



ENGINEERING RESOURCE ASSOCIATES
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WARRENVILLE, IL 60555
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PROFESSIONAL DESIGN
FIRM NUMBER: 184.001186

CLIENT:

DJK
CUSTOMHOMES, INC

532 S WEBSTER
NAPERVILLE, IL 60540
630.774.8430

REVISIONS:

1	2026-01-07	CITY COMMENT REVISIONS
2	2026-01-23	CITY COMMENT REVISIONS
3		
4		
5		
6		
7		

1 2026-01-07 CITY COMMENT REVISIONS
2 2026-01-23 CITY COMMENT REVISIONS
3
4
5
6
7

SITE DEVELOPMENT PLAN

SINGLE FAMILY HOME
7S731 OLESEN DR UNINCUPAGECO NAPERVILLE

DESIGNED BY: EP
DRAWN BY: EP
CHECKED BY: TF
DATE: 12-05-2025
PROJ NO: W25067

SCALE: 1:20_XREF

G-2.0
SHEET: 2 OF 3

GA:\PROJECTS\DKJ\CustomHomes\W25067.00_7S731_Olesen_Dr_UnincUpageCo_Naperville\CADD\SHEET\SITE DEVELOPMENT\New_CADD_Standards\Sheet\G-2.0_Site_Development_-RECOVER.dwg

PROPERTY DESCRIPTION:

LOT 1 IN DRENDEL'S ASSESSMENT PLAT OF PART OF THE NORTHWEST QUARTER OF SECTION 29 AND THE SOUTHWEST QUARTER OF SECTION 20, TOWNSHIP 38 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 26, 1956 AS DOCUMENT 821385 AND RE-RECORDED NOVEMBER 23, 1956 AS DOCUMENT 824552, IN DUPAGE COUNTY, ILLINOIS

PIN:
08-20-304-001

COMMONLY KNOWN AS: 7S731 OLESEN DRIVE, NAPERVILLE, ILLINOIS



SCALE: 1" = 20'

SITE DEVELOPMENT NOTES

- TOPSOIL STRIPPING TO OCCUR PRIOR TO OTHER DEMOLITION ACTIVITIES. TOPSOIL NEEDED FOR FINAL LANDSCAPING SHALL BE STOCKPILED ON-SITE. ALL EXTRA TOPSOIL SHALL BE REMOVED BY THE CONTRACTOR.
- EROSION CONTROL MEASURE (AS SHOWN ON THE EROSION CONTROL PLANS) WILL BE IN PLACE AND APPROVED BY THE ENGINEER PRIOR TO ANY CONSTRUCTION ACTIVITIES BEGIN.
- CONTRACTOR SHALL REMOVE EVERYTHING NECESSARY TO COMPLETE THE NEW SITE WORK. LABELS ARE FOR CONVENIENCE ONLY AND THE CONTRACTOR SHALL VERIFY REMOVALS PRIOR TO BIDDING THE PROJECT.
- CONTRACTOR SHALL CAREFULLY MAINTAIN PRESENT GRADE AT BASE OF ALL EXISTING TREE TO REMAIN AND PREVENT ANY DISTURBANCE OF EXISTING TREES. CONTRACTOR TO PROTECT EXISTING TREE TO REMAIN IN PLACE AGAINST UNNECESSARY CUTTING, BREAKING OR BRANCHES OR EXCAVATION AND CONSTRUCTION MATERIALS WITHIN THE DRIP LINE.
- ALL DIMENSIONS SHALL BE VERIFIED IN THE FIELD. THE CONTRACTOR WILL NOTIFY THE ENGINEER OF ANY DISCREPANCIES.
- COORDINATE WITH ARCHITECTURAL PLANS, GRADING PLANS, UTILITY PLANS, & ALL CONSTRUCTION DETAILS.
- ALL WORK AND OPERATIONS SHALL COMPLY WITH ALL APPLICABLE FEDERAL, STATE AND LOCAL CODES AND ORDINANCES.
- LAYOUT OF ALL NEW PAVING SHALL BE SMOOTH AND CONTINUOUS, DEFLECTION IN ALIGNMENT OR ABRUPT CHANGES WILL NOT BE ACCEPTED. ENGINEER SHALL REVIEW STAKED LAYOUT AND FRAMEWORK PRIOR TO PAVING OPERATIONS.
- THE CONTRACTOR SHALL AT ALL TIMES KEEP THE PREMISES ON WHICH THE WORK IS BEING DONE CLEAR OF RUBBISH AND DEBRIS.
- THE CONTRACTOR WILL NOT INTERFERE WITH USE OF ADJACENT BUILDINGS, PARKING LOTS, STREETS, OR ALLEYS WITHOUT PRIOR COORDINATION WITH THE OWNER OR THE NAME OF MUNICIPALITY.
- MEET THE LINE AND GRADE OF NEW PAVEMENT AND/OR LAWN AND PLANTING AREAS WITH THE LINE AND GRADE OF THE EXISTING PAVEMENT AND/OR LAWN AND PLANTING AREAS.
- THE CONTRACTOR SHALL USE BITUMINOUS EXPANSION JOINT FILLER WITH A MINIMUM 1/2 INCH THICKNESS FOR SIDEWALK AND 3/4 INCH THICKNESS FOR CURB AND GUTTER AND SHALL BE RESHAPED TO PROFILE OF THE CURB.
- SEE CONSTRUCTION DETAILS FOR ALL CIVIL DETAILS.

- PRIOR TO REMOVAL OF TOPSOIL ALL EROSION CONTROL ELEMENTS SHALL BE IN PLACE AND FUNCTIONAL.
- THE GRADING AND CONSTRUCTION OF PROPOSED IMPROVEMENTS SHALL BE DONE IN A MANNER WHICH WILL ALLOW FOR POSITIVE DRAINAGE AND NOT CAUSE PONDING OF STORMWATER ON THE SURFACE OF THE PROPOSED IMPROVEMENTS.
- ALL LANDSCAPED AREAS DISTURBED BY CONSTRUCTION SHALL BE RESPREAD WITH 6" MIN OF TOPSOIL AND SEEDED UNLESS NOTED OTHERWISE.
- ALL PAVING SHALL BE SMOOTH AND CONTINUOUS, NO ABRUPT CHANGES WILL BE ALLOWED.
- WHERE THE PLANS CALL FOR MILL AND OVERLAY, THE GRADING PLAN PROVIDES SPOT GRADES, BUT THE LAYER IS ASSUMED TO BE VARIABLE IN ORDER TO ALLOW FOR POSITIVE PITCH.
- SEE SHEET C-3.0 FOR EROSION CONTROL DETAILS.
- ALL EROSION CONTROL MEASURES SHALL BE IN PLACE AND FUNCTIONAL PRIOR TO THE ONSET OF CONSTRUCTION ACTIVITIES.
- ALL DISTURBED AREAS SHALL BE STABILIZED WITH 4" TOPSOIL AND SEEDED. SEEDING CL 1 IDOT MULCH METHOD 2 IN ALL AREAS UNLESS OTHERWISE NOTED.
- STOCKPILE LOCATIONS ARE FOR REFERENCE ONLY, SITE CONDITIONS MAY REQUIRE CHANGE IN LOCATION. A MINIMUM OF 2 ROWS OF SILT FENCE AROUND ALL STOCKPILES THAT WILL BE UNDISTURBED FOR MORE THAN 7 DAYS.
- ALL DISTURBED AREAS WITH GREATER THAN 4:1 SLOPE SHALL BE STABILIZED WITH EROSION CONTROL BLANKET.

PROPOSED LEGEND

- CTV — UNDERGROUND CABLE TV
- E — UNDERGROUND ELECTRIC
- G — UNDERGROUND GAS LINE
- S — UNDERGROUND SANITARY SERVICE
- ST — UNDERGROUND STORM
- SW — UNDERGROUND STORM SERVICE
- T — UNDERGROUND TELEPHONE
- W — UNDERGROUND WATER
- WS — UNDERGROUND WATER SERVICE
- ⊕ ELECTRIC METER
- ⊕ LIGHT POLE
- ⊕ UTILITY POLE
- ⊕ GAS METER
- ⊕ CLEANOUT
- ⊕ SANITARY MANHOLE
- ⊕ CATCH BASIN
- ⊕ BUBBLER
- ⊕ DOWNSPOUT
- ⊕ DOWNSPOUT SPLASH TO GRADE
- ⊕ FLARED END SECTION
- ⊕ INLET
- ⊕ STORM MANHOLE
- ⊕ SUMP
- ⊕ YARD DRAIN SQUARE
- ⊕ YARD DRAIN ROUND
- ⊕ FIRE HYDRANT
- ⊕ BUFFALO BOX
- ⊕ WATER METER
- ⊕ WATER VALVE BOX
- ⊕ WATER VALVE VAULT
- ⊕ TREE CONIFEROUS
- ⊕ TREE DECIDUOUS

IMPERVIOUS DATA TABLE

EXISTING	
HOUSE:	2,808 S.F.
PATIOS & WALKS:	1,184 S.F.
DRIVE:	4,431 S.F.
TOTAL:	8,423 S.F.

PROPOSED

HOUSE, PORCHES, WINDOW WELLS:	5,694 S.F.
DRIVE:	5,846 S.F.
FRONT WALK & STEPS:	122 S.F.
STOOPS & STEPS:	58 S.F.
POOL HOUSE:	667 S.F.
EQUIPMENT PAD:	40 S.F.
POOL(W/COPING):	714 S.F.
PATIO & WALKS:	2,132 S.F.
WALL:	70 S.F.
AC UNITS:	13 S.F.
TOTAL:	15,356 S.F.

NET NEW IMPERVIOUS AREA = 15,356 S.F. - 8,423 S.F. = 6,933 S.F.
SINCE 6,933 S.F. > 2,500 S.F. A BMP IS REQUIRED FOR THIS SITE

DRY WELL CALCULATIONS

1 1/2' X 15,356 S.F. = 1,600 CUBIC FEET STORAGE REQUIRED

(40' L X 25' W X 5' D) DRY WELL X 36% AIR VOID = 1,800 CUBIC FEET STORAGE PROVIDED
1,800 CF PROVIDED > 1,600 CF REQUIRED

GEOMETRY LEGEND

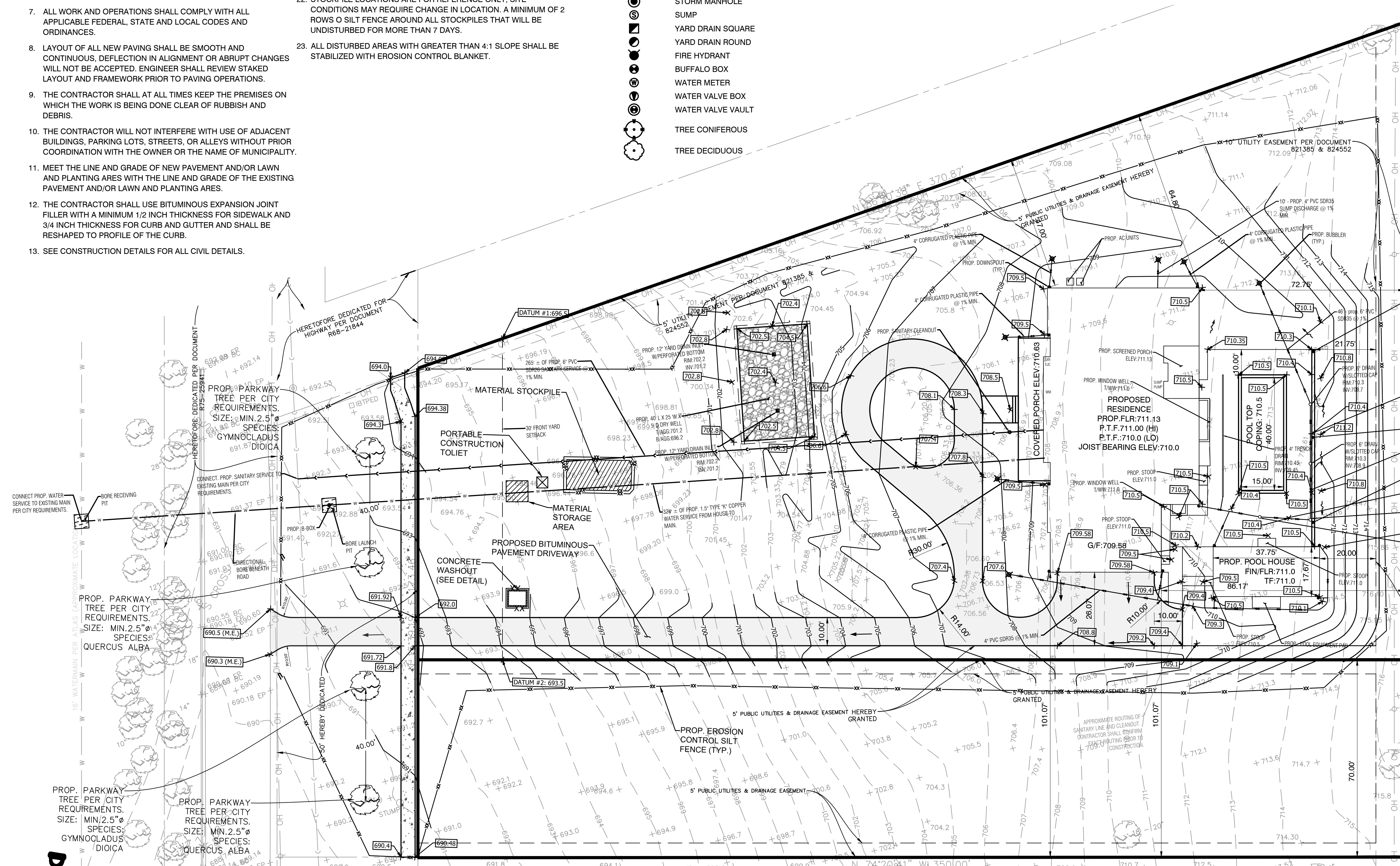
- B 6.12 CURB AND GUTTER
- BITUMINOUS PAVEMENT
- CONCRETE SIDEWALK
- RETAINING WALL

GRADING LEGEND

- 7XX — PROPOSED CONTOUR
- 7XX.X — SPOT ELEVATION
- X.X% — FLOW ARROW
- SLOPE
- HIGH POINT
- OVERLAND FLOW ROUTE
- BW 7XX.XX — BOTTOM OF WALL ELEVATION
- FL 7XX.XX — FLOW LINE ELEVATION
- ME 7XX.XX — MATCH EXISTING ELEVATION
- TC 7XX.XX — TOP OF CURB ELEVATION
- TW 7XX.XX — TOP OF WALL ELEVATION

EROSION CONTROL LEGEND

- INLET FILTER BASKET
- XX — SILT FENCE
- TREE PROTECTION FENCE
- STABILIZED CONSTRUCTION ENTRANCE
- MATERIAL STOCKPILE
- CONCRETE WASHOUT
- CONSTRUCTION ACCESS ENTRANCE



DATUM TABLE

DATUM #1 - 696.5
DATUM #2 - 693.5
AVERAGE - 695.0

NOTE: CONCRETE CANNOT BE WASHED
OUT INTO THE PUBLIC ROW OR SEWER
SYSTEM

EXHIBIT B

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