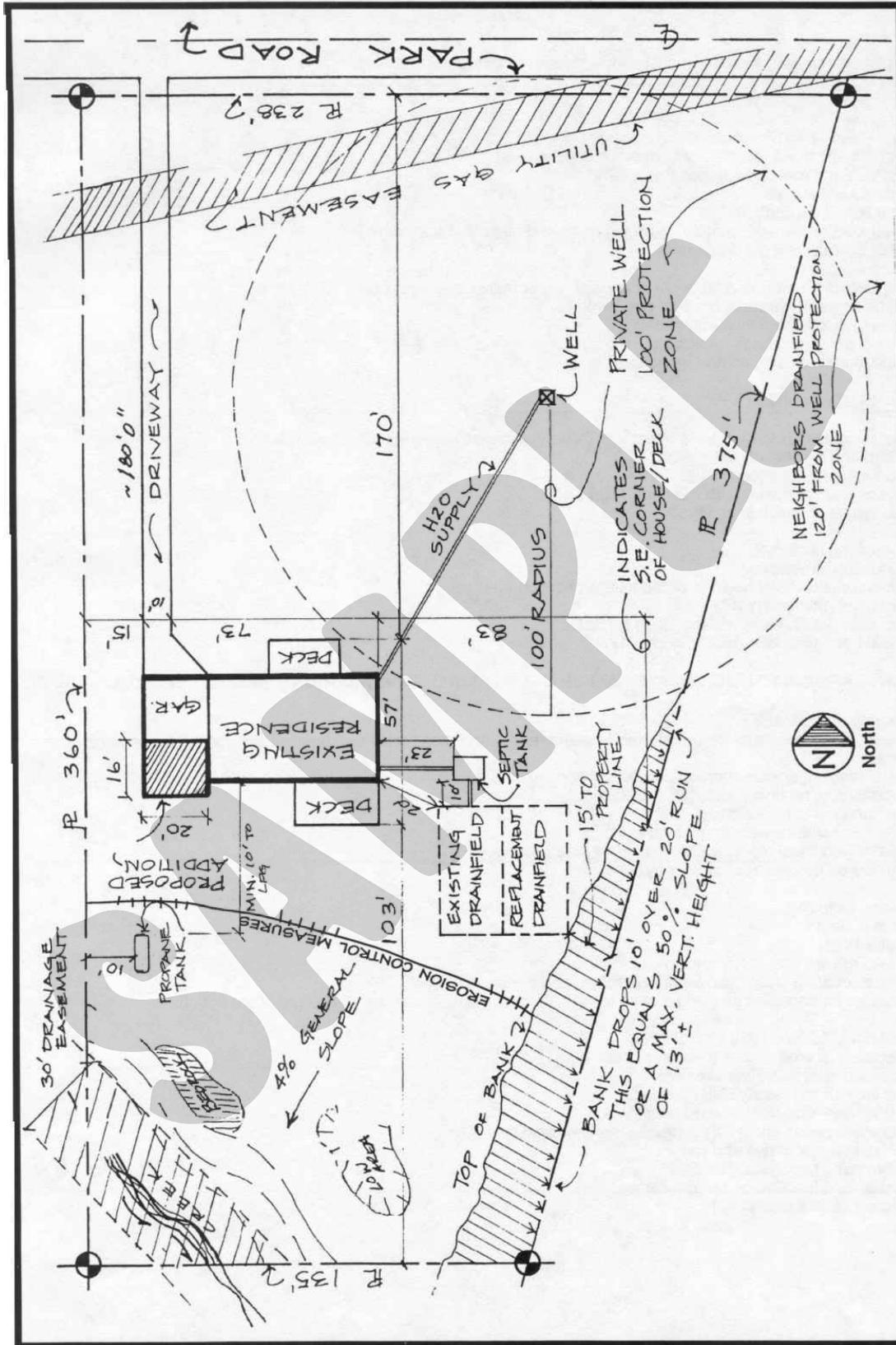
Residential Site Plan

GENERAL REQUIREMENTS

Many different permits require a **site plan** (sometimes called a *plot plan*), which is a detailed and accurate map of the property on which a project is located. A complete and accurate site plan is important to avoid delays in the review and approval of your project. A complete site plan will include all the site features and information listed here (depending on your site, of course). On the back of this sheet is a typical site plan.

1. The property owner's name, tax parcel number, the lot, concession and township, and the site's Address.
2. The map scale and date drawn or revised. A scale of 1"= 20' is typical but others such as 1"=50' are also acceptable.
3. A north arrow, indicating the compass direction North.
4. All property lines, all easements (utilities, access, etc.), and site dimensions. Show the distances between all buildings, and from all buildings to all property lines.
5. All streets and alleys, with names. Show length and width of all existing and proposed driveways, easements, rights-of-way, and parking areas, including emergency vehicle turnaround areas.
6. The location and dimensions of all existing and proposed buildings. Identify each building by its use (garage, residence, etc.). Show all impervious surface areas. Include decks, retaining walls, porch and roof overhangs.
7. Clear distinction between the existing building and any proposed additions. Also show any buildings to be demolished.
8. Locations of septic tank and drain field or sewer, electricity and gas lines, propane tanks, and any underground storage tanks. Locations of private well(s) or public water mains and water supply pipes to all buildings, on this site plan and within 100' of building site. Show placement of excavated materials.
9. Show method of stormwater treatment. Show construction access route, buffer strips, sediment barriers, limits of clearing, stormwater conveyance, and other erosion control features as applicable.
10. All surface water with flow directions (creeks, streams, lakes, ponds, wetlands, ditches etc.) within 200' of the property. If known, show the ordinary high water mark (OHWM).
11. Any steep slopes (30% or greater, about 1' vertical for 3' horizontal), low areas, swales below average grade, fill areas, or any exposed Bedrock.
12. Indicate the slope (elevation change) of the site. Use contour lines or arrows to show direction of slope(s). Also indicate percent of slope(s): Rise or drop in height divided by horizontal run or distance multiplied by 100% = % of slope.

Below is an example of a site plan. Please note that certain requirements, such as driveway width and surfacing specifications, may have changed.



Name	John R. Doe	1203 Park Road
Scale	Site Plan Example	
Date	Lot, Concession, Township Lot 32, Concession 3, Murray Township	
Scale	1/4" = 10'	Date 2/13/98