

SPRING HILL SUBDIVISION REPLAT No.1

REPLAT OF SPRING HILL SUBDIVISION REPLAT OF TRACT 10 (P. 2-315) TRACTS 13 AND 14

(FINAL)

AGENT:
WAYNE WENGERD
7131 T.R. 664
DUNDEE, OHIO 44624
PHONE: 330-231-1694

REFERENCES
O.R. VOL. 208 PAGE 2125
O.R. VOL. 57 PAGE 620
PLAT VOL. 2A PAGE 165
PLAT VOL. 2 PAGE 315
BEARINGS ASSUMED

MASTER PLAT

THE PURPOSE OF THIS SURVEY

- ACTION 1) CONVEY ~~0.574~~ ^{0.574} ACRES FROM MARK J. MILLER AND CAROLYN E. MILLER TO WAYNE E. WENGERD AND PATRICIA A. WENGERD
- ACTION 2) CONSOLIDATE ALL OF WAYNE E. WENGERD AND PATRICIA A. WENGERD PARCELS IN TO A NEW 7.985 ACRE TRACT 16
- ACTION 3) CONVEY NEW TRACTS 15 & 16

THESE LOTS ARE FOR RESIDENTIAL PURPOSES ONLY.
NO FURTHER SPLITS WILL BE PERMITTED WITHOUT REPLATING SAID LOTS.

NOTE: BUILDING SETBACK LINES ARE 15' OFF SIDE AND REAR LINES AND 30' OFF ROAD RIGHT OF WAY

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.

<i>Mark J. Miller</i>	11-6-19
MARK J. MILLER	DATE
<i>Carolyn Miller</i>	11-6-19
CAROLYN E. MILLER	DATE
<i>Wayne E. Wengerd</i>	11-6-19
WAYNE E. WENGERD	DATE
<i>Patricia A. Wengerd</i>	11-6-19
PATRICIA A. WENGERD	DATE

CERTIFICATE OF APPROVAL OF WATER SUPPLY AND SEWAGE TREATMENT SYSTEMS

I hereby certify that the subdivision plat entitled SPRING HILL 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.

<i>Mike Dem</i>	SB	12-5-19
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.

<i>[Signature]</i>	11/6/19
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.

<i>[Signature]</i>	12/9/19
Chairman, County Commissioners	DATE

CERTIFICATE OF APPROVAL OF PLAT

I hereby certify that I have approved the plat shown hereon.

<i>Christopher A. Young</i>	PE, P.S.	12/5/19
County Engineer		DATE

CERTIFICATE OF APPROVAL FOR RECORDING

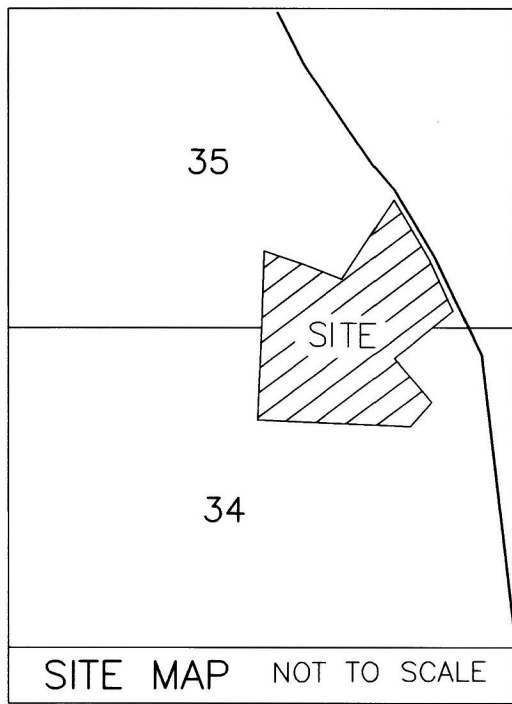
I hereby certify that the subdivision plat shown hereon has been found to comply with the subdivision regulations for Holmes County, Ohio, with the exception of such variances, if any, as prenoted in the minutes of the Holmes County Planning Commission and that it has been approved for recording in the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

<i>[Signature]</i>	12/5/19
Holmes County Planning Commission	DATE

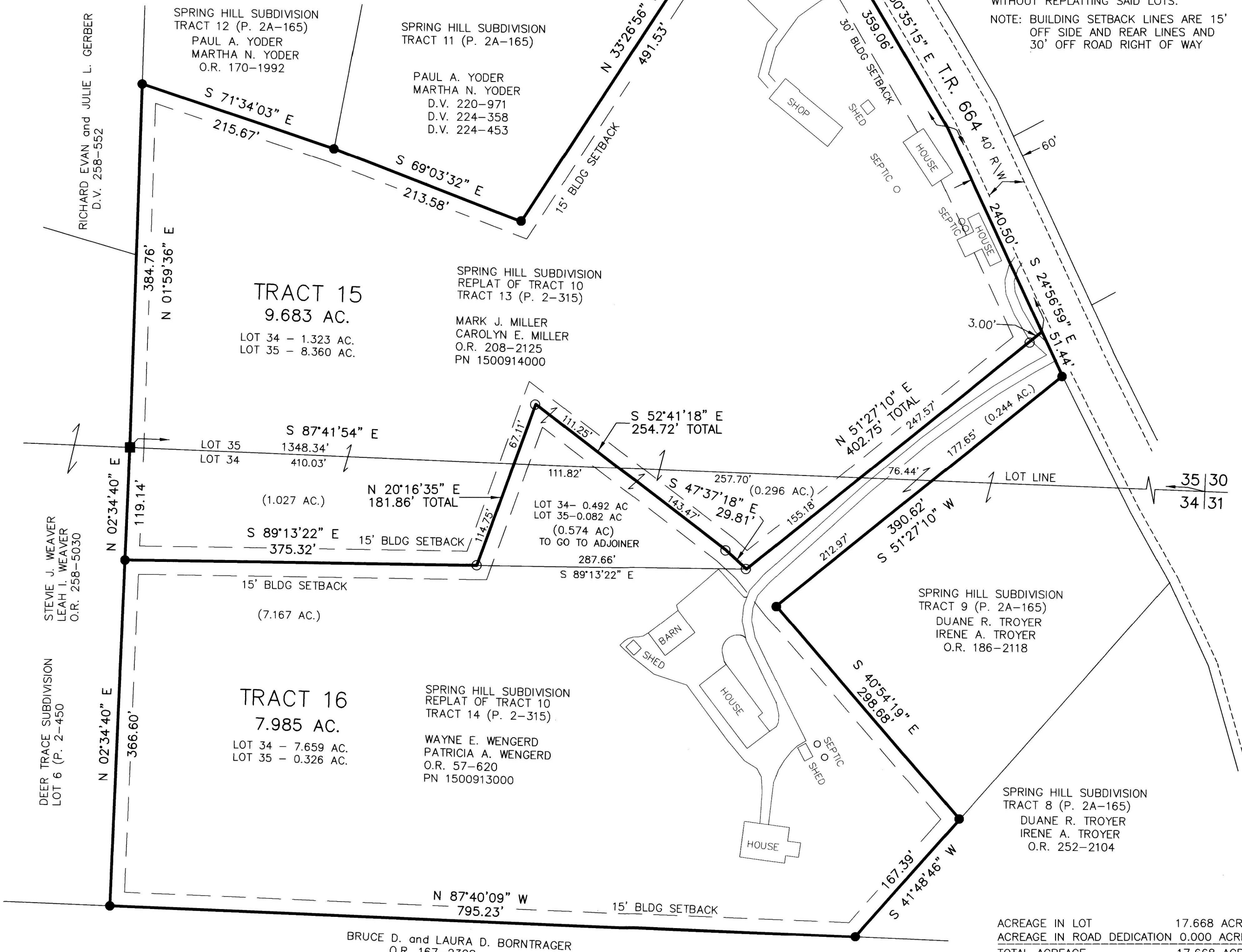
CERTIFICATE OF ACCURACY

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.

<i>Donald C. Baker</i>	OCT. 25, 2019
Donald C. Baker P.S. 6938	DATE



ORV 271 PG 537B, 5380



ACREAGE IN LOT 17.668 ACRES
ACREAGE IN ROAD DEDICATION 0.000 ACRES
TOTAL ACREAGE 17.668 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.

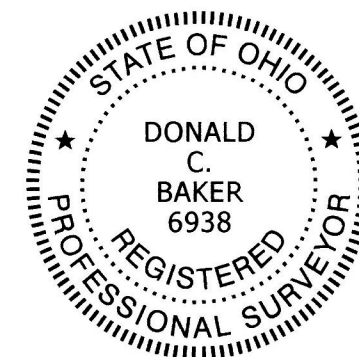
BAKER SURVEYING, LLC
138 N. CLAY STREET
MILLERSBURG, OHIO 44654
PH. 330-674-4788
FAX 330-674-6027

PAINT TOWNSHIP
3RD. QTR., LOTS 34 & 35
T-10 N; R-4 W
HOLMES COUNTY, OHIO



SCALE: 1"=100'
DATE: JUNE 13, 2019 KES\BLT
REVISED: OCTOBER 3, 2019 WORK6\S-277-19

- STONE FOUND
- 5/8" REBAR FOUND UNLESS OTHERWISE NOTED
- 5/8" REBAR SET WITH I.D. CAP
- I.D. CAP MARKED "BAKER 6938"



TRANSFER NOT NECESSARY
DATE April 14, 2020
AUDITOR Jackie McKee