

**Richland Township  
S.E. Qtr. Section 22  
S.W. Qtr. Section 21  
T-8 N; R-9 W  
Holmes County, Ohio**

Agent: Helen Hawkins  
13362 TR 26  
Brinkhaven, OH 43006  
Phone: 330-231-7251

Plat Vol 19 Page 3803

Area in Lot 20.000 Acres  
Area in Road Dedication 0.000 Acres  
Total Area in Allotment 20.000 Acres

**Richland Township Subdivision No. 1**

(Preliminary/Final)

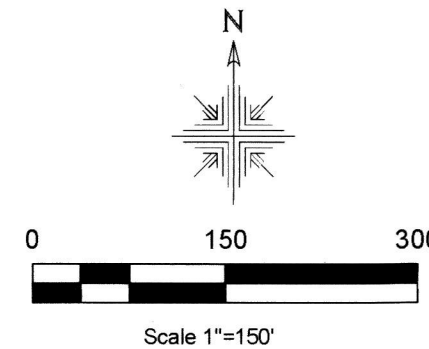
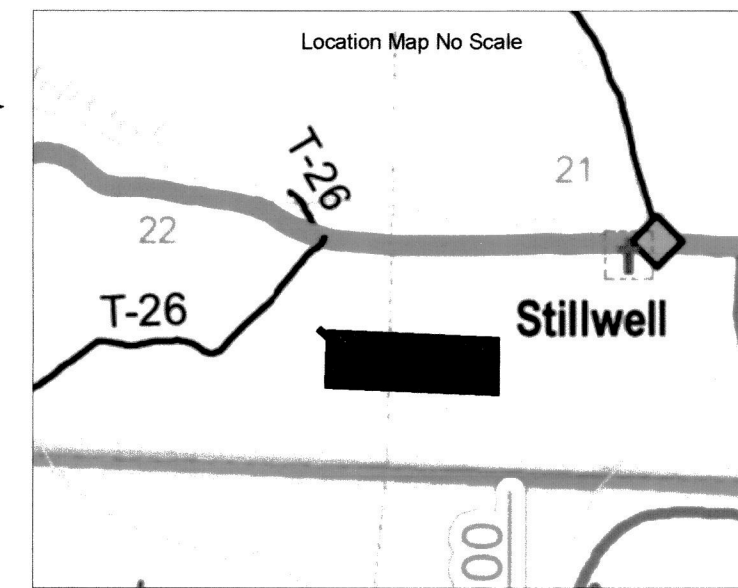
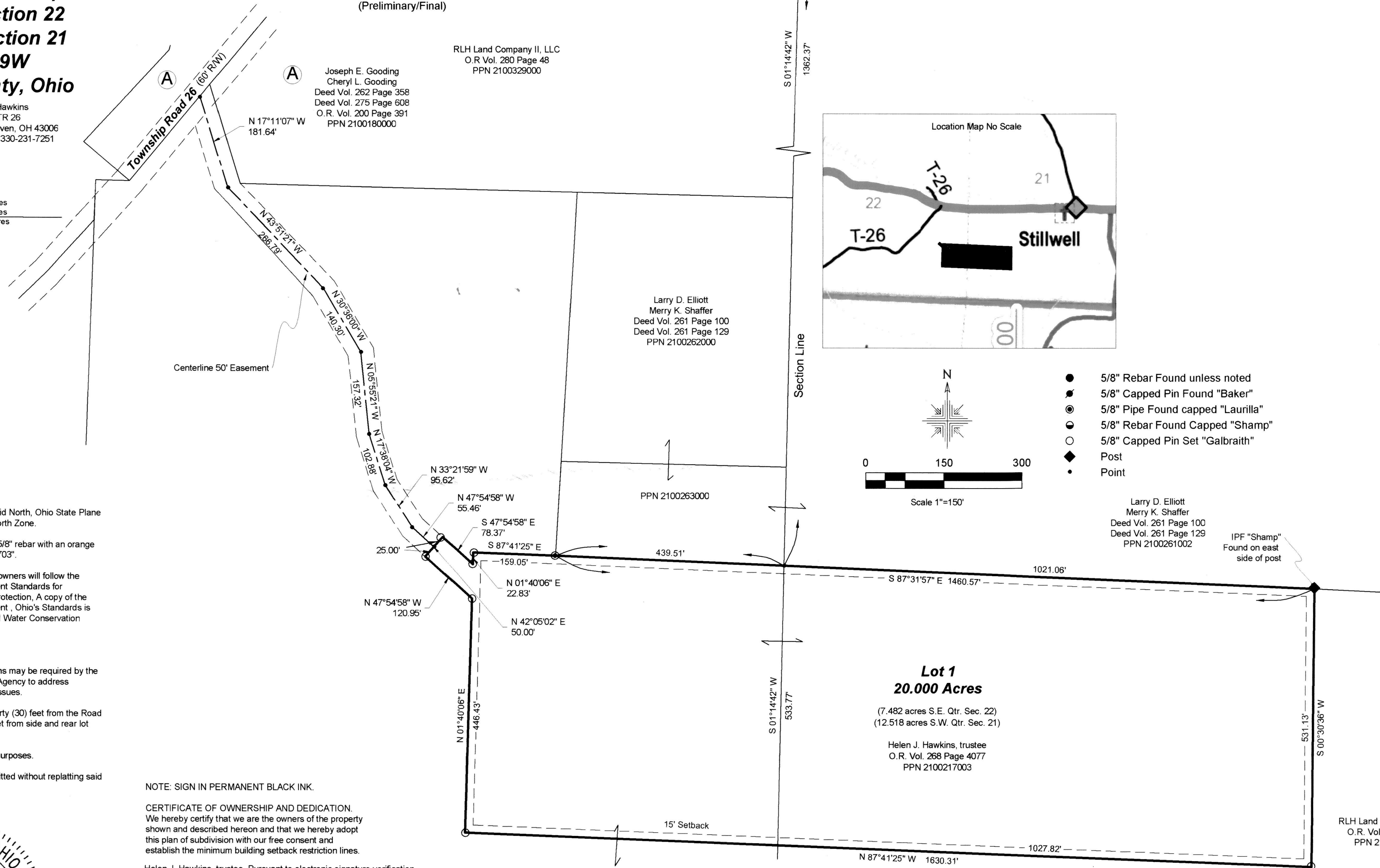
RLH Land Company II, LLC  
O.R. Vol. 280 Page 48  
PPN 2100329000

Joseph E. Gooding  
Cheryl L. Gooding  
Deed Vol. 262 Page 358  
Deed Vol. 275 Page 608  
O.R. Vol. 200 Page 391  
PPN 2100180000

Larry D. Elliott  
Merry K. Shaffer  
Deed Vol. 261 Page 100  
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PPN 2100262000

Larry D. Elliott  
Merry K. Shaffer  
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RLH Land Company, LLC  
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- 5/8" Rebar Found unless noted
- 5/8" Capped Pin Found "Baker"
- 5/8" Pipe Found capped "Laurilla"
- 5/8" Rebar Found Capped "Shamp"
- 5/8" Capped Pin Set "Galbraith"
- ◆ Post
- Point

**NOTES:**

- (1) Basis of Bearing are from Grid North, Ohio State Plane Coordinate System, NAD 83, North Zone.
- (2) Iron pins indicated (set) are 5/8" rebar with an orange plastic cap marked "Galbraith 8703".
- (3) For erosion control, the landowners will follow the Rainwater and Land Development Standards for Stormwater 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
- (4) State regulated permits and plans may be required by the Ohio Environmental Protection Agency to address stormwater and sedimentation issues.
- (5) Building setback lines are thirty (30) feet from the Road Right of Way and fifteen (15) feet from side and rear lot lines.
- (6) Lot 1 is used for residential purposes.
- (7) No further splits will be permitted without replating said lot.

NOTE: SIGN IN PERMANENT BLACK INK.

**CERTIFICATE OF OWNERSHIP AND DEDICATION.**  
We hereby 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 setback restriction lines.

Helen J. Hawkins, trustee, Pursuant to electronic signature verification by Holmes County Planning Commission on 2/22/23

Maintenance Agreement

The owners of Lot 1 of the Richland Township Subdivision No. 1 shall be responsible for the maintenance of said 50 foot Easement. The cost of said maintenance shall be shared proportionally among all parties entitled to use said Easement and choose to do so.

**CERTIFICATE OF OWNERSHIP AND DEDICATION OF EASEMENT.**

We, the undersigned, grant unto hereon shown Richland Township Subdivision No.1 their heirs and assigns, the 50' easement for the purpose of ingress, egress, and utilities as shown on this plan of subdivision.

Helen J. Hawkins, trustee, Pursuant to electronic signature verification by Holmes County Planning Commission on 2/22/23

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

CHAIRMAN, COUNTY COMMISSIONERS DATE

**CERTIFICATE OF APPROVAL OF PLAT**  
I hereby certify that I have approved the plat shown hereon.  
*[Signature]* 3/9/2023  
DATE  
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 Regional Planning Commission and that it has been approved for recording in the office of the county recorder.

*[Signature]* 3/9/2023  
DATE  
HOLMES COUNTY PLANNING COMMISSION

**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.

HOLMES SOIL AND WATER CONSERVATION DISTRICT DATE

**CERTIFICATE OF APPROVAL OF WATER SUPPLY AND SEWAGE TREATMENT SYSTEMS**  
I hereby certify that the subdivision plat entitled Richland Township Subdivision 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 private water system and on-site sewage treatment system for one, two, or three family dwellings on any lot is dependent on a site specific evaluation prior to the start of construction. A proposed commercial operation on any lot in this subdivision shall require a site specific evaluation and a permit to install a semi-public sewage treatment system from The Ohio Environmental Protection Agency prior to the start of any construction.

*[Signature]* 3/9/2023  
DATE  
COUNTY HEALTH COMMISSIONER



**CERTIFICATE OF ACCURACY**

I certify this survey to be correct to the best of my knowledge.

*[Signature]*  
Caleb Jerome Galbraith P.S. 8703  
Date: December 6, 2022  
Job ID: 9922-R16

Pioneer Surveying & Services, LLC.  
5434 Township Road 377  
Millersburg, Ohio 44654  
Phone: 330-231-0497  
Email: caleb@pioneersurveyingandservices.com



**TRANSFER NOT NECESSARY**  
DATE *April 25, 2023*  
AUDITOR *Jackie M. Chee*