



City of NAPOLEON, OHIO

255 RIVERVIEW AVENUE - (419) 592-4010
NAPOLEON, OHIO 43545-0151

February 6, 1992

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Mr. Dennis Knott
Ottawa Oil Company
10305 St. Rt. 224
Ottawa, Ohio 45875

Re: Proposed Facility
South Perry and
East Maumee Avenue

Dear Mr. Knott:

We have reviewed the preliminary "Plot Plan" for the above referenced facility and will use this correspondence as a guide for your Engineer regarding the site improvement design.

For easier illustrations, we have subdivided our review into categories as follows:

SURVEY (BOUNDARY & TOPOGRAPHICAL)

The site plan should show the boundary survey as well as all existing easements. It should also be noted that we had been in contact with Mr. Kruse regarding the removal of the existing sign/sign base and the widening of the pavement and therefore, the City of Napoleon will need to secure this easement. The site plan should show existing elevations as well as proposed grades.

DRAINAGE

The City of Napoleon will require that all water within the Owners property will be collected by a storm sewer collection system and then tied into the existing storm drainage. (There exists a twelve (12) inch sewer along East Maumee Avenue and a thirty-six (36) inch sewer along

South Perry Street). Drainage calculations shall be submitted with the site submission.

SANITARY SEWER

The City of Napoleon does not have any records indicating where the location of the sanitary sewer service was plugged at the time of demolition, but if this tap cannot be found or the Owner desires to install a new service, there does exist a 36" x 29" brick sanitary sewer running along the northerly property line. The tap and all line extension will be done by the Owner's representation.

WATER LINE

There does exist a eight (8) inch water line along East Maumee Avenue and based on the required service size (1", 1-1/2", 2" or greater) the City of Napoleon will tap the existing line and extend it to the right-of-way where there will be a shut off valve. (See attached Fee Schedule).

PAVEMENT, CURBS & SIDEWALKS

The City will require that all new curb (Type 6) along the edge of pavement and the replacement of a five (5) foot sidewalk along the new and existing curb. This walk will need to be six (6) inches thick in the driveway areas. Regarding the drive approaches, we would prefer to see a thirty-five (35) foot approach off of East Maumee Avenue as far back from the intersection as possible. Along South Perry Street we would like to keep the opening as narrow as possible, but feel that your request for seventy-five (75) feet is probably justified. We do not want to begin this driveway approach any closer than the present radius termination.

We hope that these comments will help
assist your Engineer and if you have any
questions and/or problems, please call.

Respectfully,

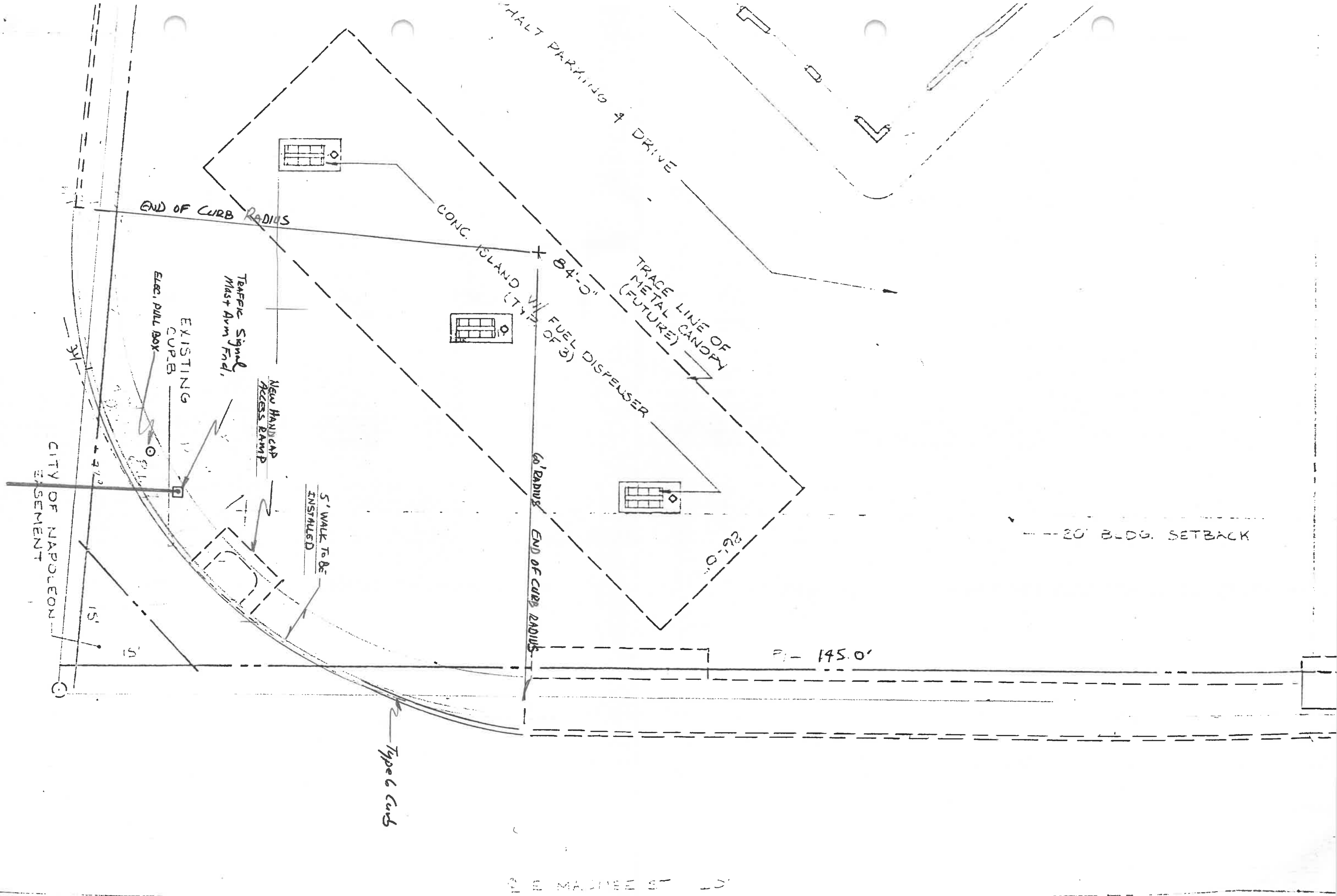


Marc S. Gerken, P.E.
City Engineer

MSG:rw

Enclosure

cc: Brent Damman



END OF CURB RADIUS

CONC. ISLAND (TYPE OF 3)

84'-0"
FUEL DISPENSER

TRACE LINE OF METAL CANOPY (FUTURE)

60' RADIUS END OF CURB RADIUS

26'-0"

91-145.0'

--- 20' BLDG. SETBACK

Traffic Signal Mast Arm Fnd.

Elec. PULL BOX

EXISTING CURB

NEW HANDICAP ACCESS RAMP

5' WALK TO BE INSTALLED

Type 6 Curb

CITY OF NAPOLEON EASEMENT

E. MADISON ST