

ROLLING HILLS SUBDIVISION REPLAT No. 1

REPLAT OF

ROLLING HILLS SUBDIVISION (P. 2-439) LOT 1

(FINAL)

ORV 288 Pg 894

AGENT:
 MARVIN RABER
 5695 T.R. 264
 MILLERSBURG, OHIO 44654
 PHONE: 740-507-6026

REFERENCES

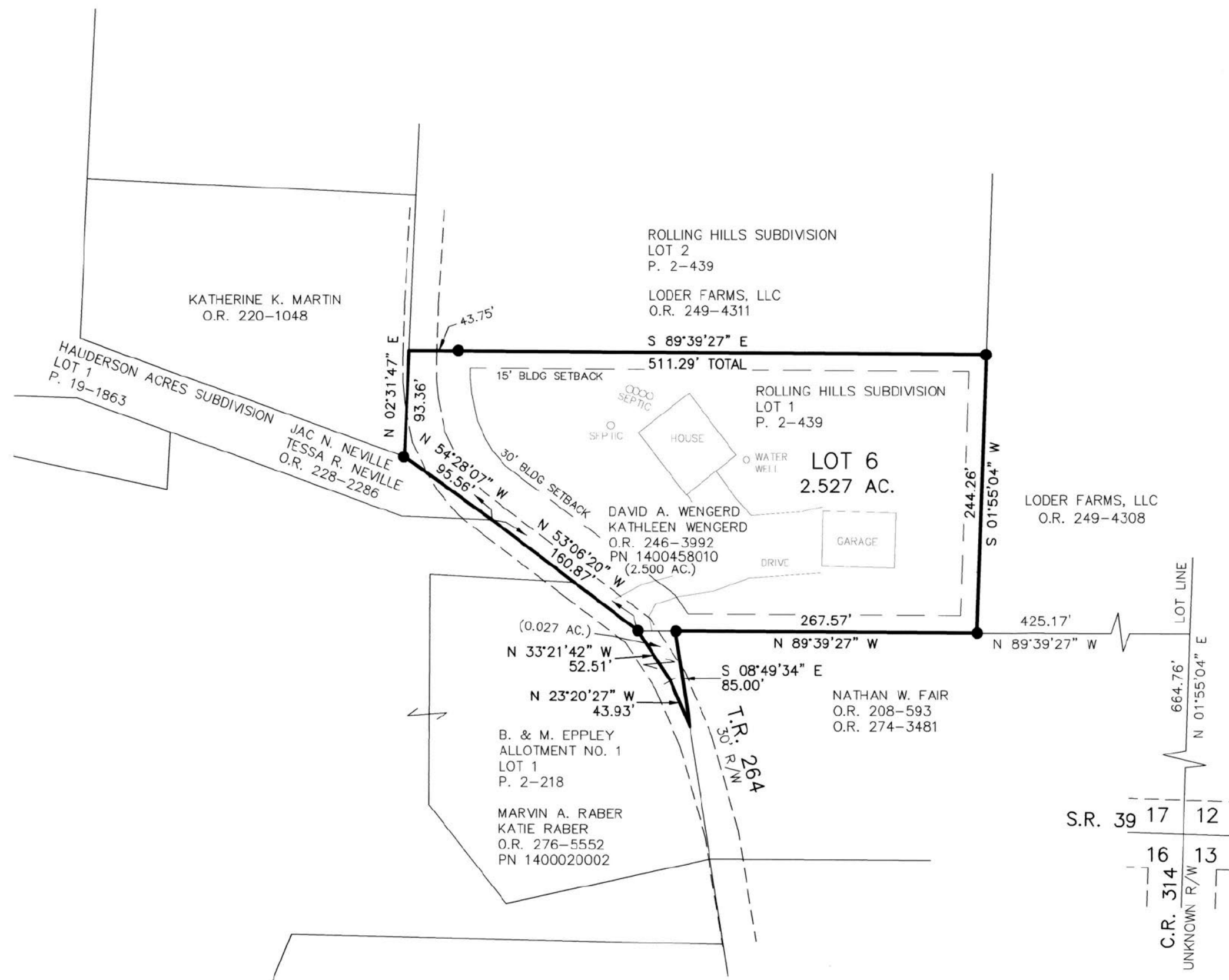
- O.R. VOL. 246 PAGE 3992
- O.R. VOL. 249 PAGE 4308
- O.R. VOL. 274 PAGE 3481
- O.R. VOL. 276 PAGE 5552
- PLAT VOL. 2 PAGE 218
- PLAT VOL. 2 PAGE 439

BASIS OF BEARINGS FROM
 OHIO STATE PLANE COORDINATE
 SYSTEM, NORTH ZONE, N.A.D. 83,
 2011 ADJUSTMENT

MASTER PLAT

- ACTION 5) TRANSFER AND RECORD PLAT
- ACTION 6) CONVEY NEW LOT 6

NOTE: THE MASTER PLAT ACTIONS ON SHEET 1 MUST BE COMPLETED AT THE SAME TIME



ACREAGE IN LOT	2.527 ACRES
ACREAGE IN ROAD DEDICATION	0.000 ACRES
TOTAL ACREAGE	2.527 ACRES

THIS LOT IS FOR RESIDENTIAL PURPOSES ONLY.
 NO FURTHER SPLITS WILL BE PERMITTED
 WITHOUT REPLATTING SAID LOT.
 NOTE: BUILDING SETBACK LINES ARE 15'
 OFF SIDE AND REAR LINES

NOTE: SIGN IN PERMANENT BLACK INK

CERTIFICATE OF OWNERSHIP AND DEDICATION
 We certify that we are the owners of the property shown and described hereon and that we hereby adopt this plan of subdivision with our free consent and establish the minimum building restriction lines.

DAVID A. WENGERD, PURSUANT TO ELECTRONIC SIGNATURE VERIFICATION BY HOLMES COUNTY PLANNING COMMISSION ON OCTOBER 25, 2023.

DAVID A. WENGERD DATE

KATHLEEN WENGERD, PURSUANT TO ELECTRONIC SIGNATURE VERIFICATION BY HOLMES COUNTY PLANNING COMMISSION ON OCTOBER 25, 2023.

KATHLEEN WENGERD DATE

CERTIFICATE OF APPROVAL OF WATER SUPPLY AND SEWAGE TREATMENT SYSTEMS

I hereby certify that the subdivision plat entitled ROLLING HILLS SUBDIVISION REPLAT No. 1 meets the requirements of the Board of Health for water supply and sewage treatment and is hereby approved for recording. The issuance of permits to install a private water system and on-site sewage treatment system of any lot is dependent on a site specific evaluation prior to the start of any construction.

Michael E. Herr 11/20/2023
 Health Commissioner DATE

CERTIFICATE OF APPROVAL BY THE HOLMES SOIL AND WATER CONSERVATION DISTRICT

I hereby certify that I have approved the subdivision plat and/or agreements or provisions for sedimentation and erosion control as stated or shown hereon.

[Signature] 11/20/2023
 Holmes Soil and Water Conservation District DATE

CERTIFICATE OF APPROVAL BY THE COUNTY COMMISSIONERS
 I hereby certify that the County Commissioners have approved the subdivision plat as shown hereon.

[Signature] DATE
 Chairman, County Commissioners

CERTIFICATE OF APPROVAL OF PLAT
 I hereby certify that I have approved the plat shown hereon.

[Signature] 11/20/2023
 County Engineer

CERTIFICATE OF APPROVAL FOR RECORDING
 I hereby certify that the subdivision plat shown hereon has been found to comply with the subdivision regulations for Holmes County, Ohio, with the exception of such variances, if any, as prenoted in the minutes of the Holmes County Planning Commission and that it has been approved for recording in the office of the County Recorder.

A O 11/20/2023
 Holmes County Planning Commission DATE

CERTIFICATE OF ACCURACY

I hereby certify that the plan shown and described hereon is a true and correct survey to the accuracy required by the Holmes County Planning Commission and that the monuments have been placed as shown hereon.

Donald C. Baker OCTOBER 16, 2023
 Donald C. Baker P.S. 6938 DATE

For erosion and sedimentation control, the landowner will follow the Rainwater and Land Development, Ohio's Standards for Stormwater Management and Urban Street Protection. A copy of the Rainwater and Land Development, Ohio's Standards is available at the Holmes Soil and Water Conservation District Office: 62 W. Clinton Street Millersburg, Ohio 44654
 State regulated permits and plans may be required by the Ohio Environmental Protection Agency to address stormwater and sedimentation issues.

<p>BAKER SURVEYING, LLC 138 N. CLAY STREET MILLERSBURG, OHIO 44654 PH. 330-674-4788 EMAIL: bakersurveying@gmail.com</p>	<p>MONROE TOWNSHIP 1ST QTR., LOT 17 T-9 N; R-8 W HOLMES COUNTY, OHIO</p>	<p>SCALE: 1"=100'</p> <p>DATE: JUNE 22, 2023 FDB\KES WORK6\S-331-23\CNK</p>	<ul style="list-style-type: none"> ● 5/8" REBAR FOUND UNLESS OTHERWISE NOTED ○ 5/8" REBAR SET WITH I.D. CAP I.D. CAP MARKED "BAKER SURVEYING LLC"
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TRANSFER NOT NECESSARY
 DATE *February 28, 2024*
 AUDITOR *[Signature]*