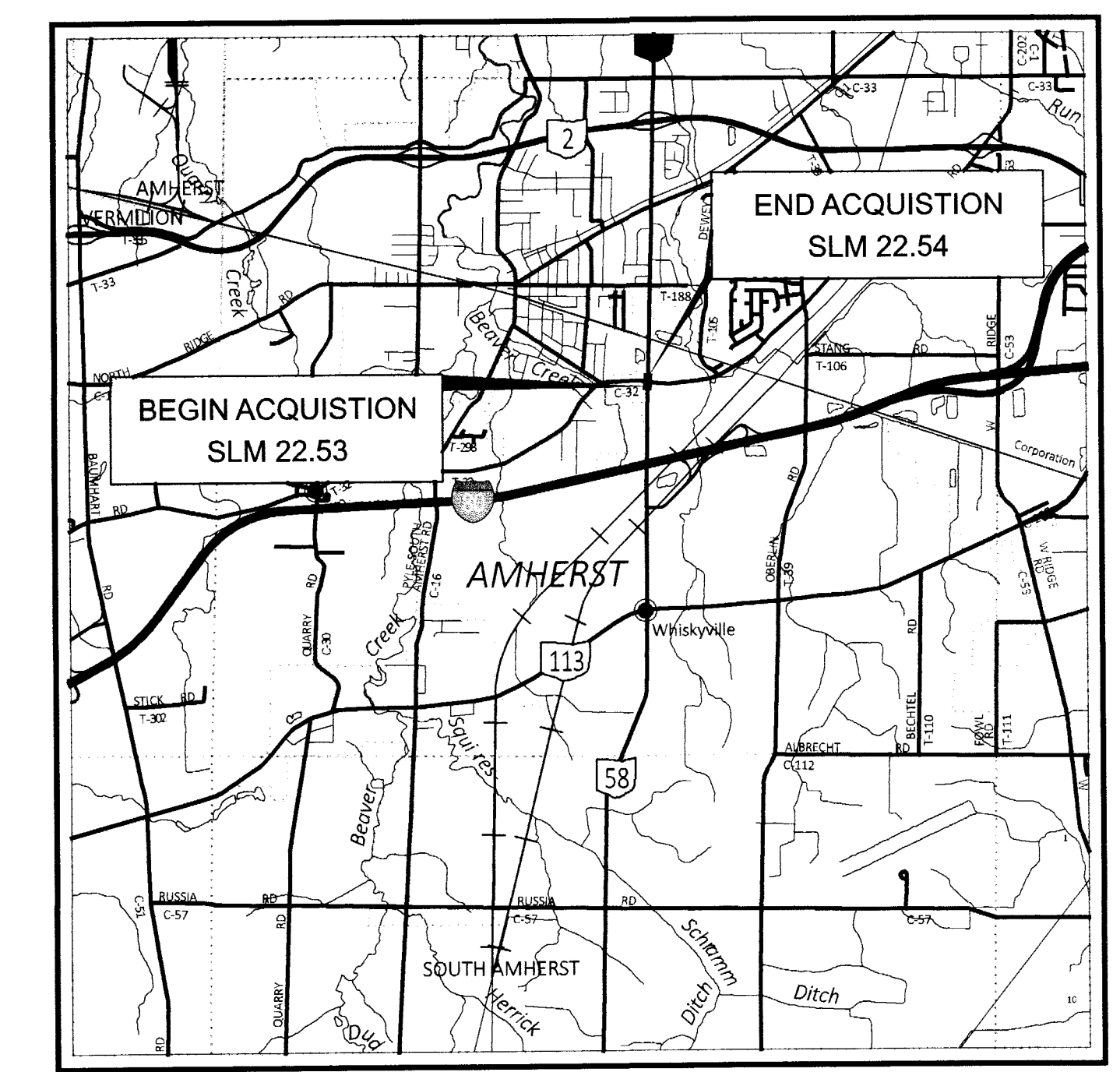


# RIGHT OF WAY LEGEND SHEET D03-TSG-FY2024(B) LOR-58 & MIDDLE RIDGE RD

**PROJECT DESCRIPTION**  
SIGNAL REPLACEMENTS AT LOR SR 58 & MIDDLE RIDGE,  
LOR SR 82 & STATION RD, MED SR 3 & SR 94/303, AND  
MED SR 18 & SR 57/252.

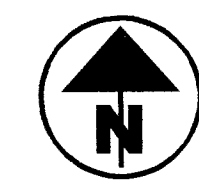
**FEDERAL PROJECT NUMBER**  
E220491

**STATE JOB NUMBER**  
439547



**LOCATION MAP**

LATITUDE: 41°23'20" LONGITUDE: 82°12'36"



**LORAIN COUNTY  
AMHERST TOWNSHIP  
ORIGINAL LOT 45  
T. 6 N., R. 18 W.**

**PLANS PREPARED BY:**

FIRM NAME : ODOT \_\_\_\_\_  
R/W DESIGNER: BETH SANDERS \_\_\_\_\_  
R/W REVIEWER: BRETT TIEBEN \_\_\_\_\_  
FIELD REVIEWER: BETH SANDERS \_\_\_\_\_  
PRELIMINARY FIELD REVIEW DATE: \_\_\_\_\_  
TRACINGS FIELD REVIEW DATE: \_\_\_\_\_  
OWNERSHIP UPDATED BY: BETH SANDERS \_\_\_\_\_  
DATE COMPLETED: 04/25/23 \_\_\_\_\_  
PLAN COMPLETION DATE: 7/18/23 \_\_\_\_\_

TELEPHONE	BRIGHTSPEED (FORMERLY LUMEN) 203 W. 9TH STREET LORAIN, OH 44052 440-244-8330	WATER	CITY OF AMHERST UTILITIES DEPT 480 PARK AVENUE AMHERST, OH 44001 440-988-4224	TRAFFIC	ODOT DISTRICT THREE 906 CLARK AVENUE ASHLAND, OH 44805 419-207-7045
TELEPHONE	EVERSTREAM 1228 EUCLID AVENUE, SUITE 250 CLEVELAND, OH 44115 216-440-7804	CABLE	WIDE OPEN WEST 105 BLAZE INDUSTRIAL PKWY BEREA, OH 44017 866-496-9669	COUNTY	LORAIN COUNTY ENGINEER 247 HADAWAY STREET ELYRIA, OH 44035 440-329-5586
ELECTRIC	OHIO EDISON COMPANY 6326 LAKE AVENUE ELYRIA, OH 44035 440-326-3207	GAS	COLUMBIA GAS OF OHIO 3101 NORTH RIDGE RD E LORAIN, OH 44055 440-240-6144	SEWER	CITY OF AMHERST UTILITIES DEPT 480 PARK AVENUE AMHERST, OH 44001 440-988-4224

**INDEX OF SHEETS:**

LEGEND SHEET	1
CENTERLINE PLAT	2-3
PROPERTY MAP/SUMMARY SHEET	4
TOPO SHEET	5
BOUNDARY SHEET	6

**NOTES:** THE LOCATION OF THE UNDERGROUND UTILITIES SHOWN ON THE PLANS ARE OBTAINED FROM THE OWNER OF THE UTILITIES AS REQUIRED BY SECTION 153.64 O.R.C.

2023-0925878  
PLAT Fee: \$530.40 Page 1 of 7  
Recorded: 8/16/2023 at 10:53 AM  
Receipt: T20230006054  
Lorain County Recorder Mike Doran

PLAT VOL 114  
Pgs 15, 16, 17, 18, 19, 20  
**NO TRANSFER NECESSARY**  
J. CRAIG SNODGRASS, CPA, CGFM  
LORAIN COUNTY AUDITOR  
8/16/23 DC  
DEPUTY

**STRUCTURE KEY**

- RESIDENTIAL
- COMMERCIAL
- OUT-BUILDING

**TYPES OF TITLE LEGEND:**  
WL = FEE SIMPLE WITH LIMITATION OF ACCESS  
WD = WARRANTY DEED  
PRW = PROPERTY RIGHT FEE SIMPLE  
SH = STANDARD HIGHWAY EASEMENT  
LA = LIMITED ACCESS EASEMENT  
T = TEMPORARY EASEMENT  
CH = CHANNEL EASEMENT  
A = AERIAL EASEMENT  
SL = SLOPE EASEMENT  
PRE = PROPERTY RIGHT EASEMENT

**UNDERGROUND UTILITIES**  
**Contact Two Working Days Before You Dig**

**OHIO811, 8-1-1, or 1-800-362-2764**  
(Non-members must be called directly)

**CONVENTIONAL SYMBOLS**

County Line	-----	Edge of Shoulder (Ex)	-----
Township Line	-----	Edge of Shoulder (Pr)	-----
Section Line	-----	Ditch / Creek (Ex)	-----
Corporation Line	----- or -----	Ditch / Creek (Pr)	-----
Fence Line (Ex)	----- (Pr) -----	Tree Line (Ex)	-----
Center Line	-----	Ownership Hook Symbol	Example
Right of Way (Ex)	----- Ex R/W -----	Property Line Symbol	Example
Right of Way (Pr)	----- R/W -----	Break Line Symbol	Example
Standard Highway Ease.(Ex)	----- Ex SH -----	Tree (Pr) (Ex), Tree (Ex), Shrub (Ex)	
Standard Highway Ease.(Pr)	----- SH -----	Tree (Remove) (Ex), Shrub (Remove) (Ex)	
Temporary Right of Way	----- TMP -----	Evergreen (Ex) (Pr), Stump (Ex) (Pr)	
Channel Ease. (Pr)	----- CH -----	Evergreen (Remove) (Ex), Stump (Remove) (Ex)	
Utility Ease. (Ex)	----- Ex U -----	Wetland (Pr)	Grass (Pr), Aerial Target
Railroad	----- or -----	Post (Ex) (Pr), Mailbox (Ex) (Pr)	
Guardrail (Ex)	----- (Pr) -----	Light (Ex) (Pr), Telephone Marker (Ex) (Pr)	
Construction Limits	-----	Fire Hydrant (Ex), Water Meter (Ex)	
Edge of Pavement (Ex)	-----	Water Valve (Ex), Utility Valve Unknown (Ex.)	
Edge of Pavement (Pr)	-----	Telephone Pole (Ex) (Pr), Power Pole (Ex) (Pr)	
		Light Pole (Ex)	

**SURVEYOR'S SEAL**  
SURVEY

I, BRETT R. TIEBEN, P.S. HAVE CONDUCTED A SURVEY OF THE EXISTING CONDITIONS FOR THE OHIO DEPARTMENT OF TRANSPORTATION IN NOVEMBER 2021. THE RESULTS OF THAT SURVEY ARE CONTAINED HEREIN. UNDERGROUND UTILITY LOCATIONS ARE SHOWN FOR INFORMATION PURPOSES ONLY. THEIR LOCATION AS MARKED ON THE GROUND BY THE UTILITY COMPANY OR THEIR REPRESENTATIVES PER OHIO811 CONFIRMATION NUMBERS A127100353-00A, WERE SURVEYED AND MAPPED AS PART OF THIS PROJECT. I FOLLOWED OHIO811 UTILITY DAMAGE PREVENTION LAWS AND HAVE NO DIRECT KNOWLEDGE OR CONTROL OF HOW THESE MARKS WERE PLACED, NOR KNOWLEDGE OF THE ACCURACY AS TO THEIR INTENDED DEPICTION OF SUBSURFACE UTILITY FACILITIES. SEE THE AFFIXED SURVEY PARAMETERS NOTE ON THE CENTERLINE PLATS FOR THE HORIZONTAL AND VERTICAL SURVEY PARAMETERS USED FOR THIS PROJECT.

AS PART OF THIS PROJECT I HAVE REESTABLISHED THE LOCATIONS OF THE EXISTING BOUNDARY LINES AND CENTERLINE OF EXISTING RIGHT OF WAY OF S.R. 58 FOR PROPERTY TAKES CONTAINED HEREIN.

AS PART OF THIS PROJECT I HAVE ESTABLISHED THE PROPOSED BOUNDARY LINES, CALCULATED THE GROSS TAKE, PRESENT ROAD OCCUPIED (PRO), NET TAKE, AND NET RESIDUE, AS WELL AS PREPARED THE LEGAL DESCRIPTIONS NECESSARY TO ACQUIRE THE PARCELS SHOWN HEREIN.

AS PART OF THIS WORK, RIGHT OF WAY MONUMENTS WILL BE SET AT THE LOCATIONS SHOWN HEREIN PER THE MEMORANDUM OF UNDERSTANDING BETWEEN THE BOARD OF REGISTRATION FOR ENGINEERS AND SURVEYORS AND THE OHIO DEPARTMENT OF TRANSPORTATION DATED 9-22-2010.

ALL OF MY WORK CONTAINED HEREIN WAS CONDUCTED IN ACCORDANCE WITH OHIO ADMINISTRATIVE CODE 4733-37 COMMONLY KNOWN AS "MINIMUM STANDARDS FOR BOUNDARY SURVEYS IN THE STATE OF OHIO" UNLESS SO NOTED. THE WORDS I AND MY AS USED HEREIN ARE TO MEAN EITHER MYSELF OR SOMEONE WORKING UNDER MY DIRECT SUPERVISION.

*Brett R. Tieben*  
BRETT R. TIEBEN, PROFESSIONAL SURVEYOR NO. S-8191  
OHIO DEPARTMENT OF TRANSPORTATION DISTRICT THREE

7-19-2023  
DATE:

D03-TSG-FY2024(B)

MODEL: UnfHed\_Sheet\_PAPER SIZE: 34x22 (in.) DATE: 8/9/2023 TIME: 6:26:18 AM USER: eellison  
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LEGEND SHEET  
LOR-58 & MIDDLE RIDGE RD

DESIGN AGENCY	
DESIGNER	EAS
REVIEWER	BRT MM-DD-YY
PROJECT ID	109059
SUBSET	TOTAL
RW1	RW6
SHEET	TOTAL

**BASIS FOR BEARINGS:**

ALL BEARINGS SHOWN ARE FOR PROJECT USE ONLY. THE BEARINGS REFERRED TO HEREIN ARE RELATIVE TO GRID NORTH OF THE OHIO STATE PLANE COORDINATE SYSTEM, NORTH ZONE NAD 83 (2011) DATUM FROM GPS OBSERVATIONS OF THE ODOT VRS GPS SYSTEM IN NOVEMBER 2021 BY THE ODOT DISTRICT THREE SURVEY DEPARTMENT AND ARE FOR THE PURPOSE OF DEFINING ANGULAR MEASUREMENTS.

**LOR-58 & MIDDLE RIDGE RD  
LORAIN COUNTY  
AMHERST TOWNSHIP  
ORIGINAL LOT 45  
T. 6 N., R. 18 W.**

SURVEYING PARAMETERS (G105)

PRIMARY PROJECT CONTROL MONUMENTS GOVERN ALL POSITIONING ON ODOT PROJECTS. SEE THE CENTERLINE PLAT SHEETS OF THE RIGHT OF WAY PLANS FOR TABLES CONTAINING PROJECT CONTROL INFORMATION.

USE THE FOLLOWING PROJECT CONTROL, VERTICAL POSITIONING, AND HORIZONTAL POSITIONING PARAMETERS FOR ALL SURVEYING:

PROJECT CONTROL: LOR SR 58 & MIDDLE RIDGE POSITIONING METHOD: ODOT STANDARD VRS GNSS MONUMENT TYPE: TYPE B

VERTICAL POSITIONING  
ORTHOMETRIC HEIGHT DATUM: NAVD88  
GEOID: GEOID18

HORIZONTAL POSITIONING  
REFERENCE FRAME: NAD83 (2011)  
ELLIPSOID: GRS80

MAP PROJECTION: LAMBERT CONFORMAL CONIC  
COORDINATE SYSTEM: OHIO STATE PLANE - NORTH ZONE (3401) SCALED BY A COMBINED GRID SCALE AND ELEVATION PROJECT ADJUSTMENT FACTOR ABOUT THE GRID ORIGIN N=0, E=0 COORDINATE COMBINED SCALE FACTOR: UNITLESS GRID TO PROJECT ADJUSTMENT FACTOR (PAF)  
MULTIPLIER = 3.28107824  
GRID (METERS) TO PROJECT (U.S. SURVEY FEET)  
MULTIPLIER = 1.00007465  
ORIGIN OF COORDINATE SYSTEM: (0,0)

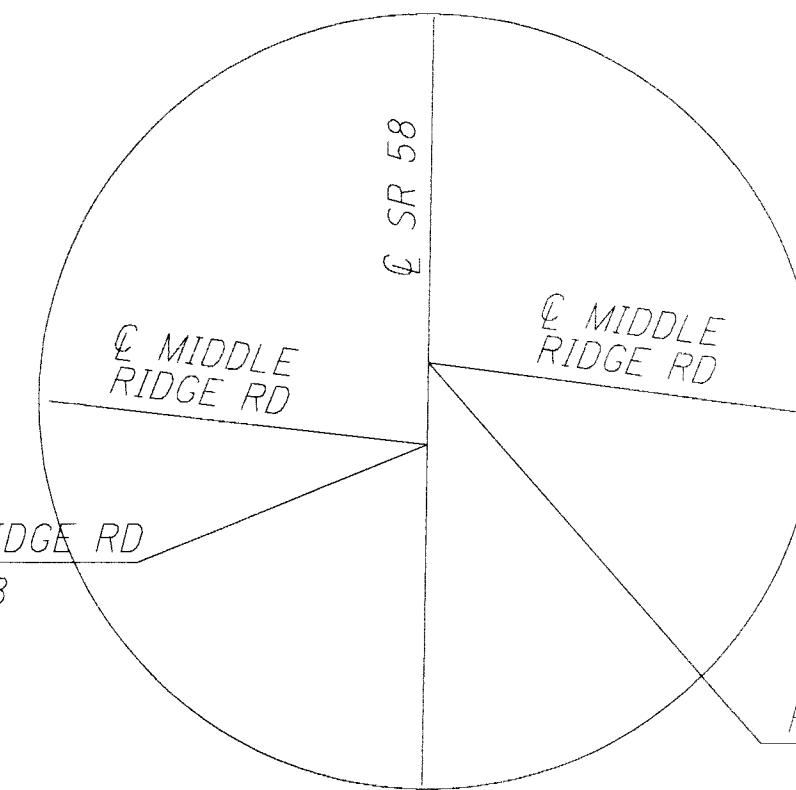
PROJECT COORDINATE UNITS ARE IN U.S. SURVEY FEET, GRID COORDINATE UNITS ARE IN METERS. USE THE FOLLOWING CONVERSION FACTOR: 1 METER = 39.37 INCHES = 3.280833333 U.S. SURVEY FEET

USE THE POSITIONING METHODS AND MONUMENT TYPE USED IN THE ORIGINAL SURVEY TO RESTORE ALL MONUMENTS RELATED TO PRIMARY PROJECT CONTROL THAT ARE DAMAGED OR DESTROYED BY CONSTRUCTION ACTIVITIES. RESTORE THE DAMAGED OR DESTROYED MONUMENTS IN ACCORDANCE WITH CMS 623

MONUMENT LEGEND

- ☐ EXISTING R/W MONUMENT BOX
- ▣ PROPOSED R/W MONUMENT BOX
- ⊙ EXISTING CONCRETE MONUMENT
- PROPOSED CONCRETE MONUMENT
- ⚡ RAILROAD SPIKE FOUND
- ⚡ RAILROAD SPIKE SET
- I.P.F. IRON PIN FOUND
- ⊙ I.P.F. IRON PIN FOUND W/ ID CAP
- I.P.S. IRON PIN SET W/ ID CAP
- ⊙ I.P.F. IRON PIPE FOUND
- ⊙ I.P.S. IRON PIPE SET
- ⊙ P.K.F. P.K. NAIL FOUND
- P.K.S. P.K. NAIL SET

**CURVE DATA**  
P.I. = Sta. 1196+96.83  
Δ = 00°42'00" RT  
Dc = 00°08'00"  
R = 42,971.83'  
T = 262.5'  
L = 524.99'  
E = .8'



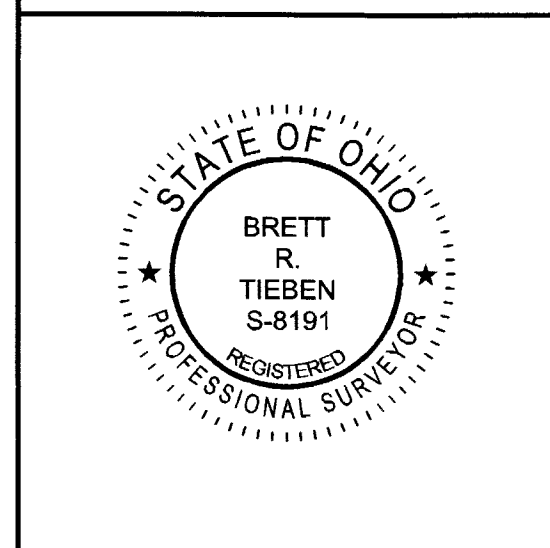
INTERSECTION DETAIL

I, BRETT R. TIEBEN, P.S. HAVE CONDUCTED A SURVEY OF THE EXISTING CONDITIONS FOR THE OHIO DEPARTMENT OF TRANSPORTATION IN NOVEMBER 2021. THE RESULTS OF THAT SURVEY ARE CONTAINED HEREIN. UNDERGROUND UTILITY LOCATIONS ARE SHOWN FOR INFORMATION PURPOSES ONLY. THEIR LOCATION AS MARKED ON THE GROUND BY THE UTILITY COMPANY OR THEIR REPRESENTATIVES PER OHIO811 CONFIRMATION NUMBERS A127100353-00A, WERE SURVEYED AND MAPPED AS PART OF THIS PROJECT. I FOLLOWED OHIO811 UTILITY DAMAGE PREVENTION LAWS AND HAVE NO DIRECT KNOWLEDGE OR CONTROL OF HOW THESE MARKS WERE PLACED, NOR KNOWLEDGE OF THE ACCURACY AS TO THEIR INTENDED DEPICTION OF SUBSURFACE UTILITY FACILITIES. SEE THE AFFIXED SURVEY PARAMETERS NOTE ON THE CENTERLINE PLATS FOR THE HORIZONTAL AND VERTICAL SURVEY PARAMETERS USED FOR THIS PROJECT.  
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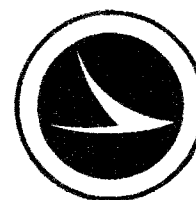
*Brett R. Tieben*  
BRETT R. TIEBEN, PROFESSIONAL SURVEYOR NO. S-8191  
OHIO DEPARTMENT OF TRANSPORTATION DISTRICT THREE

7-19-2023  
DATE:

**SURVEYOR'S SEAL**



DESIGN AGENCY



DESIGNER

EAS

REVIEWER

BRT MM-DD-YY

PROJECT ID

109059

SUBSET TOTAL

RW2 RW6

SHEET TOTAL

RECEIVED \_\_\_\_\_, 20\_\_\_\_

RECORDED \_\_\_\_\_, 20\_\_\_\_

BOOK \_\_\_\_\_ PAGE \_\_\_\_\_

COUNTY RECORDER



CENTERLINE PLAT - LOR-58 & MIDDLE RIDGE RD

D03-TSG-FY2004(B)

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NOTE: THE EXISTING CENTERLINE OF RIGHT OF WAY, RIGHT OF WAY LINES, AND RIGHT OF WAY WIDTHS WERE DETERMINED FROM EXISTING RIGHT OF WAY MONUMENTATION AND FROM THE FOLLOWING O.D.O.T. PLANS.

- LOR-58-22.58 (1990)
- LOR-58-(21.06-23.73) 1960

SEE COORDINATE TABLE AND CENTERLINE PLAT SHEETS 2 & 3.

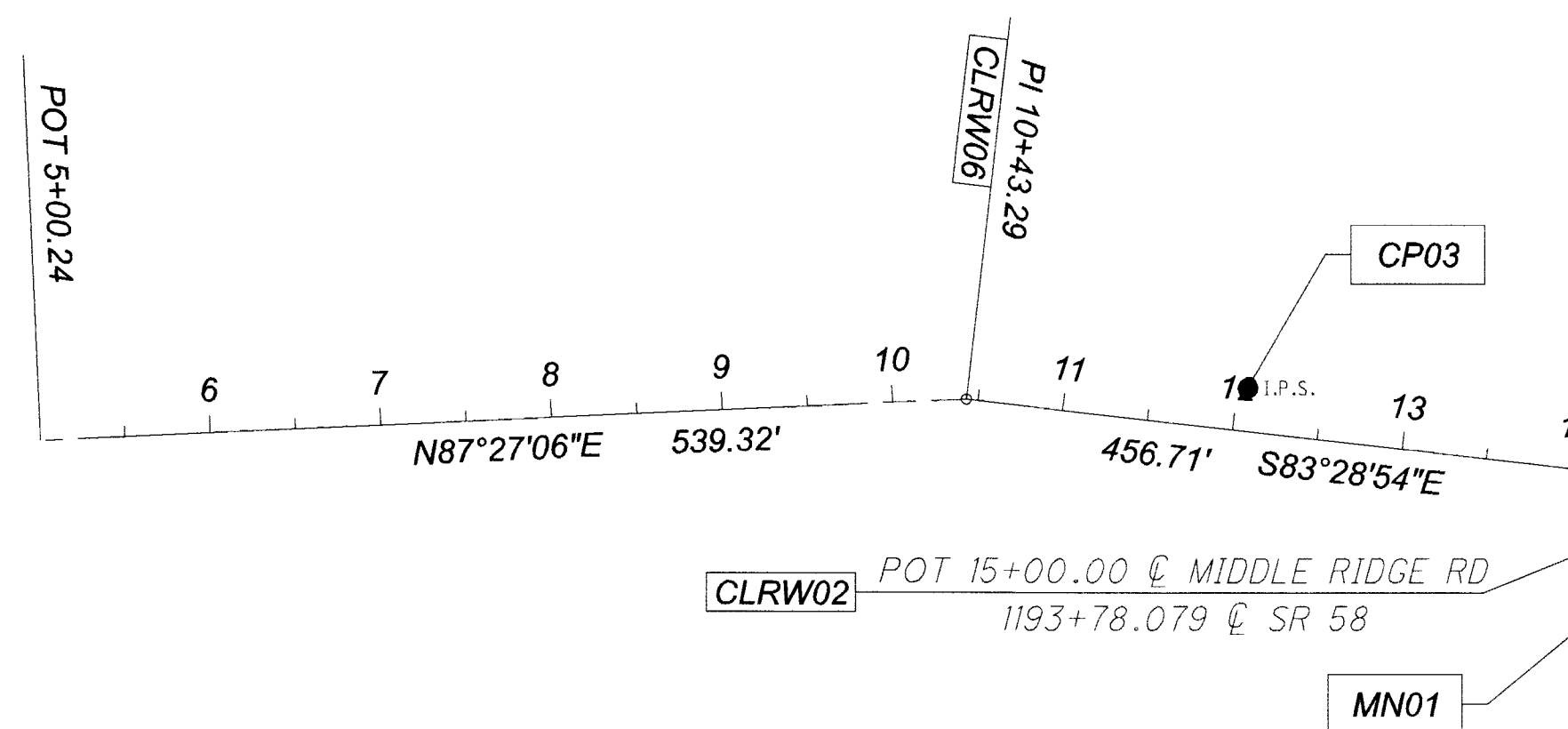
ALL REFERENCES ARE FROM THE CENTERLINE OF RIGHT OF WAY

ALL SECTION LINES SHOWN ARE FOR GRAPHICAL PURPOSES ONLY.

THE STATIONING IS RELATIVE TO SLM 22.53 AT MIDDLE RIDGE RD, STA. 1193+78.00

POT 1180+30.72  
CLR W01

ORIGINAL LOT 36  
ORIGINAL LOT 45  
403.61' N00°52'32"E



PID: 109059

PROJECT: LOR-058-22.63

Table with 4 columns: Import Units, Ground Coord?, Unit Conversion Factor1, Unitless Ground to Grid Factor, Unitless Factor, Output Unit1, Adjustment Factor1, Output Unit2, Adjustment Factor2.

GROUND COORDINATES - U.S. Survey FT

STATE PLANE GRID COORDINATES

MONUMENTS TO BE SET DURING CONSTRUCTION

PROJECT coordinates are scaled from GRID coordinates about the Ohio North Zone grid point N=0, E=0 (N 39° 27' 01.76097", W 89° 28' 32.98476")

Horiz. Datum: NAD83 (2011) Ohio State Plane, North Zone Vert. Datum: NAVD88 defined by GPS from CORS using NAVD88. All other elevations are established by leveling from .

ITEM 623.05 MONUMENT ASSEMBLY ITEM 623.05 REFERENCE MONUMENT

Main data table with columns: NAME, Alignment Name, STATION, OFFSET (sft), RT/LT, NORTH (sft), EAST (sft), ELEVATION (sft), FEATURE, POINT TYPE, DESCRIPTION, NAME, NORTH (m), EAST (m), ORTHO HT (m), NORTH (sft), EAST (sft), MONUMENT ASSEMBLY, REFERENCE MONUMENT.

PROJECT CONTROL POINTS

EXISTING CENTERLINE CONTROL (S.R. 58)

CENTERLINE ALIGNMENT (S.R. 58)

EXISTING CENTERLINE CONTROL (MIDDLE RIDGE ROAD)

CENTERLINE ALIGNMENT (MIDDLE RIDGE ROAD)

EXISTING BOUNDARY MONUMENTS

PROPOSED RIGHT OF WAY MONUMENTS

NOTE: PINS SET BY DISTRICT 3 AFTER CONSTRUCTION

HORIZONTAL SCALE IN FEET

CENTERLINE PLAT - LOR-58 & MIDDLE RIDGE ROAD

D03-TSG-FY2024(B)

MODEL: Unfiled Sheet PAPER SIZE: 34x22 (in.) DATE: 8/9/2023 TIME: 8:26:43 AM USER: celson pww\hohodot-pw.bentley.com\hohodot-pw-02\Documents\03\_Active Projects\District 03\_003109059\400-Engineering\RW\Sheets\109059\_RCO02.dgn

DESIGN AGENCY



DESIGNER EAS

REVIEWER BRT MM-DD-YY

PROJECT ID 109059

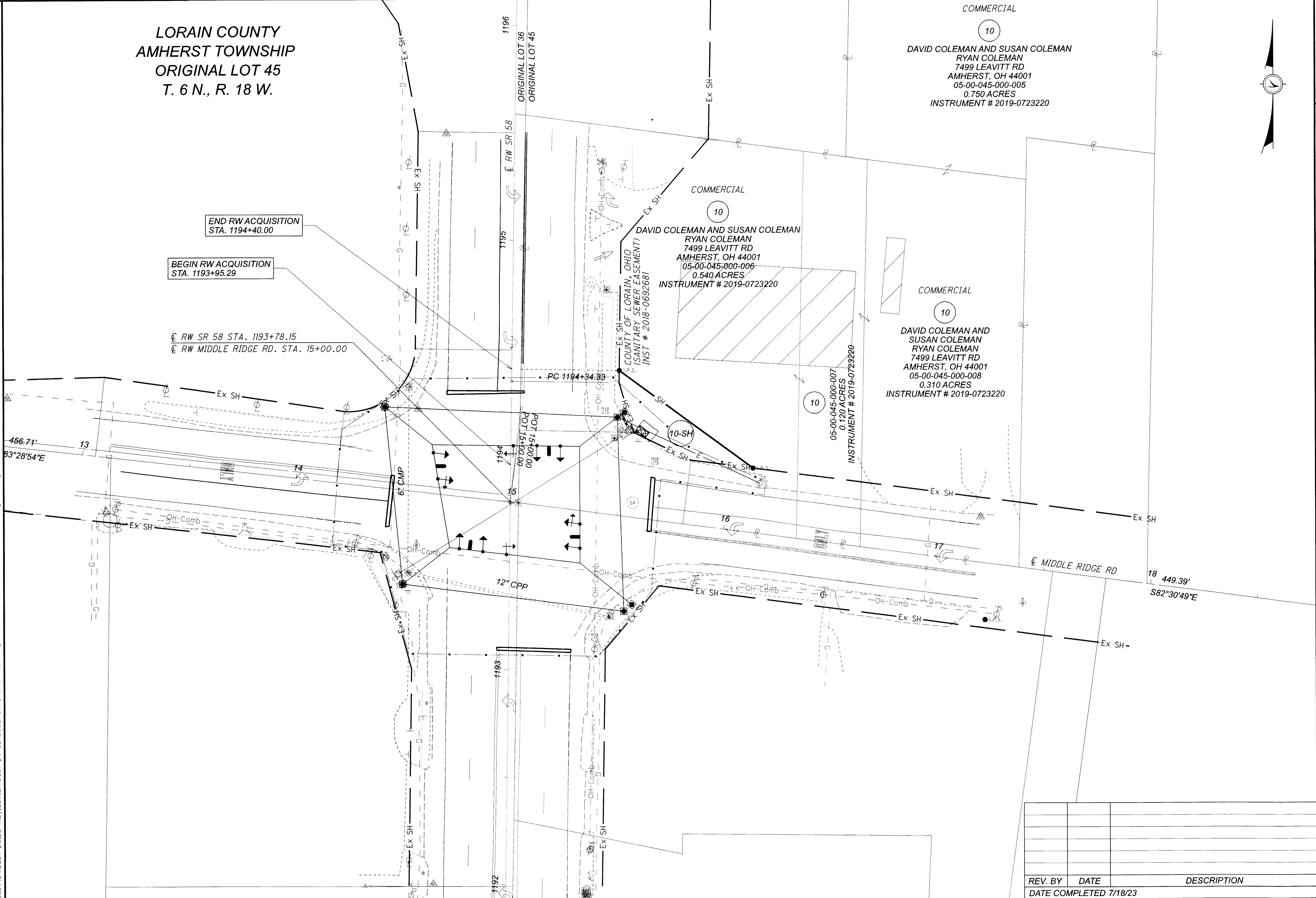
SUBSET TOTAL RW3 RW6

SHEET TOTAL



LORAIN COUNTY  
AMHERST TOWNSHIP  
ORIGINAL LOT 45  
T. 6 N., R. 18 W.

D03-TSG-FY2024(B)  
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COMMERCIAL  
10  
DAVID COLEMAN AND SUSAN COLEMAN  
RYAN COLEMAN  
7499 LEAVITT RD  
AMHERST, OH 44001  
05-00-045-000-005  
0.750 ACRES  
INSTRUMENT # 2019-0723220

COMMERCIAL  
10  
DAVID COLEMAN AND SUSAN COLEMAN  
RYAN COLEMAN  
7499 LEAVITT RD  
AMHERST, OH 44001  
05-00-045-000-006  
0.540 ACRES  
INSTRUMENT # 2019-0723220

COMMERCIAL  
10  
DAVID COLEMAN AND SUSAN COLEMAN  
RYAN COLEMAN  
7499 LEAVITT RD  
AMHERST, OH 44001  
05-00-045-000-008  
0.310 ACRES  
INSTRUMENT # 2019-0723220

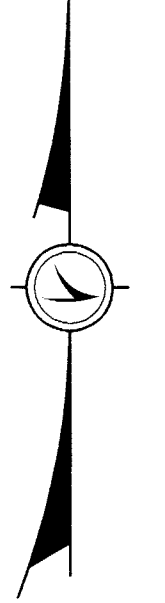
END RW ACQUISITION  
STA. 1194+40.00

BEGIN RW ACQUISITION  
STA. 1193+95.29

CL RW SR 58 STA. 1193+78.15  
CL RW MIDDLE RIDGE RD. STA. 15+00.00

456.71'  
83°28'54"E

18 449.39'  
S82°30'49"E



TOPO SHEET  
LOR-58 & MIDDLE RIDGE RD

DESIGN AGENCY



DESIGNER  
EAS

REVIEWER  
BRT MM-DD-YY

PROJECT ID  
109059

SUBSET	TOTAL
RW5	RW6
SHEET	TOTAL

REV. BY	DATE	DESCRIPTION

DATE COMPLETED 7/18/23



Plat Sheet

Instrument # 2023-0925878

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

Name of Plat: RIGHT OF WAY LEGEND SHEET D03-156-  
FY2024 (B) Lor-58 + MIDDIE RIDGE RD. STATE OF OHIO  
Owner: DAVID COLEMAN, SUSAN COLEMAN, RYAN COLEMAN  
Lorain County of

Description: SITUATED IN STATE OF OHIO,  
COUNTY OF LORAIN, AMHERST TOWNSHIP  
ORIGINAL LOT 45.

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

Related/Margin: 2019-0723220, 2018-0692681  
OR 328 RY 549

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

Vol. PLAT 001 114

Receiving Stamp

Pg. 15, 16, 17, 18, 19, 20

Amount: \$ 530.40

Initials: ST