

80 1 199 01 JUL 2015

# SUBDIVISION PLAT

## FIELDSTONE LAKES SUBDIVISION NO. 2

### CREATING FIELDSTONE DRIVE, THE VILLAGE OF FIELDSTONE LAKES LOTS 28 THRU 42 INCLUSIVE, BLOCK E, AND EASEMENTS SHOWN HEREON

BEING A RE-SUBDIVISION OF BLOCK A IN THE FIELDSTONE LAKES SUBDIVISION NO. 1 AS SHOWN BY THE RECORDED PLAT IN VOLUME 88, PAGE 5 OF LORAIN COUNTY RECORDS OF PLATS, OF PART OF ORIGINAL EATON TOWNSHIP LOT NUMBERS NO. 90 AND 91, NOW IN THE CITY OF ELYRIA, COUNTY OF LORAIN, AND STATE OF OHIO.

#### UTILITY EASEMENT

FIELDSTONE LAKES, LTD., THE OWNERS OF THE WITHIN PLATTED LAND (HEREINAFTER REFERRED TO AS THE "GRANTOR"), DO HEREBY GRANT UNTO THE OHIO EDISON COMPANY, WINDSTREAM COMMUNICATIONS, TIME WARNER CABLE, AND COLUMBIA GAS COMPANY, ALL OHIO CORPORATIONS, THEIR SUCCESSORS AND ASSIGNS (HEREINAFTER REFERRED TO AS THE "GRANTEES"), A PERMANENT RIGHT-OF-WAY AND EASEMENT UNDER, OVER, AND THROUGH ALL LANDS SO DESIGNATED HEREON, TO CONSTRUCT, PLACE, OPERATE, MAINTAIN, REPAIR, RECONSTRUCT OR RELOCATE SUCH UNDERGROUND ELECTRIC, GAS AND COMMUNICATIONS CABLES, DUCTS, CONDUITS, PIPES, GAS PIPE LINES, SURFACE OR BELOW GROUND MOUNTED TRANSFORMERS AND PEDESTALS, CONCRETE PADS AND OTHER FACILITIES AS ARE DEEMED NECESSARY OR CONVENIENT BY THE GRANTEEES FOR DISTRIBUTING, TRANSPORTING AND TRANSMITTING ELECTRICITY, GAS AND COMMUNICATIONS SIGNALS FOR PUBLIC AND PRIVATE USE AT SUCH LOCATIONS AS THE GRANTEEES MAY DETERMINE UPON, WITHIN AND ACROSS SAID EASEMENT PREMISES. SAID EASEMENT RIGHTS SHALL INCLUDE THE RIGHT WITHOUT LIABILITY THEREFOR, TO REMOVE TREES AND LANDSCAPING, INCLUDING LAWNS WITHIN AND WITHOUT SAID EASEMENT PREMISES WHICH MAY INTERFERE WITH THE INSTALLATION, MAINTENANCE, REPAIR OR OPERATION OF SAID ELECTRIC, GAS AND COMMUNICATION FACILITIES, THE RIGHT TO INSTALL, REPAIR, AUGMENT AND MAINTAIN SERVICE CABLES, GAS PIPE LINES, AND PIPES OUTSIDE THE ABOVE DESCRIBED EASEMENT PREMISES, OR THE RIGHT OF ACCESS, INGRESS AND EGRESS TO AND FROM ANY OF THE WITHIN DESCRIBED PREMISES FOR EXERCISING ANY OF THE PURPOSES OF THIS RIGHT-OF-WAY AND EASEMENT GRANT. ALL SUBLOTS SHALL BE RESTRICTED TO UNDERGROUND UTILITY SERVICE.

*Thomas G. Simon*  
FIELDSTONE LAKES, LTD. BY: THOMAS G. SIMON, PRES.

*Special Richard*  
WINDSTREAM COMMUNICATIONS  
*Wayne Linn*  
THE OHIO EDISON COMPANY

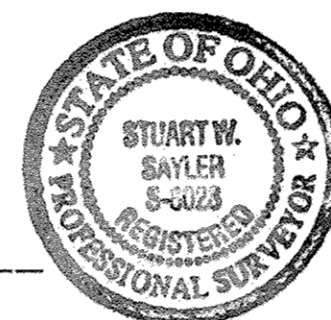
*Dan S. Dan Soren* 7/13/15  
COLUMBIA GAS OF OHIO  
*Tom Stack* 9.30.15  
TIME WARNER CABLE

THIS IS TO CERTIFY THAT AT THE REQUEST OF THE OWNERS I HAVE SURVEYED AND PLATTED "FIELDSTONE LAKES SUBDIVISION NO. 2" AS SHOWN HEREON AND CONTAINING 12.1061 AC. OF LAND IN ORIGINAL LOTS NO. 90 AND 91 OF EATON TOWNSHIP, LORAIN COUNTY, OHIO. AT ALL POINTS THUSLY INDICATED ●, IRON PIN MONUMENTS WERE FOUND AND AT ALL POINTS THUSLY INDICATED ○, IRON PIN MONUMENTS WERE SET. DISTANCES ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF. BEARINGS SHOWN ARE BASED ON THE FIELDSTONE LAKE SUBDIVISION NO. 1 PLAT AND USED TO DESCRIBE ANGLES ONLY. THE PLAN REPRESENTS A SURVEY IN WHICH THE TRAVERSE OF THE EXTERIOR BOUNDARIES OF THE TRACT AND OF EACH BLOCK WHEN COMPUTED FROM FIELD MEASUREMENTS OF THE GROUND CLOSED WITHIN A LIMIT OF ERROR OF ONE (1) FOOT TO TEN THOUSAND (10,000) FEET OF THE PERIMETER BEFORE BALANCING THE SURVEY. THE SURVEY MEETS THE MINIMUM STANDARDS FOR LAND SURVEYS, IN SECTION 4733-37 OF THE OHIO ADMINISTRATIVE CODE AND ADJACENT PROPERTY DESCRIPTIONS HAVE BEEN CONSIDERED IN PERFORMING THIS SURVEY. ALL OF WHICH I CERTIFY TO BE CORRECT.

SCALE 1" = 40'  
MAY 2015

THE HENRY G. REITZ ENGINEERING COMPANY

BY: *Stuart W. Saylor*  
STUART W. SAYLER, PRESIDENT  
REGISTERED SURVEYOR NO. S-8028



WE, THE UNDERSIGNED OWNERS OF THE LANDS EMBRACED AND DESCRIBED HEREON AS THE FIELDSTONE LAKES SUBDIVISION NO. 2, DO HEREBY ASSENT TO AND ADOPT THIS SUBDIVISION OF THE SAME, ACKNOWLEDGE THAT THE SAME WAS MADE AT OUR REQUEST, AND DO HEREBY DEDICATE TO PUBLIC USE THE STREET, DESIGNATED AS FIELDSTONE DRIVE,, AND THE EASEMENTS AND OTHER PUBLIC AREAS DESIGNATED IN GRAPHIC SYMBOLS ON THIS PLAT.

*Thomas G. Simon*  
FIELDSTONE LAKES, LTD.  
THOMAS G. SIMON, PRESIDENT

CUYAHOGA  
COUNTY OF LORAIN)  
STATE OF OHIO) SS

THIS IS TO CERTIFY THAT BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE DID PERSONALLY APPEAR FIELDSTONE LAKES, LTD., BY: \_\_\_\_\_, PRES., WHO ACKNOWLEDGED THEY DID SIGN THE FOREGOING PLAT AND THAT IT WAS THEIR FREE ACT AND DEED AND THE FREE ACT OF SAID CORPORATION.

IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND OFFICIAL SEAL AT CLEVELAND, OHIO THIS 16<sup>th</sup> DAY OF JULY, 2015.



*Linda S. Renko*  
NOTARY PUBLIC

MY COMMISSION EXPIRES \_\_\_\_\_

LINDA S. RENKO  
NOTARY PUBLIC, STATE OF OHIO  
Recorded in Cuyahoga County  
My Comm. Expires Jan. 26, 2017

#### APPROVALS

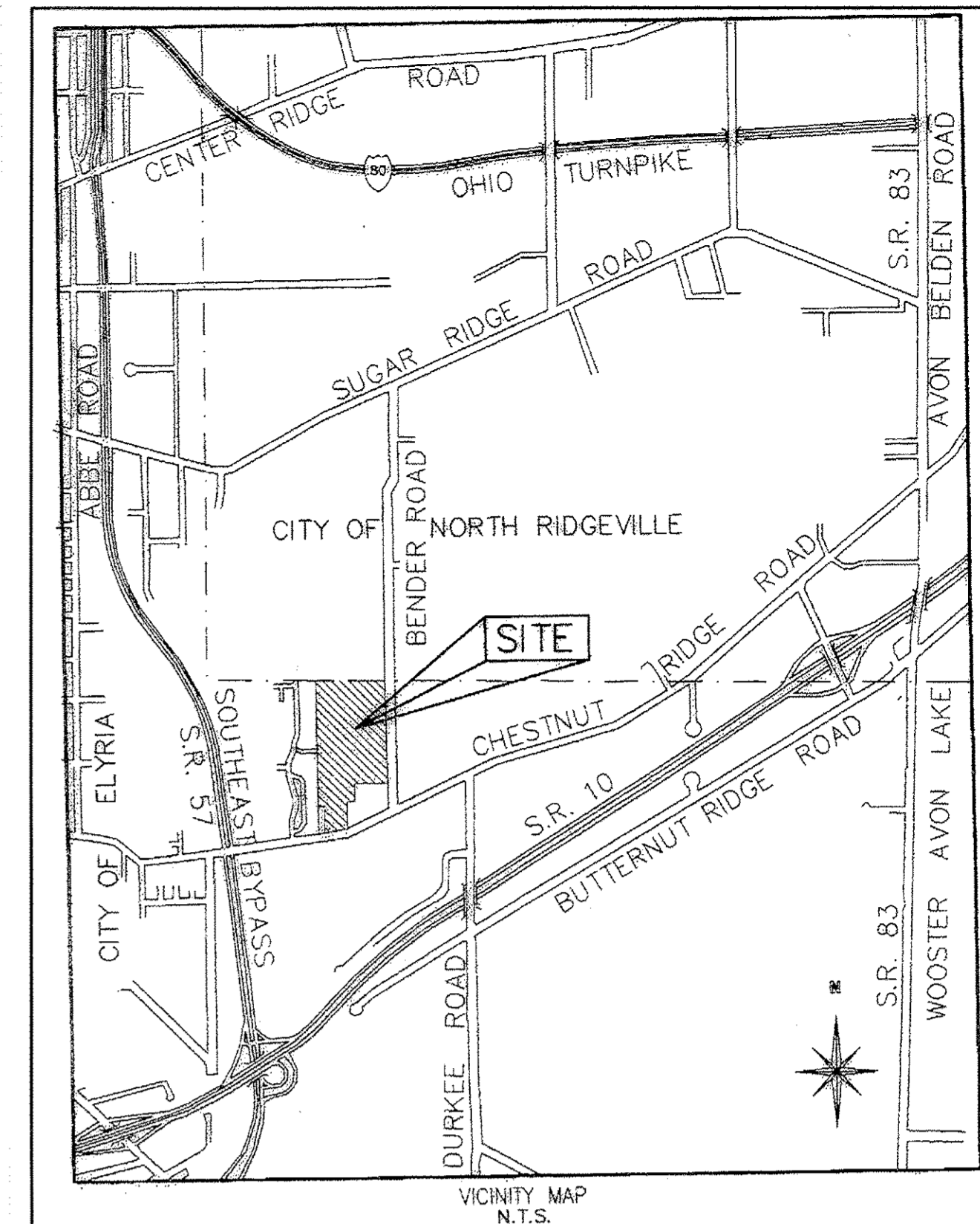
THIS PLAT IS APPROVED FOR RECORDING PURPOSES ONLY THIS 16<sup>th</sup> DAY OF JULY, 2015.

*Linda J. Joffe*  
CITY ENGINEER

THIS PLAT IS APPROVED FOR RECORDING PURPOSES ONLY THIS 16<sup>th</sup> DAY OF JULY, 2015.

*Tom Maloney*  
RURAL LORAIN COUNTY WATER AUTHORITY

TRANSFERRED  
IN COMPLIANCE WITH SEC. 319-202  
OHIO REV. CODE  
NOV 02 2015  
J. CRAIG SNOODGRASS, CPA, CGFM  
LORAIN COUNTY AUDITOR



#### APPROVALS

##### PLANNING COMMISSION

THIS IS TO CERTIFY THAT THE PLANNING COMMISSION OF THE CITY OF ELYRIA HAS APPROVED THIS PLAT OF FIELDSTONE LAKES SUBDIVISION NO. 2 THIS 4<sup>th</sup> DAY OF AUGUST, 2015.

*Nancy C. Brinda* PLANNING COMMISSION PRESIDENT  
*Cather M. Rosado* PLANNING COMMISSION SECRETARY

##### CITY COUNCIL

THIS IS TO CERTIFY THAT THE ELYRIA CITY COUNCIL HAS ACCEPTED ALL PUBLIC LANDS AND EASEMENTS WITHIN THE CITY OF ELYRIA AS SHOWN HEREON, BY ADOPTION OF ORDINANCE NO. 2015-91 ON 9/8, 2015.

*Forest L. Hullocks* COUNCIL CLERK

##### MAYOR

APPROVED THIS 16<sup>th</sup> DAY OF September, 2015.  
*Nancy C. Brinda* MAYOR

Doc ID: 01903680001 Type: OFF  
Kind: PLAT  
Recorded: 11/02/2015 at 03:18:19 PM  
Fee Amt: \$178.80 Page 1 of 1  
Lorain County, Ohio  
Judith M. Medwick County Recorder  
File # 2015-0564974

#### AREAS IN ACRES

AREA IN 15 LOTS	1.2660
AREA IN 1 BLOCK	10.5487
AREA IN RIGHT-OF-WAY	0.2914
TOTAL AREA	12.1061

CARDINAL HOPE EXAM CO.  
36040 GARONIA CIRCLE  
AVON, OH 44011  
Plat vol. 101  
Pages 40,41

REVISIONS		FIELDSTONE LAKES SUBDIVISION NO. 2 PLAT	REITZ ENGINEERING CO. 4214 ROCKY RIVER DR. CLEVELAND, OH 44135 (216)-251-3033 reitz@reitzeng.com	
				1
				2

80 1 19 01 JUL 2105

**SUBDIVISION PLAT  
OF  
FIELDSTONE LAKES NO. 2**  
LOTS 28 THRU 42  
BEING

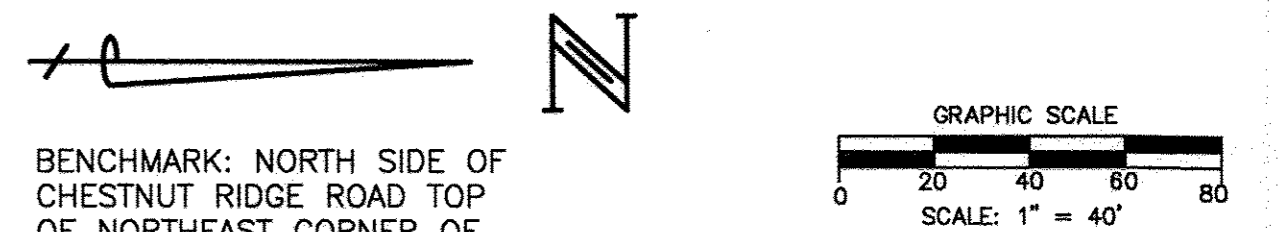
BLOCK "A" THE VILLAGE OF FIELDSTONE LAKES  
ORIGINAL EATON TOWNSHIP LOT NO. 90 & 91  
NOW IN  
THE CITY OF ELYRIA, COUNTY OF LORAIN, STATE OF OHIO

LOTS 1 THRU 27  
CREATED IN SUBDIVISION PLAT OF  
FIELDSTONE LAKES NO. 1  
VOL. 88 PG. 05

**BLOCK "D"**  
FIELDSTONE LAKES SUBD. NO. 1  
VOL. 88 PG. 5

1053.83' N01°00'01"E

**BLOCK E**  
10.5487 AC.

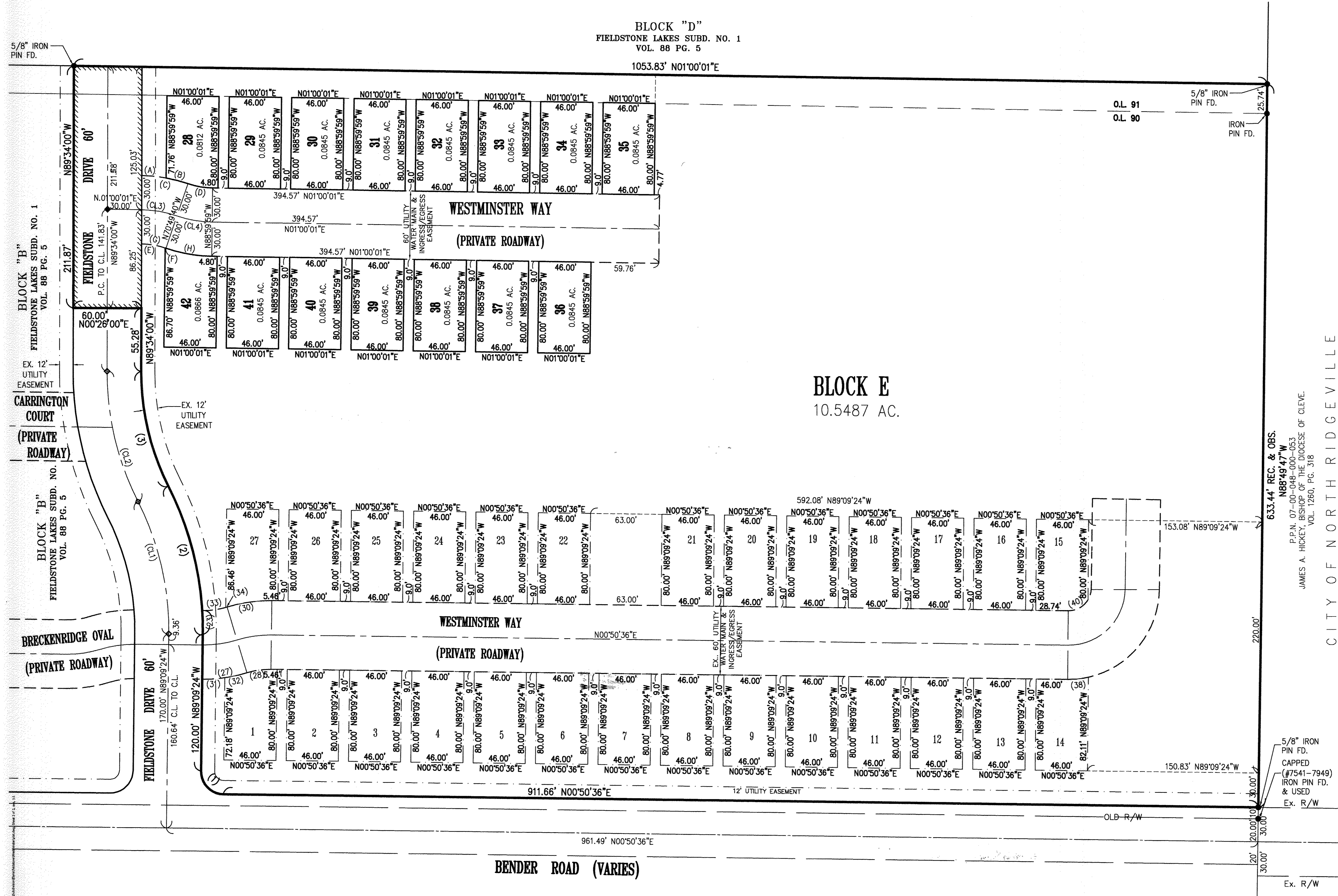


**CURVE DATA**

(CL1)	(CL2)	(CL3)	(CL4)
R=250.00' Δ = 27°32'18" L=120.16' C=119.01' N77°04'27"E	R=250.00' Δ = 27°07'42" L=118.37' C=117.27' N76°52'09"E	R=100.00' Δ = 18°10'19" L=37.72' C=31.58' N10°05'11"E	R=100.00' Δ = 18°10'19" L=37.72' C=31.58' N10°05'11"E
(1) R=20.00' Δ = 90°00'00" L=31.42' C=28.28' N45°50'36"E	(2) R=280.00' Δ = 27°32'18" L=134.58' C=133.29' N77°04'27"E	(3) R=220.00' Δ = 27°07'42" L=104.17' C=103.20' N76°52'09"E	
(A) R=130.00' Δ = 09°30'24" L=21.57' C=21.55' N05°37'22"E	(B) R=130.00' Δ = 08°47'46" L=19.96' C=19.94' N14°46'27"E	(C) R=130.00' Δ = 18°44'20" L=41.53' C=28.28' N10°01'15"E	(D) R=70.00' Δ = 18°10'19" L=22.20' C=22.11' N10°05'11"E
(E) R=70.00' Δ = 17°22'01" L=21.22' C=21.14' N09°55'14"E	(F) R=70.00' Δ = 00°33'43" L=0.69' C=0.69' N18°53'33"E	(G) R=70.00' Δ = 17°55'44" L=21.90' C=21.82' N10°12'28"E	(H) R=130.00' Δ = 18°10'19" L=41.23' C=41.06' N10°05'11"E
(23) R=280.00' Δ = 27°07'42" L=20.66' C=20.65' N88°43'47"E	(27) R=130.00' Δ = 17°35'54" L=39.93' C=39.77' N07°57'20"W	(28) R=70.00' Δ = 17°35'54" L=21.50' C=21.42' N07°57'20"W	(30) R=130.00' Δ = 17°35'54" L=39.93' C=39.77' N07°57'20"W
(31) R=130.00' Δ = 08°49'11" L=20.01' C=19.99' N03°33'59"W	(32) R=130.00' Δ = 08°46'43" L=19.92' C=19.90' N12°21'56"W	(33) R=70.00' Δ = 16°32'37" L=20.21' C=20.14' N07°25'42"W	(34) R=70.00' Δ = 01°03'16" L=1.25' C=1.25' N16°13'44"W
(38) R=80.00' Δ = 13°11'42" L=18.42' C=18.38' N05°45'14"W	(40) R=20.00' Δ = 59°38'47" L=20.82' C=19.89' N28°58'47"W		

**LEGEND**

- ◆ - DENOTES EX. 5/8" IRON PIN IN MON BOX FD.
- ◆ - DENOTES 5/8" IRON PIN IN MON BOX SET.



633.44' REC. & OBS.  
N88°49'47"W  
P.P.N. 07-00-048-000-053  
JAMES A. HICKEY, BISHOP OF THE DIOCESE OF CLEVELAND,  
VOL. 1260, PG. 318

CITY OF NORTH RIDGEVILLE

<b>FIELDSTONE LAKES SUBDIVISION NO. 2 PLAT</b>	REITZ ENGINEERING CO. 4214 ROCKY RIVER DR. CLEVELAND, OH 44135 (216)-251-3033 reitz@reitzeng.com
	2