FIVE LANE SUBDIVISION

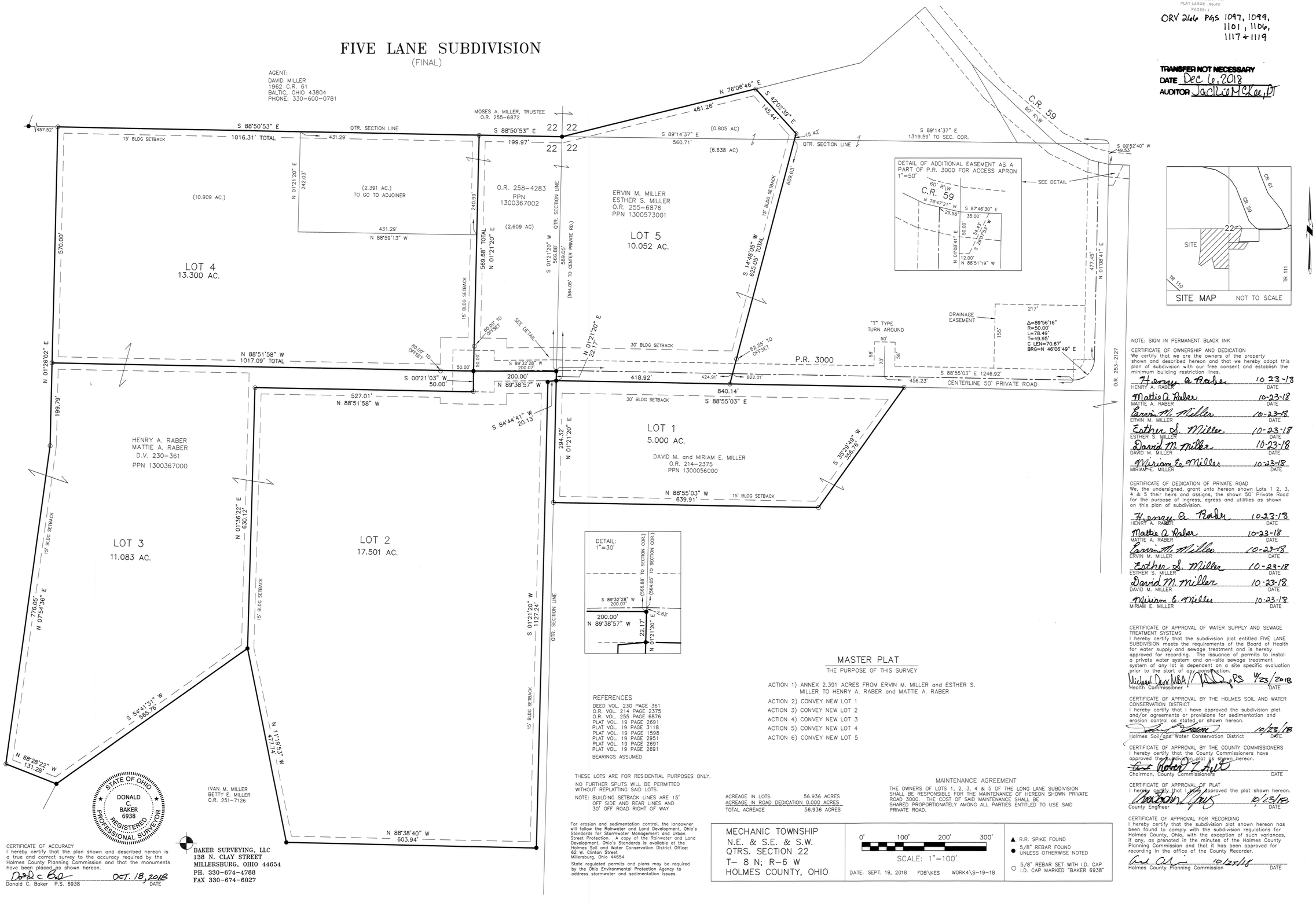
(FINAL)

AGENT:
DAVID MILLER
1962 C.R. 61
BALTIC, OHIO 43804
PHONE: 330-600-0781

2018001139898
B: 2 P: 573
FILED FOR RECORD IN
HOLMES COUNTY, OH
ANITA HALL, COUNTY RECORDER
12/06/2018 12:37 PM
PLAT LARGE : 86.40
PAGES: 5

ORV 266 PGS 1097, 1099,
1101, 1106,
1117 & 1119

TRANSFER NOT NECESSARY
DATE Dec 6, 2018
AUDITOR Jackie McKee, PT



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.

Henry A. Raber 10-23-18
HENRY A. RABER DATE

Mattie A. Raber 10-23-18
MATTIE A. RABER DATE

Ervin M. Miller 10-23-18
ERVIN M. MILLER DATE

Esther S. Miller 10-23-18
ESTHER S. MILLER DATE

David M. Miller 10-23-18
DAVID M. MILLER DATE

Miriam E. Miller 10-23-18
MIRIAM E. MILLER DATE

CERTIFICATE OF DEDICATION OF PRIVATE ROAD
We, the undersigned, grant unto hereon shown Lots 1, 2, 3, 4 & 5 their heirs and assigns, the shown 50' Private Road for the purpose of ingress, egress and utilities as shown on this plan of subdivision.

Henry A. Raber 10-23-18
HENRY A. RABER DATE

Mattie A. Raber 10-23-18
MATTIE A. RABER DATE

Ervin M. Miller 10-23-18
ERVIN M. MILLER DATE

Esther S. Miller 10-23-18
ESTHER S. MILLER DATE

David M. Miller 10-23-18
DAVID M. MILLER DATE

Miriam E. Miller 10-23-18
MIRIAM E. MILLER DATE

CERTIFICATE OF APPROVAL OF WATER SUPPLY AND SEWAGE TREATMENT SYSTEMS
I hereby certify that the subdivision plat entitled FIVE LANE SUBDIVISION 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 Dew, REHS, RS 10/23/2018
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.

10/23/18
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.

Robert J. Hutt
Chairman, County Commissioners DATE

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

10/23/18
County Engineer DATE

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.

10/23/18
Holmes County Planning Commission DATE

DETAIL:
1"=30'

MASTER PLAT

THE PURPOSE OF THIS SURVEY

ACTION 1) ANNEX 2.391 ACRES FROM ERVIN M. MILLER and ESTHER S. MILLER TO HENRY A. RABER and MATTIE A. RABER
ACTION 2) CONVEY NEW LOT 1
ACTION 3) CONVEY NEW LOT 2
ACTION 4) CONVEY NEW LOT 3
ACTION 5) CONVEY NEW LOT 4
ACTION 6) CONVEY NEW LOT 5

REFERENCES
DEED VOL. 230 PAGE 361
O.R. VOL. 214 PAGE 2375
O.R. VOL. 255 PAGE 6876
PLAT VOL. 19 PAGE 2691
PLAT VOL. 19 PAGE 3118
PLAT VOL. 19 PAGE 1598
PLAT VOL. 19 PAGE 2951
PLAT VOL. 19 PAGE 2691
PLAT VOL. 19 PAGE 2691
BEARINGS ASSUMED

THESE LOTS ARE FOR RESIDENTIAL PURPOSES ONLY.
NO FURTHER SPLITS WILL BE PERMITTED WITHOUT REPLATTING SAID LOTS.
NOTE: BUILDING SETBACK LINES ARE 15' OFF SIDE AND REAR LINES AND 30' OFF ROAD RIGHT OF WAY

ACREAGE IN LOTS	56.936 ACRES
ACREAGE IN ROAD DEDICATION	0.000 ACRES
TOTAL ACREAGE	56.936 ACRES

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.

MAINTENANCE AGREEMENT
THE OWNERS OF LOTS 1, 2, 3, 4 & 5 OF THE LONG LANE SUBDIVISION SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF HEREON SHOWN PRIVATE ROAD 3000. THE COST OF SAID MAINTENANCE SHALL BE SHARED PROPORTIONATELY AMONG ALL PARTIES ENTITLED TO USE SAID PRIVATE ROAD.

MECHANIC TOWNSHIP
N.E. & S.E. & S.W.
QTRS. SECTION 22
T- 8 N; R-6 W
HOLMES COUNTY, OHIO

0' 100' 200' 300'
SCALE: 1"=100'
DATE: SEPT. 19, 2018 FDB\KES WORK4\S-19-18

▲ R.R. SPIKE FOUND
● 5/8" REBAR FOUND UNLESS OTHERWISE NOTED
○ 5/8" REBAR SET WITH I.D. CAP I.D. CAP MARKED "BAKER 6938"

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 OCT. 18, 2018
Donald C. Baker P.S. 6938 DATE

STATE OF OHIO
DONALD C BAKER 6938
REGISTERED PROFESSIONAL SURVEYOR

BAKER SURVEYING, LLC
138 N. CLAY STREET
MILLERSBURG, OHIO 44654
PH. 330-674-4788
FAX 330-674-6027