

## VILLAGE OF LAKE BARRINGTON

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## Plat of Survey Checklist

### 1. General

- Submit two originals.
- Certified with the original seal and signature of Professional Engineer or Professional Land Surveyor registered in the State of Illinois. All information on the plan must be certified.
- Title to be "Permit Site Plan".
- Minimum size sheet is (24 X 36 – Standard Plan Sheet).
- Legal description and street address shall be shown.
- Maximum scale is one inch equals 20 feet. (Architectural scale not acceptable).
- "Location Plan" or a "Vicinity Plan" for the property must be included.
- The developer's engineer shall confirm that the proposed design correlates with the approved subdivision grading plan. Compliance with that plan, by specific reference, shall be a part of the Professional Land Surveyor's or Professional Engineer's Certification.
- This checklist relates to minimum requirements and may not be complete for every individual property.
- This checklist is independent of the requirements for the septic system.

### 2. Locations, Indicate All

- Property lines with bearings and dimensions. (Included arc length, radius, PC, PT, and included angle for curves).
- Lot corners (must be monumented and indicate monument type).
- Building setback lines and building lines (located with dimensions from lot lines).
- All easements (purpose must be identified).
- Potable water well (with 75-foot radius).
- All components of the septic system.
- Driveways (include type of surface).
- Driveway culvert (include material [must be PCC], pipe bedding detail, size [minimum 12-inch], and length).
- Retaining walls (include upper and lower grades and material).
- Gas service, electrical service, private drains (sump pit required).

- Topographical features in R.O.W. fronting property including swales, shoulders and culverts.
- Floodplain, floodway, and wetland delineation as applicable.
- Topographical features within at least 100 feet of the property that may bear on the proposed development.

### 3. Elevations

- Benchmark description and elevation.
- All elevations must be to USGS datum.
- Indicate the existing topography and elevation of the following:
  - ✓ Floodway or floodplain if applicable.
  - ✓ Nearby high water/normal water elevation of detention facilities.
  - ✓ Lot corners.
  - ✓ Invert of all nearby roadway and driveway culverts.
  - ✓ Roadway centerline, edge of pavement, and swale invert fronting property and within 100 feet of property.
  - ✓ Topographical features and grades within at least 100 feet of the property that may bear on the proposed development.
  - ✓ Spot grades and contours at one-foot intervals.
- Indicate the proposed elevation of the following with a line and letter quality differing significantly from "existing":
  - ✓ Side and rear lot lines including high points, low points, berms, and swales.
  - ✓ Top of building foundation, sill of lookouts, sill of walkouts, sill of lowest opening into foundation, and garage floor.
  - ✓ All elements of the septic system.
  - ✓ Area surrounding septic area to show adequate drainage away from area.
  - ✓ Grades adjacent to the foundation including specific location of look-outs, walk-outs, and other openings.
  - ✓ Driveway culvert at both ends including grades above the culvert. Grading of lot using six-inch contours for gradients of less than two percent and one foot contours for gradients of more than two percent.