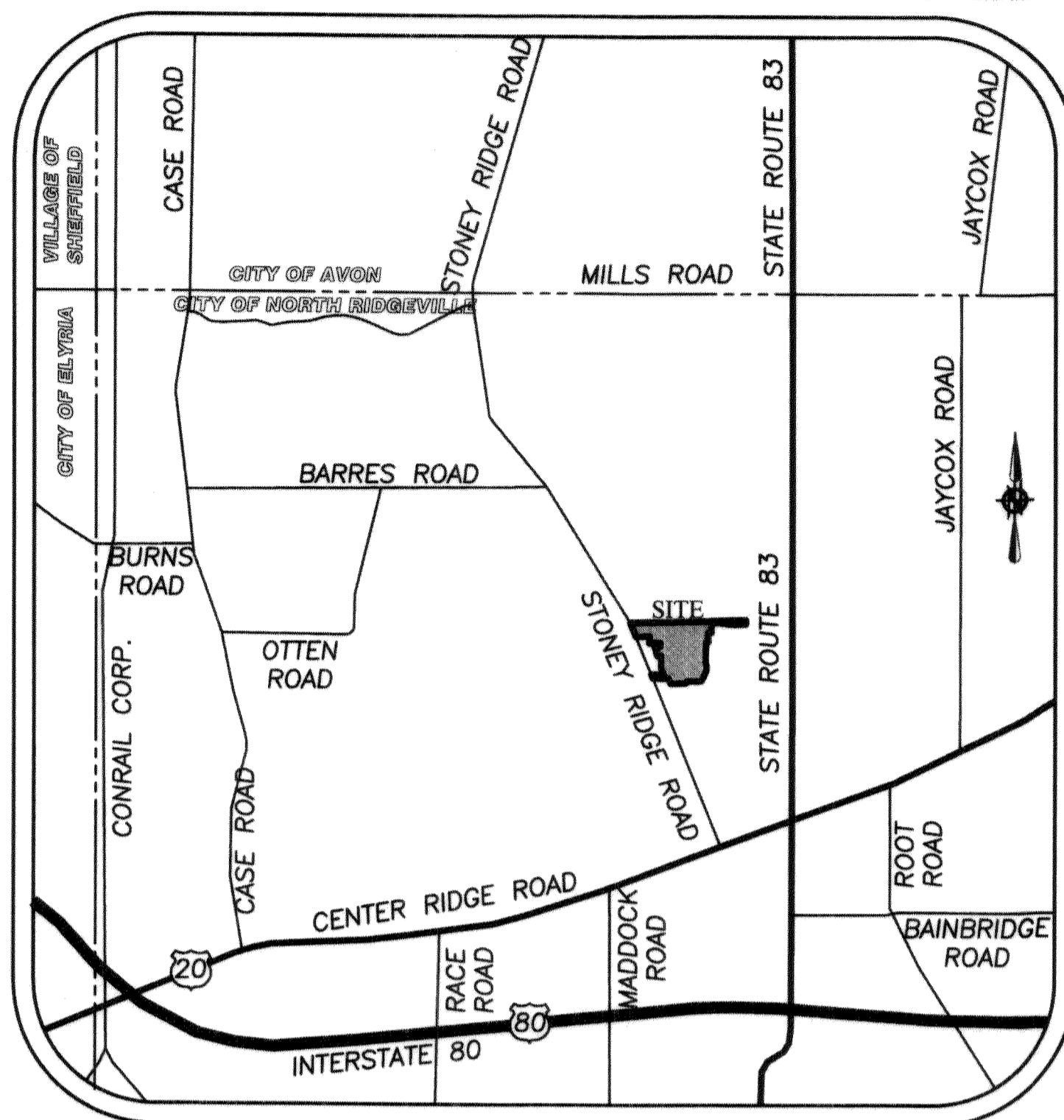


# HAMPTON PLACE SUBDIVISION NO. 6

SITUATED IN THE CITY OF NORTH RIDGEVILLE, COUNTY OF LORAIN, STATE OF OHIO AND KNOWN AS BEING PART OF ORIGINAL RIDGEVILLE TOWNSHIP LOT NUMBERS 28 & 29



VICINITY MAP  
NOT TO SCALE

## OWNER'S CERTIFICATE

SITUATED IN THE CITY OF NORTH RIDGEVILLE, COUNTY OF LORAIN, STATE OF OHIO, AND BEING A PART OF ORIGINAL RIDGEVILLE TOWNSHIP LOT NUMBERS 28 & 29.

THE UNDERSIGNED VALORE PROPERTIES, INC. HEREBY CERTIFY THAT THE ATTACHED PLAT REPRESENTS "HAMPTON PLACE SUBDIVISION NUMBER 6" A SUBDIVISION OF LOTS 260 TO 322 AND BLOCKS "S", "T", "U", "V", AND "W", INCLUSIVE, DO HEREBY ACKNOWLEDGE THIS PLAT OF SAME AND DEDICATE TO PUBLIC USE AS SUCH, ALL OR PARTS OF THE ROADS, BOULEVARDS, CUL-DE-SACS, PARKS OR RECREATION AREAS, PLANTING OR RESERVED STRIPS, ETC., SHOWN HEREIN AND NOT HERETOFORE DEDICATED.

THE UNDERSIGNED FURTHER AGREES THAT ANY USE OF IMPROVEMENTS MADE ON THIS LAND SHALL BE IN CONFORMITY WITH ALL EXISTING PLATTING, ZONING, HEALTH OR OTHER LAWFUL RULES OR REGULATIONS INCLUDING THE APPLICABLE OFF-STREET LOADING AND PARKING REQUIREMENTS OF THE CITY OF NORTH RIDGEVILLE FOR THE BENEFIT OF HIMSELF (THEMSELVES) AND ALL OTHER SUBSEQUENT PARTIES TAKING TITLE FROM, UNDER OR THROUGH THE UNDERSIGNED.

THE DIMENSIONS OF THE LOTS AND STREETS ARE SHOWN ON THE PLAT IN FEET AND DECIMAL PARTS THEREOF. EASEMENTS ARE RESERVED WHERE INDICATED ON THE PLAT IN FEET AND DECIMAL PARTS THEREOF. EASEMENTS ARE RESERVED WHERE INDICATED ON THE PLAT FOR PUBLIC UTILITY PURPOSES ABOVE AND BENEATH THE SURFACE OF THE GROUND.

IN WITNESS THEREOF THE UNDERSIGNED HAVE HEREUNTO SET THEIR HANDS THIS 20<sup>th</sup> DAY OF January, 2022.

OWNER  
Anthony M. Valore

WITNESS  
Cindy Brown

## NOTARIAL SEAL

STATE OF OHIO }  
SS }  
COUNTY OF LORAIN }  
ON THIS 20 DAY OF January, 2022 BEFORE ME PERSONALLY APPEARED Anthony M. Valore AND ACKNOWLEDGED THE SIGNING OF THIS PLAT TO BE HIS (THEIR) FREE ACT AND DEED FOR THE PURPOSES HEREON MENTIONED.

WITNESS MY HAND AND SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.

NOTARY PUBLIC IN AND FOR LORAIN COUNTY, OHIO  
MY COMMISSION EXPIRES: March 7, 2026

THIS IS AN ACKNOWLEDGEMENT CERTIFICATE.  
NO OATH OR AFFIRMATION WAS ADMINISTERED TO THE SIGNER.

## LEGEND

- IRON PIN/PIPE FOUND
- 5/8" REBAR SET WITH CAP STAMPED "BRAMHALL 8073"
- ☒ MONUMENT BOX FOUND
- ☒ MONUMENT BOX SET WITH 5/8" REBAR WITH CAP STAMPED "BRAMHALL 8073"
- 5/8" IRON REBAR WITH CAP STAMPED "BRAMHALL 8073" FOUND

## UTILITY EASEMENTS

WE, THE UNDERSIGNED OWNERS OF THE PLATTED LAND, DO HEREBY GRANT UNTO COLUMBIA GAS OF OHIO, FIRST ENERGY, (TELEPHONE), AND (COMMUNICATIONS), THEIR SUCCESSORS AND ASSIGNS (HEREIN AFTER REFERRED TO AS THE GRANTEE) A PERMANENT RIGHT-OF-WAY AND EASEMENT AS SHOWN HEREON TO CONSTRUCT, PLACE, OPERATE, MAINTAIN, REPAIR, RECONSTRUCT, RELOCATE, RENEW, SUPPLEMENT, OR REMOVE SUCH UNDERGROUND ELECTRIC 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 GRANTEE FOR DISTRIBUTING, TRANSPORTING, AND TRANSMITTING ELECTRICITY, GAS AND COMMUNICATION SIGNALS FOR PUBLIC AND PRIVATE USE AT SUCH LOCATION AS THE GRANTEE MAY DETERMINE UPON, WITHIN AND ACROSS SAID EASEMENT PREMISES. SAID EASEMENT RIGHTS SHALL INCLUDE THE RIGHT, WITHOUT LIABILITY THEREFORE TO REMOVE TREES AND LANDSCAPING, INCLUDING LAWNS WITHIN AND WITHOUT SAID EASEMENT PREMISES WHICH MAY INTERFERE WITH THE INSTALLATION, MAINTENANCE, REPAIR, OPERATION OF SAID ELECTRIC, GAS, AND COMMUNICATIONS FACILITIES THE RIGHT TO INSTALL, REPAIR, AUGMENT AND MAINTAIN SERVICE CABLES AND PIPE LINES 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 THE RIGHT-OF-WAY AND EASEMENT GRANT.

GRANTOR:

MANAGING MEMBER  
VALORE PROPERTIES, INC.  
23550 CENTER RIDGE RD.  
WESTLAKE, OHIO 44145

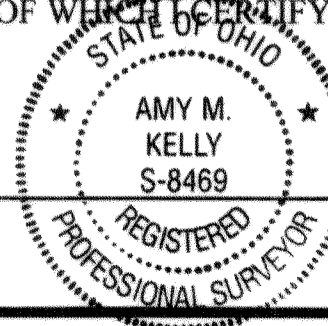
DATE

REINHARDT & ASSOCIATES  
4369 E. LAKE ROAD  
SHEFFIELD LAKE, OH 44054  
Plat vol. 111  
pgs 71, 72, 73, 74  
75, 76, 77

## SURVEYOR'S CERTIFICATE

THIS IS TO CERTIFY THAT AT THE REQUEST OF THE OWNERS I HAVE SURVEYED AND PLATTED "HAMPTON PLACE SUBDIVISION NUMBER 6" AS SHOWN HEREON AND CONTAINING 24.8346 ACRES OF LAND WHICH 0.2569 OF AN ACRE LIE WITHIN ORIGINAL RIDGEVILLE TOWNSHIP LOT NOS. 28 AND 24.5777 ACRES LIE WITHIN ORIGINAL RIDGEVILLE TOWNSHIP LOT NO. 29, 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 ASSUMED AND USED TO DESCRIBE ANGLES ONLY. THE PLAN REPRESENTS A SURVEY WHICH A TRAVERSE OF THE EXTERIOR BOUNDARIES OF THE TRACT AND EACH BLOCK COMPUTED FROM FIELD MEASUREMENTS OF GROUND CLOSED WITHIN A LIMIT OF ERROR OF ONE (1) FOOT TO TEN THOUSAND (10,000) FEET OF THE PERIMETER BEFORE BALANCING THE SURVEY. ALL OF WHICH I CERTIFY TO BE CORRECT.

AMY M. KELLY, P.E.  
REGISTERED OHIO SURVEYOR NO. 8469



DATE  
5/20/2021

PREPARED FOR:

VALORE PROPERTIES, INC.  
23550 CENTER RIDGE ROAD  
WESTLAKE, OH 44145

## PLANNING COMMISSION

WE HEREBY APPROVE AND ACCEPT THIS PLAT ACCORDING TO THE SUBDIVISION REGULATIONS FOR THE CITY OF NORTH RIDGEVILLE, OHIO THIS 3<sup>RD</sup> DAY OF DECEMBER, 2021.

Guy M. Fursdon  
SECRETARY (OR RESPONSIBLE OFFICIAL) CITY PLANNING COMMISSION - GUY M. FURSDON

## MAYOR

APPROVED THIS 3<sup>rd</sup> DAY OF December, 2021

Kevin Corcoran  
MAYOR - KEVIN CORCORAN

## CITY ENGINEER

APPROVED THIS 3<sup>rd</sup> DAY OF December, 2021

Daniel Rodriguez  
CITY ENGINEER - DANIEL A. RODRIGUEZ, P.E.

## HOA RESPONSIBILITIES

WE, THE OWNERS OF THE WITHIN PLATTED LAND, DO HEREBY GRANT UNTO THE HAMPTON PLACE SUBDIVISION HOMEOWNERS ASSOCIATION RESPONSIBILITY FOR "DRAINAGE EASEMENTS" AS SHOWN HEREON, OUTSIDE OF THE PUBLIC RIGHT OF WAY, INCLUDING, BUT NOT LIMITED TO, GRADING, DRAINAGE, DRAINAGE PIPING AND DRAINAGE STRUCTURES."

2022-0864622

TRANSFERRED  
RECORDED  
FEB 23 2022  
J. CRAIG SNOODGRASS, CPA, CGFM  
LORAIN COUNTY AUDITOR

## ACREAGE SUMMARY

15.9048 ACRES IN SUBLOTS 260-322
4.3205 ACRES IN PROPOSED RIGHT-OF-WAY
0.2332 ACRES IN EXISTING RIGHT-OF-WAY
4.3761 ACRES IN BLOCKS "S", "T", "U", "V", AND "W"
<b>24.8346 AC. TOTAL</b>
0.2569 OF AN ACRE WITHIN O.L. 28
24.5777 ACRES WITHIN O.L. 29

## NOTES:

1. THE LANDSCAPE EASEMENT ON BLOCK "S" AND SUBLOTS 260-262 IS FOR A LANDSCAPE MOUND AND IS INTENDED TO BE CONTIGUOUS WITH THE EXISTING LANDSCAPE AND DRAINAGE EASEMENT RECORDED IN HAMPTON PLACE SUBDIVISION NO. 5.
2. THE 20' UTILITY EASEMENT WITHIN BLOCK "V" GRANTS THE PROPERTY OWNER(S) OF SUBLOT 293 ACCESSIBILITY RIGHTS TO MAINTAIN THEIR LATERALS.

1306445 Hampton Place Plat (BRAMHALL) (C) Title Sheet (mg) Printed: May 16, 2021, 3:42pm

DATE	BY	DESCRIPTION
01-29-2021	CLH	ISSUE TO CITY FOR REVIEW
04-16-2021	CLH	REVISED PER CITY COMMENTS
05-19-2021	CLH	REVISED PER CITY COMMENTS AND ISSUED FOR FINAL PLAT

CHECKED BY: AMK

**BRAMHALL**  
ENGINEERING AND SURVEYING COMPANY  
801 MOORE ROAD AVON, OHIO 44011  
(440) 934 - 7878 (440) 934 - 7879 FAX

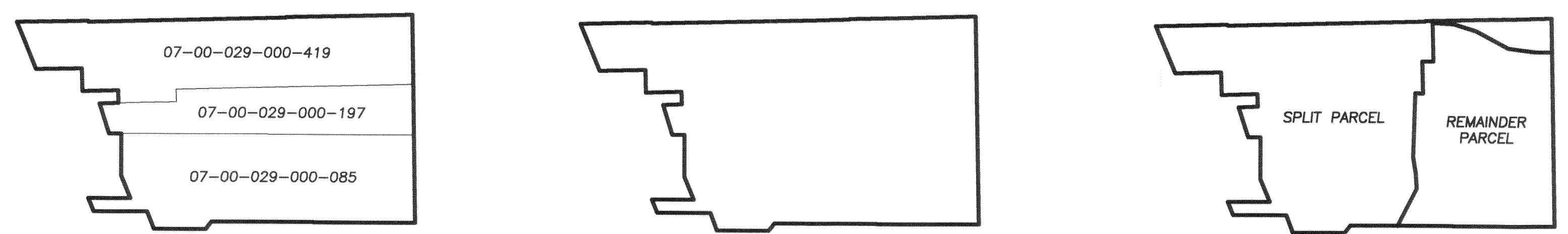
HAMPTON PLACE SUBDIVISION NO. 6  
PLAT  
CITY OF NORTH RIDGEVILLE, COUNTY OF LORAIN, STATE OF OHIO

SHEET  
1 OF 7  
JOB NO.  
20-5445

STONE CREEK DRIVE (VARIES)  
ATLANTIC AVENUE (60')

**BASIS OF BEARINGS:**  
A PORTION OF THE CENTERLINE OF STONEY RIDGE ROAD WHICH WAS ASSUMED TO BE SOUTH 22°18'37" EAST.  
AS SURVEYED IN DECEMBER, 2020

**GRAPHIC SCALE**  
0 100 200  
(IN FEET)  
SCALE: 1" = 100'



PRE LOT CONSOLIDATION SUMMARY -NOT TO SCALE-  
POST LOT CONSOLIDATION/ PRE LOT SPLIT SUMMARY -NOT TO SCALE-  
POST LOT SPLIT SUMMARY -NOT TO SCALE-

MONUMENTATION TABLE			
P1	1" IRON PIPE FOUND 0.44' (S) 1.09' (W)	P18	1" IRON PIPE IN MONUMENT BOX FOUND & USED
P2	1" IRON PIPE FOUND 0.48' (S) 0.72' (W)	P19	3/4" IRON PIPE FOUND 2.25' (N) 25.94' OFF C/L
P3	IRON PIN W/CAP STAMPED "GBC" FOUND 0.46' (N) 0.13' (W)	P20	1.25" IRON PIPE FOUND & USED FOR E-W LINE 26.72' OFF C/L
P4	IRON PIN W/CAP STAMPED "GBC" FOUND 0.16' (N) 0.09' (W)	P21	1" IRON PIPE FOUND & USED FOR N-S LINE 0.24' (N)
P5	1" IRON PIPE IN MONUMENT BOX FOUND & USED	P22	1" IRON PIPE FOUND 0.21' (S)
P6	1" IRON PIPE FOUND & USED FOR E-W LINE 24.71' OFF C/L	P23	1" IRON PIPE FOUND & USED
P7	5/8" IRON PIN FOUND & USED	P24	1" IRON PIPE IN CONCRETE FOUND & USED FOR E-W LINE 0.25' (E)
P8	1" IRON PIPE FOUND & USED FOR E-W LINE 24.61' OFF C/L	P25	3/4" IRON PIPE FOUND 0.15' (E)
P9	1" IRON PIPE FOUND & USED FOR N-S LINE 0.07' (N)	P26	1" IRON PIPE IN CONCRETE FOUND 0.07' (W)
P10	IRON PIN W/CAP STAMPED "BARBOSA" FOUND & USED	P27	1" IRON PIPE IN CONCRETE FOUND 0.06' (E)
P11	IRON PIN W/CAP STAMPED "BARBOSA" FOUND & USED FOR E-W LINE 27.00' OFF C/L	P28	1" IRON PIPE IN MONUMENT BOX FOUND & USED
P12	1" IRON PIPE FOUND 0.26' (N) 0.23' (W)	P29	MONUMENT BOX (LID ONLY) FOUND & USED
P13	5/8" IRON PIN FOUND & USED FOR N-S LINE 0.06' (S)		
P14	1" IRON PIPE FOUND 0.06' (N) 0.61' (E)		
P15	3/4" IRON PIPE FOUND 0.21' (N) 26.69' OFF C/L		
P16	5/8" IRON PIPE FOUND 0.29' (N) 26.88' OFF C/L		
P17	3/4" IRON PIPE FOUND 0.44' (N) 0.55' (E)		

TABLE OF OWNERSHIP			
A	07-00-029-000-418 VALORE PROPERTIES, INC. 6305 STONEY RIDGE ROAD INST. #2020-0794445	C	07-00-029-000-086 BRYAN ROTH & LISA KONDZER 6433 STONEY RIDGE RD INST. #2019-0734729
B	07-00-029-000-321 ROBERT, JR. & ANDREA L. BAUMGARDNER 6327 STONEY RIDGE ROAD INST. #2018-0683673	D	07-00-028-102-096 BRYAN ROTH & LISA KONDZER INST. #2019-0734729
C	07-00-029-000-196 THOMAS S., III & RUBY L. SCHULTZ 6345 STONEY RIDGE ROAD INST. #2014-0497590	E	07-00-028-102-116 GAYLE A. BANGS INST. #2015-0543084
D	07-00-029-000-020 RAYMOND M. HUGHES, JR. 6365 STONEY RIDGE RD INST. #2008-0260832	F	07-00-028-102-017 WILLIAM A. & CHERYL A. KEARNEY INST. #1997-0500076
E	07-00-029-000-021 RAYMOND M. HUGHES, JR. INST. #2008-0260832		
F	07-00-029-000-060 CHRISTOPHER A. HOOVER 6401 STONEY RIDGE RD INST. #2015-0564186		

**SPLIT PARCEL**  
24.8346 ACRES (CALC.)  
0.2330 ACRES WITHIN RIGHT OF WAY  
0.2569 ACRES WITHIN O.L. 28  
24.5777 ACRES WITHIN O.L. 29

**REMAINDER PARCEL**  
15.6529 ACRES (CALC.)

TABLE OF LINES		
L1	5.23' (C)	S 31°58'31" E
L2	3.07' (C)	N 17°35'57" E
L3	48.87' (R&U)	S 38°04'08" W
L4	96.31' (R&U)	N 20°52'29" W
L5	74.85' (C) 75.18' (R)	N 22°18'37" W
L6	63.87' (C)	N 89°58'47" W
L7	97.86' (C)	N 88°40'33" E
L8	65.00' (R&U)	N 01°19'27" W
L9	114.84' (R&U)	N 01°19'27" W
L10	85.33' (C)	N 89°58'29" W
L11	85.27' (C)	N 61°07'17" W
L12	101.30' (C)	N 61°21'40" W
L13	117.42' (C)	N 72°45'52" W
L14	111.99' (C)	N 86°34'55" W
L15	57.18' (C)	S 88°42'52" W
L16	38.94' (C)	N 88°07'34" W
L17	84.33' (C)	S 09°50'12" E
L18	81.43' (C)	S 03°18'02" E
L25	157.51' (C) 157.50' (R)	N 70°43'21" E
L26	24.21' (C) 24.22' (R)	N 88°40'33" E
L27	209.56' (C) 209.57' (R)	N 88°40'33" E
L28	214.49' (C) 214.48' (R)	N 67°37'36" E
L29	25.50' (C) 25.51' (R)	N 88°40'33" E
L30	123.38' (C) 123.37' (R)	N 88°40'33" E
L31	55.08' (R&U)	S 20°52'29" E
L32	41.23' (R&U)	S 20°52'29" E

DATE	BY	DESCRIPTION
01-29-2021	CLH	ISSUE TO CITY FOR REVIEW
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05-19-2021	CLH	REVISED PER CITY COMMENTS AND ISSUED FOR FINAL PLAT
02-09-2022	CLH	REVISED PER COUNTY COMMENTS AND ISSUED FOR FINAL PLAT

DRAWN BY: SJM  
CHECKED BY: AMK

**BRAMHALL**  
ENGINEERING AND SURVEYING COMPANY  
801 MOORE ROAD AVON, OHIO 44011  
(440) 934 - 7878 (440) 934 - 7879 FAX

PREPARED FOR:  
VALORE PROPERTIES, INC.  
23550 CENTER RIDGE ROAD  
WESTLAKE, OH 44145

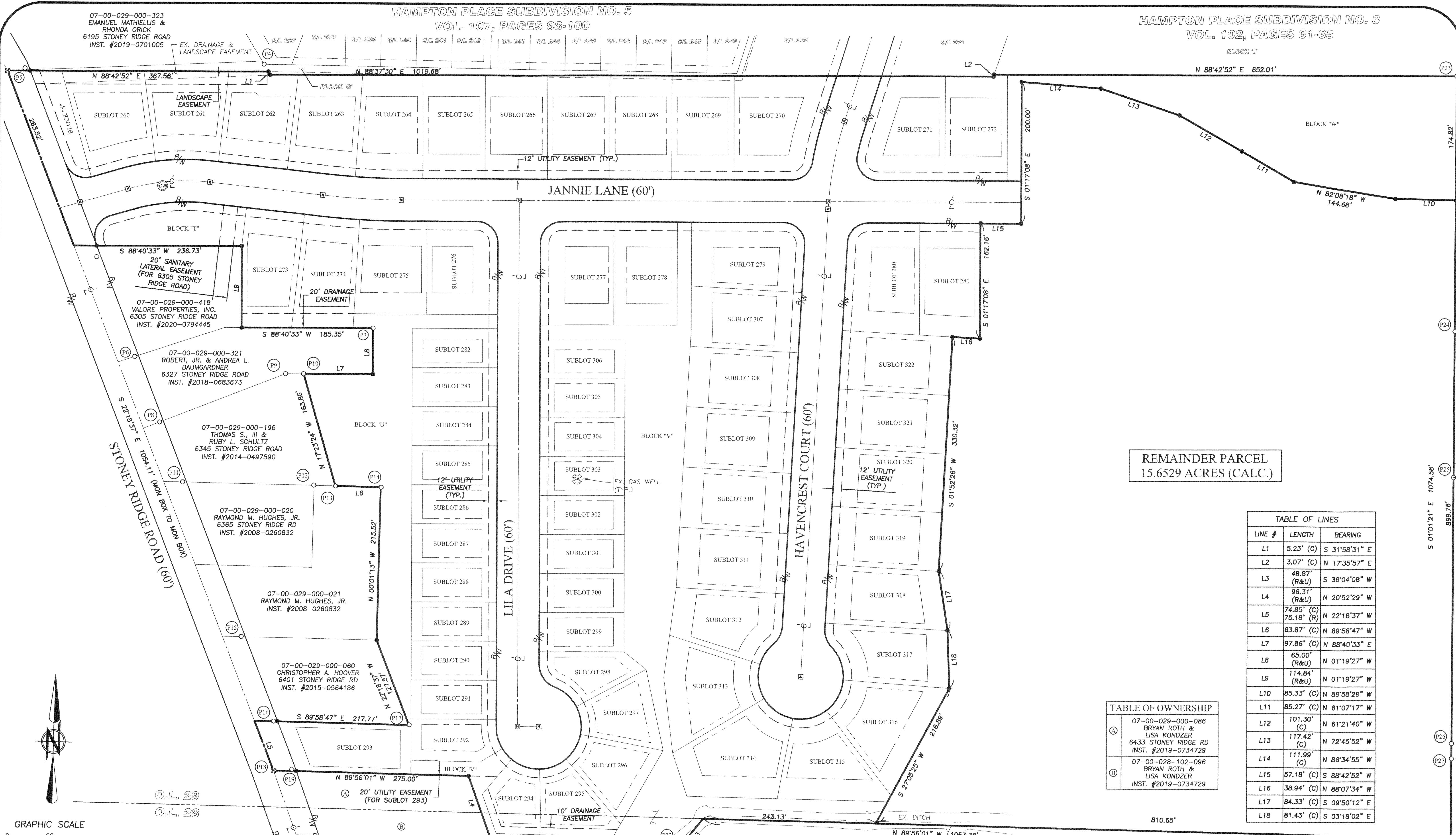
**HAMPTON PLACE SUBDIVISION NO. 6**  
**LOT SPLIT AND CONSOLIDATION SURVEY**  
CITY OF NORTH RIDGEVILLE, COUNTY OF LORAIN, STATE OF OHIO

SHEET 2 OF 7  
JOB NO. 20-5445

L:\2024\45 Hampton Place PH-6\DRAWINGS\Plan\020 Lot Consolidation - Split Survey.dwg, Printed: Feb 09, 2022, 8:16am

HAMPTON PLACE SUBDIVISION NO. 5  
VOL. 107, PAGES 98-100

HAMPTON PLACE SUBDIVISION NO. 3  
VOL. 102, PAGES 61-65



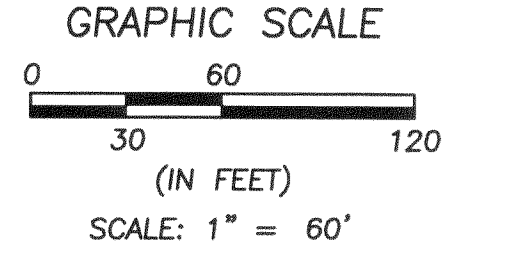
REMAINDER PARCEL  
15.6529 ACRES (CALC.)

TABLE OF LINES

LINE #	LENGTH	BEARING
L1	5.23' (C)	S 31°58'31" E
L2	3.07' (C)	N 17°35'57" E
L3	48.87' (R&U)	S 38°04'08" W
L4	96.31' (R&U)	N 20°52'29" W
L5	74.85' (C) 75.18' (R)	N 22°18'37" W
L6	63.87' (C)	N 89°58'47" W
L7	97.86' (C)	N 88°40'33" E
L8	65.00' (R&U)	N 01°19'27" W
L9	114.84' (R&U)	N 01°19'27" W
L10	85.33' (C)	N 89°58'29" W
L11	85.27' (C)	N 61°07'17" W
L12	101.30' (C)	N 61°21'40" W
L13	117.42' (C)	N 72°45'52" W
L14	111.99' (C)	N 86°34'55" W
L15	57.18' (C)	S 88°42'52" W
L16	38.94' (C)	N 88°07'34" W
L17	84.33' (C)	S 09°50'12" E
L18	81.43' (C)	S 03°18'02" E

TABLE OF OWNERSHIP

(A)	07-00-029-000-086 BRYAN ROTH & LISA KONDZER 6433 STONEY RIDGE RD INST. #2019-0734729
(B)	07-00-028-102-096 BRYAN ROTH & LISA KONDZER INST. #2019-0734729



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09-29-2021	CLH	REVISED STREET NAMES PER CLIENTS COMMENT
11-30-2021	CLH	ADDED SANITARY LATERAL EASEMENT ON BLOCK "T"
02-09-2022	CLH	REVISED PER COUNTY COMMENTS AND ISSUED FOR FINAL PLAT

DRAWN BY: SJM  
CHECKED BY: AMK

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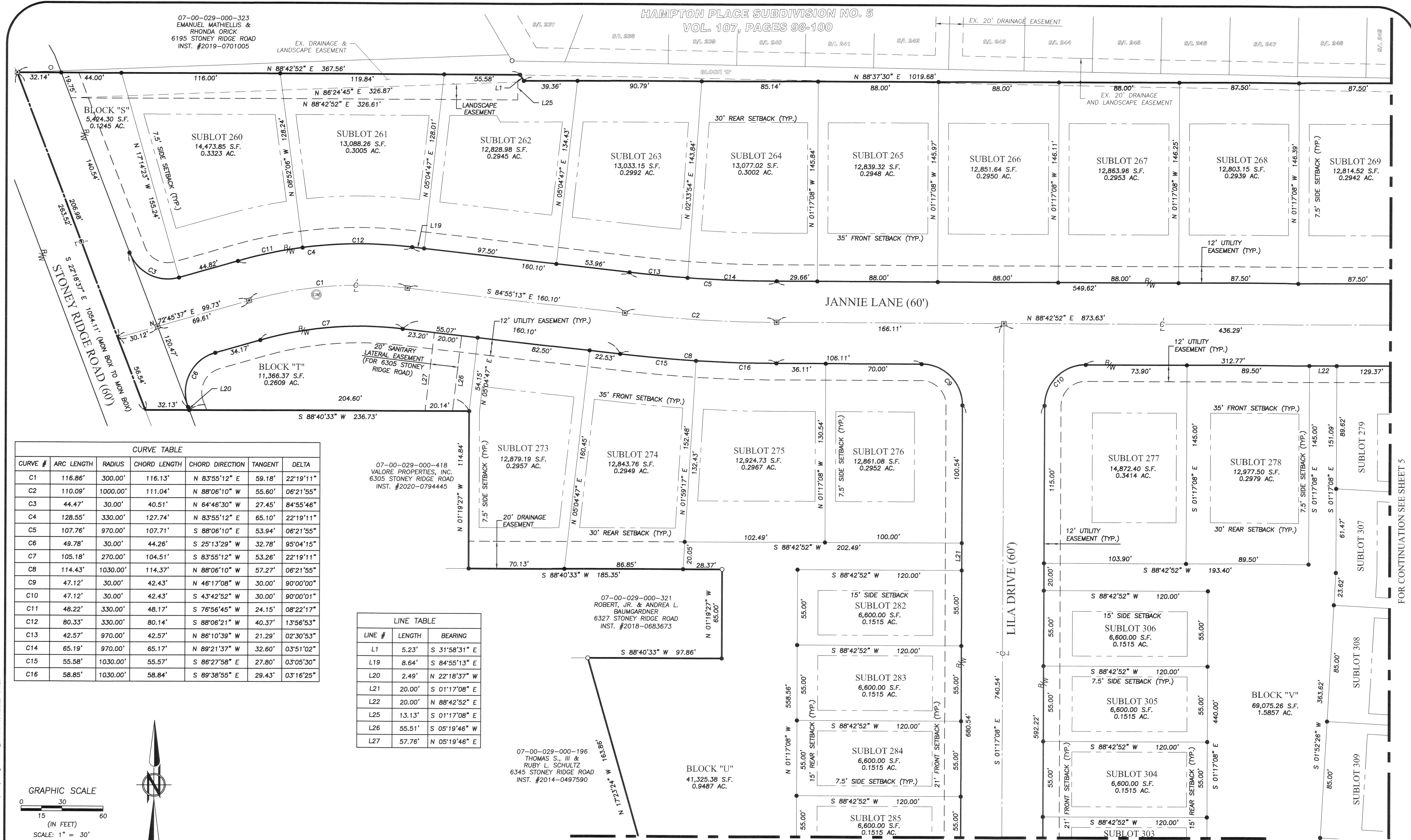
HAMPTON PLACE SUBDIVISION NO. 6  
PLAT  
CITY OF NORTH RIDGEVILLE, COUNTY OF LORAIN, STATE OF OHIO

SHEET  
3 OF 7  
JOB NO.  
20-5445

J:\2024\45 Hampton Place PH-B\DRAWINGS\Plan\03 Overall Plat.dwg, Plotted: Feb 09, 2022 - 8:17am

HAMPTON PLACE SUBDIVISION NO. 5  
VOL. 107, PAGES 98-100

07-00-029-000-323  
EMANUEL MATHIELLIS &  
RHONDA ORICK  
6195 STONEY RIDGE ROAD  
INST. #2019-0701005



**CURVE TABLE**

CURVE #	ARC LENGTH	RADIUS	CHORD LENGTH	CHORD DIRECTION	TANGENT	DELTA
C1	116.86'	300.00'	116.13'	N 83°55'12" E	59.18'	22°19'11"
C2	110.09'	1000.00'	111.04'	N 88°06'10" W	55.60'	06°21'55"
C3	44.47'	30.00'	40.51'	N 64°46'30" W	27.45'	84°55'46"
C4	128.55'	330.00'	127.74'	N 83°55'12" E	65.10'	22°19'11"
C5	107.76'	970.00'	107.71'	S 88°06'10" E	53.94'	06°21'55"
C6	49.78'	30.00'	44.26'	S 25°13'29" W	32.78'	95°04'15"
C7	105.18'	270.00'	104.51'	S 83°55'12" W	53.26'	22°19'11"
C8	114.43'	1030.00'	114.37'	N 88°06'10" W	57.27'	06°21'55"
C9	47.12'	30.00'	42.43'	N 46°17'08" W	30.00'	90°00'00"
C10	47.12'	30.00'	42.43'	S 43°42'52" W	30.00'	90°00'01"
C11	48.22'	330.00'	48.17'	S 76°56'45" W	24.15'	08°22'17"
C12	80.33'	330.00'	80.14'	S 88°06'21" W	40.37'	13°56'53"
C13	42.57'	970.00'	42.57'	N 86°10'39" W	21.29'	02°30'53"
C14	65.19'	970.00'	65.17'	N 89°21'37" W	32.60'	03°51'02"
C15	55.58'	1030.00'	55.57'	S 86°27'58" E	27.80'	03°05'30"
C16	58.85'	1030.00'	58.84'	S 89°38'55" E	29.43'	03°16'25"

**LINE TABLE**

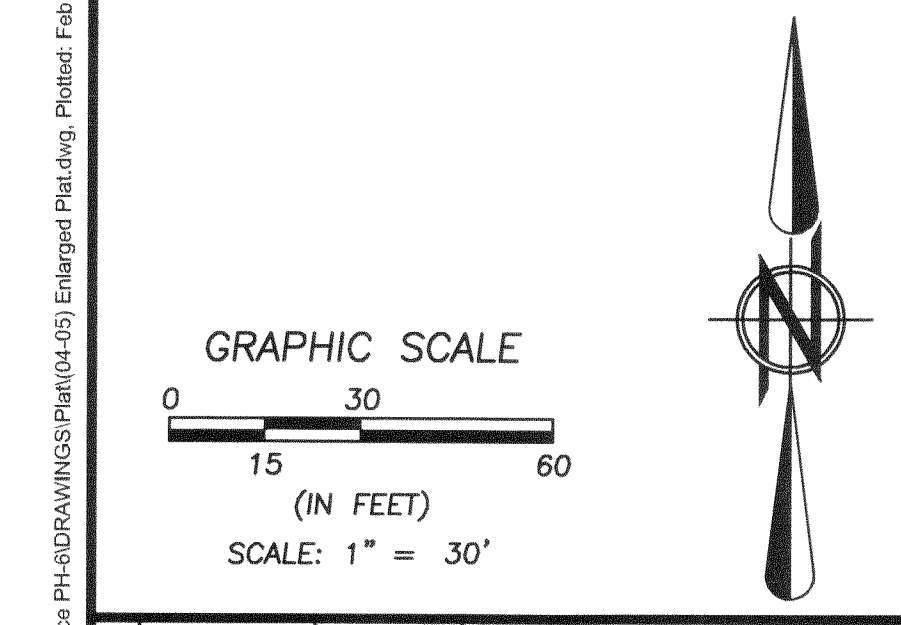
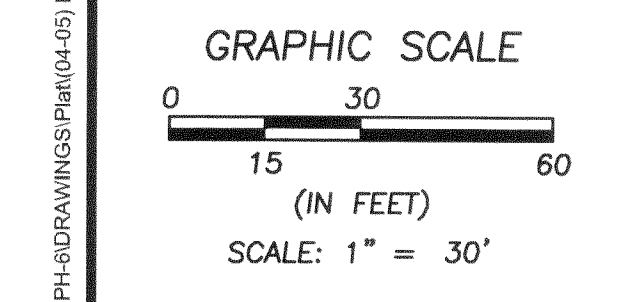
LINE #	LENGTH	BEARING
L1	5.23'	S 31°58'31" E
L19	8.64'	S 84°55'13" E
L20	2.49'	N 22°18'37" W
L21	20.00'	S 01°17'08" E
L22	20.00'	N 88°42'52" E
L25	13.13'	S 01°17'08" E
L26	55.51'	S 05°19'46" W
L27	57.76'	N 05°19'46" E

07-00-029-000-418  
VALORE PROPERTIES, INC.  
6305 STONEY RIDGE ROAD  
INST. #2020-0794445

07-00-029-000-321  
ROBERT, JR. & ANDREA L.  
BAUMGARDNER  
6327 STONEY RIDGE ROAD  
INST. #2018-0683673

07-00-029-000-196  
THOMAS S., III &  
RUBY L. SCHULTZ  
6345 STONEY RIDGE ROAD  
INST. #2014-0497590

BLOCK "U"  
41,325.38 S.F.  
0.9487 AC.



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DRAWN BY: SJM  
CHECKED BY: AMK

**BRAMHALL**  
ENGINEERING AND SURVEYING COMPANY  
801 MOORE ROAD AVON, OHIO 44011  
(440) 934 - 7878 (440) 934 - 7879 FAX

PREPARED FOR:  
VALORE PROPERTIES, INC.  
23550 CENTER RIDGE ROAD  
WESTLAKE, OH 44145

HAMPTON PLACE SUBDIVISION NO. 6  
PLAT  
CITY OF NORTH RIDGEVILLE, COUNTY OF LORAIN, STATE OF OHIO

SHEET 4 OF 7  
JOB NO. 20-5445

L:\2024\45 Hampton Place PH\DRAWINGS\Plan\04-05\Enlarged Plat.dwg, Plotted: Feb 09, 2022 - 8:17am

FOR CONTINUATION SEE SHEET 5

FOR CONTINUATION SEE SHEET 6

HAMPTON PLACE SUBDIVISION NO. 5  
VOL. 107, PAGES 98-100

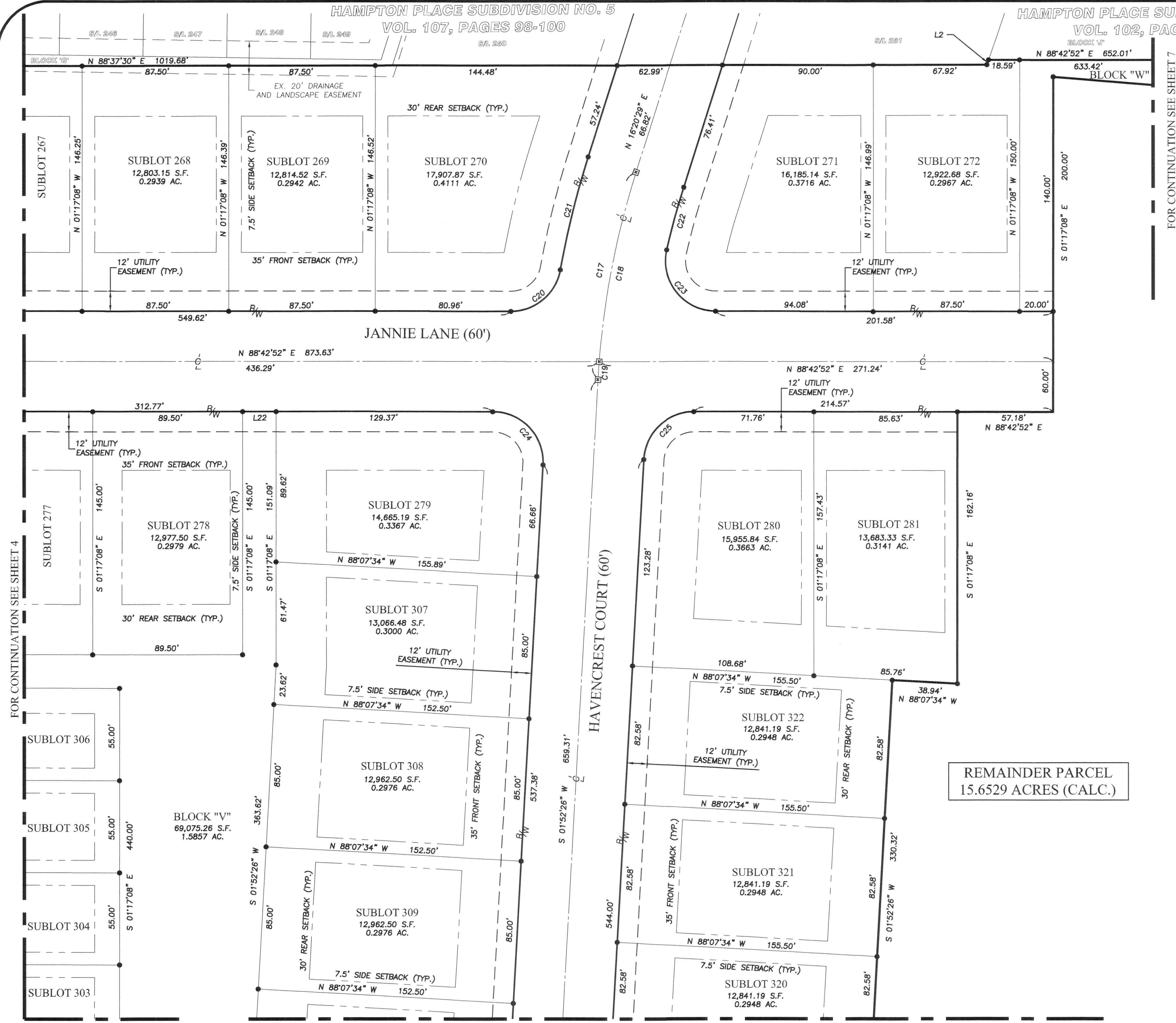
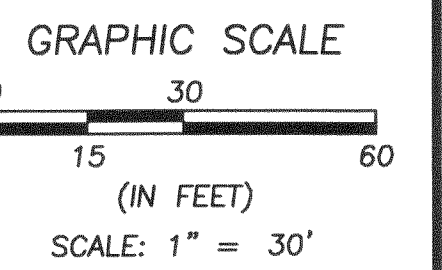
HAMPTON PLACE SUBDIVISION NO. 3  
VOL. 102, PAGES 61-65

LINE TABLE		
LINE #	LENGTH	BEARING
L2	3.07'	N 17°35'57" E
L22	20.00'	N 88°42'52" E

CURVE TABLE						
CURVE #	ARC LENGTH	RADIUS	CHORD LENGTH	CHORD DIRECTION	TANGENT	DELTA
C17	126.25'	500.00'	125.92'	N 09°06'28" E	63.46'	14°28'03"
C18	115.49'	500.00'	115.23'	N 09°43'28" E	58.00'	13°14'02"
C19	10.76'	500.00'	10.76'	N 02°29'26" E	5.38'	01°14'00"
C20	41.83'	30.00'	38.52'	N 48°46'09" E	25.12'	79°53'25"
C21	69.57'	530.00'	69.49'	N 12°34'58" E	34.82'	07°31'02"
C22	38.70'	470.00'	38.69'	S 13°58'57" W	19.36'	04°43'04"
C23	53.88'	30.00'	46.93'	S 39°49'52" E	37.65'	102°54'33"
C24	48.78'	30.00'	43.58'	N 44°42'21" W	31.70'	93°09'34"
C25	45.47'	30.00'	41.24'	S 45°17'39" W	28.39'	86°50'26"

SHEET 6 LINE TABLE		
LINE #	LENGTH	BEARING
L23	2.92'	S 89°58'47" E
L24	7.82'	N 01°52'26" E

SHEET 6 CURVE TABLE						
CURVE #	ARC LENGTH	RADIUS	CHORD LENGTH	CHORD DIRECTION	TANGENT	DELTA
C26	260.10'	60.00'	99.26'	S 54°31'25" W	88.32'	248°22'54"
C27	32.79'	60.00'	32.39'	S 16°56'34" E	16.82'	31°18'51"
C28	20.00'	60.00'	19.91'	S 42°08'57" E	10.09'	19°05'05"
C29	42.96'	60.00'	42.05'	S 72°12'42" E	22.45'	41°01'36"
C30	40.74'	60.00'	39.96'	N 67°49'22" E	21.19'	38°54'16"
C31	40.74'	60.00'	39.96'	N 28°55'05" E	21.19'	38°54'16"
C32	40.74'	60.00'	39.96'	N 09°59'11" W	21.19'	38°54'16"
C33	42.13'	60.00'	41.27'	N 49°33'11" W	21.97'	40°13'43"
C34	41.77'	35.00'	39.34'	N 35°28'35" W	23.78'	68°22'55"
C35	286.57'	60.00'	82.10'	N 88°07'34" W	56.29'	273°39'10"
C36	28.60'	35.00'	27.81'	S 25°17'14" W	15.15'	46°49'35"
C37	34.28'	60.00'	33.82'	S 32°19'53" W	17.62'	32°44'18"
C38	50.52'	60.00'	49.05'	S 08°09'44" E	26.87'	48°14'57"
C39	50.52'	60.00'	49.05'	S 56°24'41" E	26.87'	48°14'57"
C40	50.52'	60.00'	49.05'	N 75°20'22" E	26.87'	48°14'57"
C41	50.52'	60.00'	49.05'	N 27°05'25" E	26.87'	48°14'57"
C42	50.18'	60.00'	48.73'	N 20°59'36" W	26.66'	47°55'06"
C43	28.60'	35.00'	27.81'	N 21°32'21" W	15.15'	46°49'36"



FOR CONTINUATION SEE SHEET 4

FOR CONTINUATION SEE SHEET 7

FOR CONTINUATION SEE SHEET 6

DATE	BY	DESCRIPTION
01-29-2021	CLH	ISSUE TO CITY FOR REVIEW
04-16-2021	CLH	REVISED PER CITY COMMENTS
04-16-2021	CLH	REVISED PER CITY COMMENTS AND ISSUED FOR FINAL PLAT
09-29-2021	CLH	REVISED STREET NAMES PER CLIENTS COMMENT
02-09-2022	CLH	REVISED PER COUNTY COMMENTS AND ISSUED FOR FINAL PLAT

DRAWN BY: SJM  
CHECKED BY: AMK

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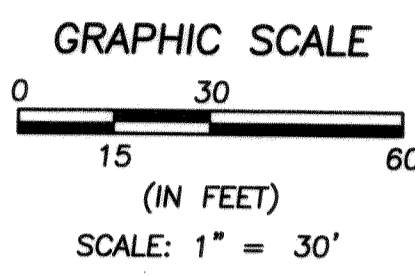
PREPARED FOR:  
VALORE PROPERTIES, INC.  
23550 CENTER RIDGE ROAD  
WESTLAKE, OH 44145

HAMPTON PLACE SUBDIVISION NO. 6  
PLAT  
CITY OF NORTH RIDGEVILLE, COUNTY OF LORAIN, STATE OF OHIO

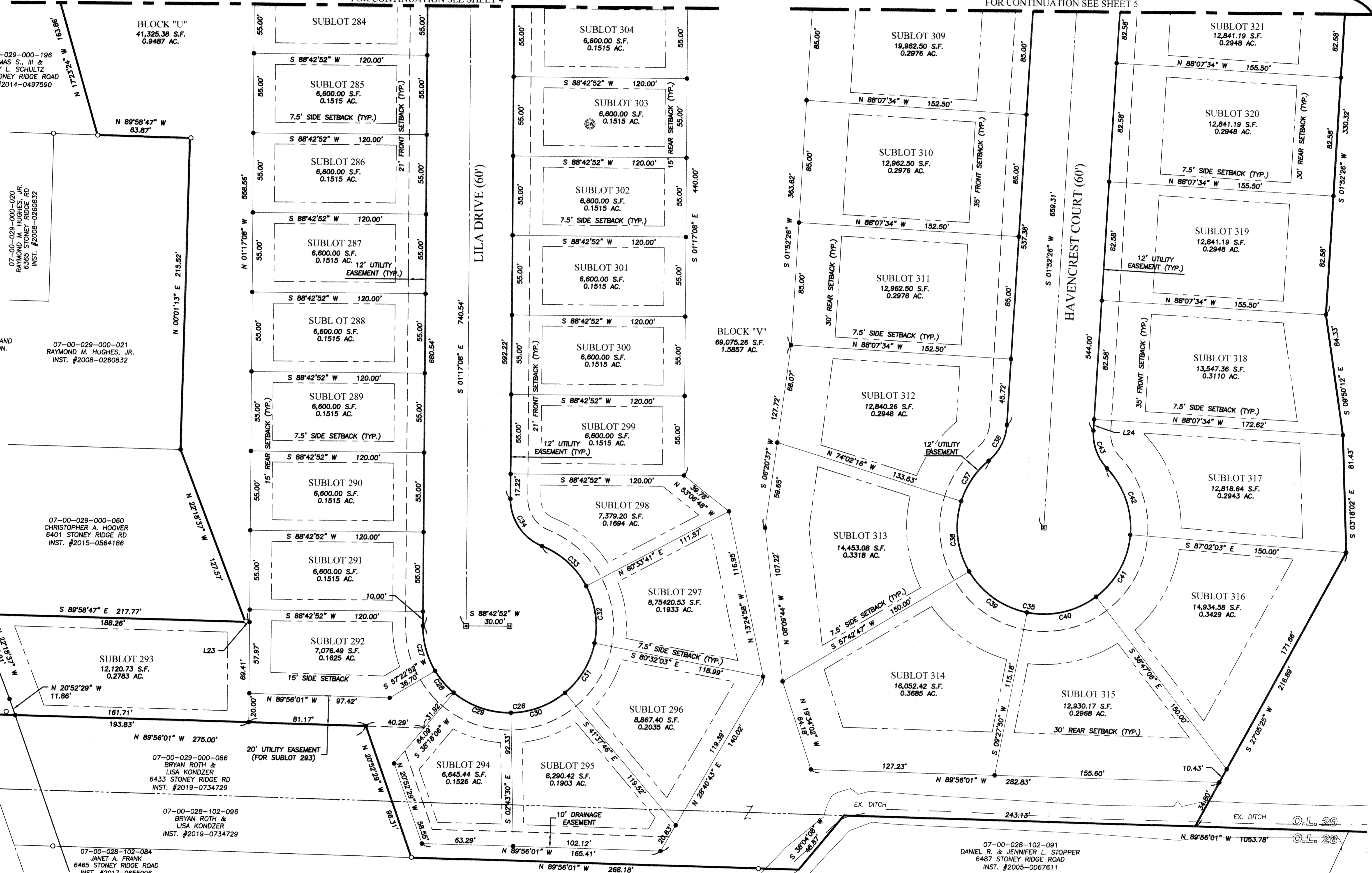
SHEET 5 OF 7  
JOB NO. 20-5445

FOR CONTINUATION SEE SHEET 4

FOR CONTINUATION SEE SHEET 5



NOTE:  
1. SEE SHEET 5 FOR LINE AND CURVE TABLE INFORMATION.



BLOCK "U"  
41,325.38 S.F.  
0.9487 AC.  
07-00-029-000-196  
THOMAS S. III &  
RUBY L. SCHULTZ  
6345 STONEY RIDGE ROAD  
INST. #2014-0497590

07-00-029-000-020  
RAYMOND M. HUGHES, JR.  
6365 STONEY RIDGE RD  
INST. #2008-0260832

07-00-029-000-021  
RAYMOND M. HUGHES, JR.  
INST. #2008-0260832

07-00-029-000-080  
CHRISTOPHER A. HOOVER  
6401 STONEY RIDGE RD  
INST. #2015-0564186

SUBLOT 293  
12,120.73 S.F.  
0.2783 AC.  
N 20°52'29" W 11.86'  
S 89°58'47" E 217.77'  
188.26'

07-00-029-000-086  
BRYAN ROTH &  
LISA KONDZER  
6433 STONEY RIDGE RD  
INST. #2019-0734729

07-00-028-102-096  
BRYAN ROTH &  
LISA KONDZER  
INST. #2019-0734729

07-00-028-102-084  
JANET A. FRANK  
6465 STONEY RIDGE ROAD  
INST. #2017-0655996

J:\026445 Hampton Place Plat\DRAWINGS\Plat\04-05\Enlarged Plat.dwg, Printed Sep 29, 2021, 4:00pm

REVISION	DATE	BY	DESCRIPTION
	01-29-2021	CLH	ISSUE TO CITY FOR REVIEW
	04-16-2021	CLH	REVISED PER CITY COMMENTS
	05-19-2021	CLH	REVISED PER CITY COMMENTS AND ISSUED FOR FINAL PLAT
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DRAWN BY: SJM

CHECKED BY: AMK

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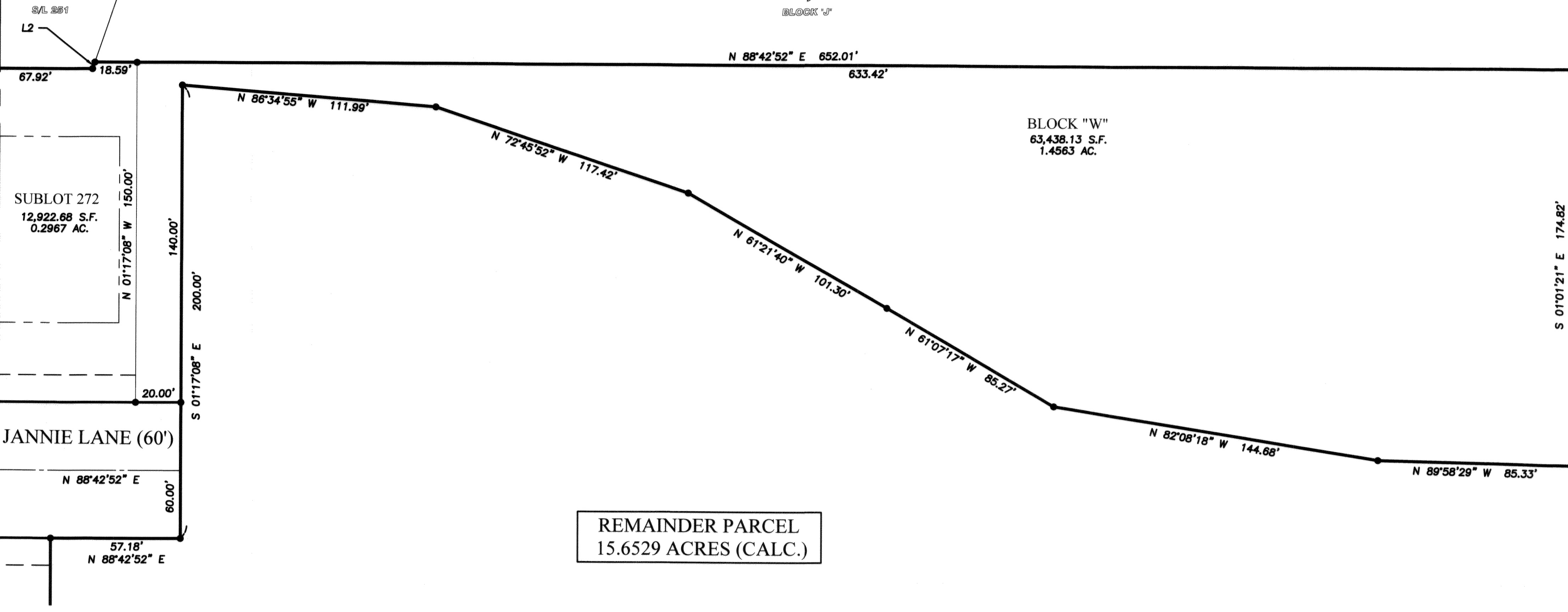
SHEET  
6 OF 7  
JOB NO.  
20-5445

HAMPTON PLACE SUBDIVISION NO. 3  
VOL. 102, PAGES 61-65  
BLOCK "J"

LINE TABLE		
LINE #	LENGTH	BEARING
L2	3.07'	N 17°35'57" E

BLOCK "W"  
63,438.13 S.F.  
1.4563 AC.

REMAINDER PARCEL  
15.6529 ACRES (CALC.)



FOR CONTINUATION SEE SHEET 5

SUBLOT 272  
12,922.88 S.F.  
0.2967 AC.

JANNIE LANE (60')

J:\2024\Hampton Place PH\DRAWINGS\Plan(04-05) Enlarged Plat.dwg, Plotted: Sep 29, 2021, 4:00pm

REVISION	DATE	BY	DESCRIPTION
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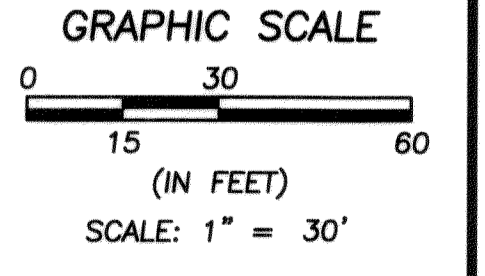
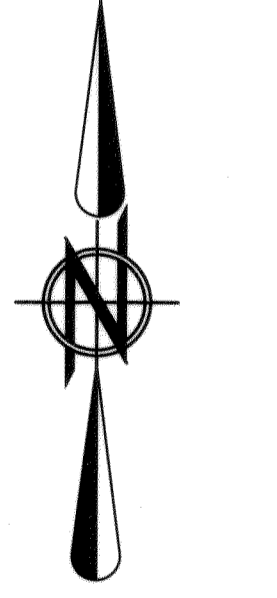
DRAWN BY:  
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CHECKED BY:  
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PLAT  
CITY OF NORTH RIDGEVILLE, COUNTY OF LORAIN, STATE OF OHIO



SHEET  
7 OF 7  
JOB NO.  
20-5445

Plat Sheet

Instrument # \_\_\_\_\_ Film # \_\_\_\_\_

Name of Plat: Hampton Place Subdivision No. 6.

Owner: Valore Properties Inc.

Description: Situated in the State of Ohio,  
County of Lorain, City of North Ridgeville  
being part of original Ridgeville Township  
lots 28 and 29. 2569 Acres in lot 28  
and 24.5777 Acres in lot 29  
Creating Sublots 260 thru 322  
Blocks S, T, U, V and W.  
Easements Also.

Floor Plans: \_\_\_\_\_

Related/Margin: \_\_\_\_\_

Comments: \_\_\_\_\_

Vol. 111

Pg. 71-77

Receiving Stamp

REINHARDT & ASSOCIATES  
4365 E. LAKE ROAD  
SHEFFIELD LAKE, OH 44054

Amount: \$604.80

Initials: Tm