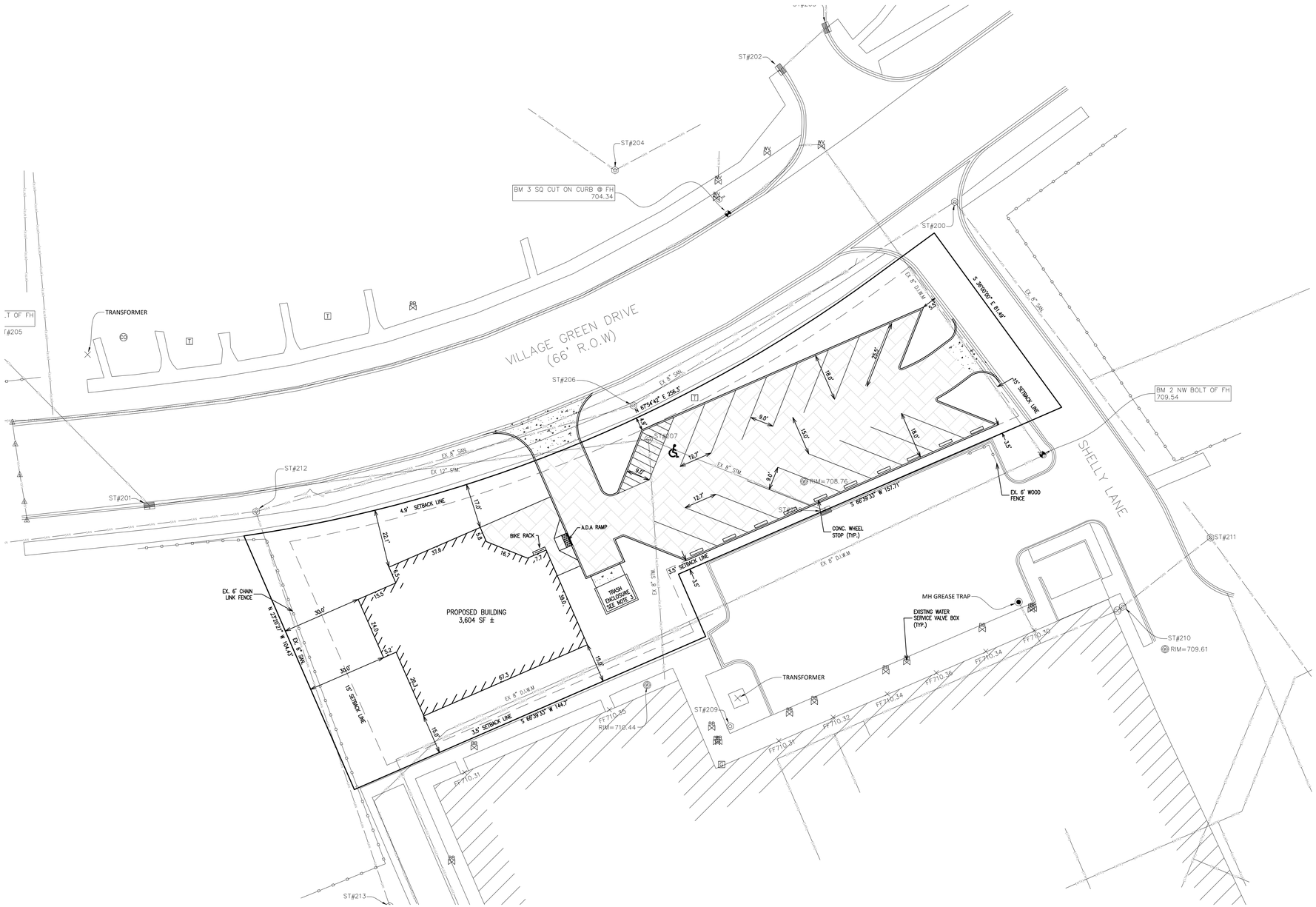
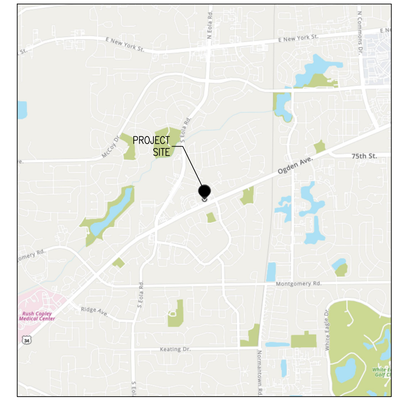
CONCEPT PLAN FOR LOT 4 OF FOX VALLEY VILLAGES UNIT 24A





LOCATION MAP

PART OF THE SOUTHWEST QUARTER OF SECTION 29, TOWNSHIP 38 NORTH, RANGE 9 EAST OF THE THIRD MERIDIAN

PROPERTY IDENTIFICATION NUMBER: 07-29-320-008

PROPERTY ADDRESS: LOT 4 FOX VALLEY VILLAGES UNIT 24A
AURORA, IL 60503

OWNER; SUJATA BORTHAKUR
1904 BROOKDALE ROAD, SUITE 128
NAPERVILLE, IL 60563

BENCHMARKS:

REFERENCE: COUNTY MARKER – NA30001/DK3143. BRASS DISK MONUMENT ESTABLISHED IN CONCRETE HEADWALL FOR WAUBONSIE CREEK ALONG TEH WEST LINE OF EOLA ROAD. ELEVATION = 678.81

SITE:

BM1: NORTH BOLT OF FIRE HYDRANT ALONG THE NORTHERLY CURB LINE OF VILLAGE GREEN DRIVE APPROXIMATELY 90 FEET EASTERLY OF THE FOX VALLEY VILLAGES ACCESS DRIVE NORTHWEST OF SITE. ELEVATION = 702.91

BM2: NORTHWEST BOLT ON FIRE HYDRANT ON THE NORTHERLY SIDE OF THE ENTANCE TO THE PARKING LOT ON THE SOUTHERLY PORTION OF THE SITE. ELEVATION = 702.54

BM2: SQUARE CUR ON CURB NEAR FIRE HYDRANT ALONG THE NORTHERLY CURB LINE OF VILLAGE GREEN DRIVE APPROXIMATELY 60 WESTERLY O FTHE CENTERLINE OF SHELLY LANE. ELEVATION = 704.35

SITE DETAILS:

LOT AREA	=	25,983 SF
BUILDING FOOTPRINT	=	3,604 SF
PARKING LOT	=	7,719 SF
TOTAL	=	11,323 SF (43.6%)
PARKING PROVIDED	=	17 STALLS + 1 A.D.A STALL

NOTES:

1. TOPOGRAPHY/BOUNDARY INFORMATION BASED ON TOPOGRAPHIC SURVEY PERFORMED BY WEAVER CONSULTANTS GROUP, DATED 9/4/2024.
2. THIS CONCEPT PLAN IS SUBJECT TO CHANGE. FINAL ENGINEERING PLANS WILL BE REQUIRED.
3. TRASH ENCLOSURE TO HAVE 6' HIGH WALL/FENCE, MATERIAL TO BE DETERMINED IN FINAL ENGINEERING.

PERMEABLE PAVERS

CONCRETE PAVEMENT

LEGEND:

TF	–	TOP OF FOUNDATION
FF	–	FINISHED FLOOR
TC	–	TOP OF CURB
DC	–	TOP OF DEPRESSED CURB
GF	–	GARAGE FLOOR
EP	–	EDGE OF PAVEMENT
TW	–	TOP OF SIDEWALK
R	–	STRUCTURE RIM
GR	–	FIRE HYDRANT GRADE RING
I	–	INVERT

100 YEAR FLOOD ROUTE

FLOW DIRECTION

100.0 EXISTING SPOT ELEVATION

100.0 PROPOSED SPOT ELEVATION

100 PROPOSED CONTOUR

100 EXISTING CONTOUR

PREPARED BY:

THOMAS CARROLL, ILLINOIS P.E. #062.052783
EXPIRATION DATE: 11.30.2025
GEOTECH INCORPORATED PROFESSIONAL
DESIGN FIRM NUMBER 184-000165

DATE: *JANUARY 8TH 2025*

THOMAS E. CARROLL
062-052783
REGISTERED
PROFESSIONAL
ENGINEER
ILLINOIS

WARNING

CALL JULIE TOLL FREE
1-800-892-0123

CALL BEFORE YOU DIG

P:\Projects\G\N21777\Engineering\DWG\21777 base.dwg
PlotDate: 1/8/2025 2:57 PM , Layout: CONCEPT

SEAL/STAMP

NO.	DATE	REVISION
1	12.6.24	PER CITY
2	12.31.24	PER CITY
3	1.8.25	PER CITY

SAAGE CULINARY STUDIO
LOT 4 FOX VALLEY VILLAGES, UNIT 24A
AURORA, DUPAGE COUNTY, IL

CONCEPT

GEOTECH INC.
CONSULTING ENGINEERS – LAND SURVEYORS
1207 CEDARWOOD DRIVE CREST HILL, ILLINOIS 60403 815/730-1010

PROJECT NO. 21777
DATE: 11.11.24
DRAWN BY: TC
CHECKED BY: CP

SHEET NO.
1