



**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 JANUARY 2022 BY THE ODOT DISTRICT THREE SURVEY DEPARTMENT AND ARE FOR THE PURPOSE OF DEFINING ANGULAR MEASUREMENTS.

**LOR-82 & STATION RD  
LORAIN COUNTY  
COLUMBIA TOWNSHIP  
ORIGINAL LOT 76  
T. 5 N., R. 15 W.**

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.

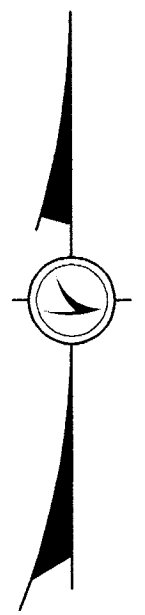
- LOR-82-(4.79-12.47)(1958)  
-VARIOUS BOUNDARY SURVEYS FOR THE ALIGNMENT OF STATION ROAD

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 6.404 AT STATION RD, STA. 354+77.76



SETTING OF ALL MONUMENTS SHALL BE PERFORMED BY A SURVEYOR REGISTERED IN THE STATE OF OHIO.

CHANGES OR ALTERATIONS TO THE LOCATION OF ANY MONUMENTS SHOWN IN THIS TABLE, REQUIRE PRIOR APPROVAL FROM THE DISTRICT REAL ESTATE ADMINISTRATOR OF THE OHIO DEPARTMENT OF TRANSPORTATION. IN THE EVENT THAT CHANGES OR ALTERATIONS ARE APPROVED, A REVISED CENTERLINE PLAT WITH THE NEW LOCATIONS SHALL BE RECORDED IN THE APPLICABLE COUNTY RECORDS AND THE OHIO DEPARTMENT OF TRANSPORTATION. SPECIFICATIONS FOR MONUMENT ASSEMBLIES, REFERENCE MONUMENTS AND RIGHT OF WAY MONUMENTS ARE SHOWN ON STANDARD CONSTRUCTION DRAWING RM-1.1.

**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

**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:

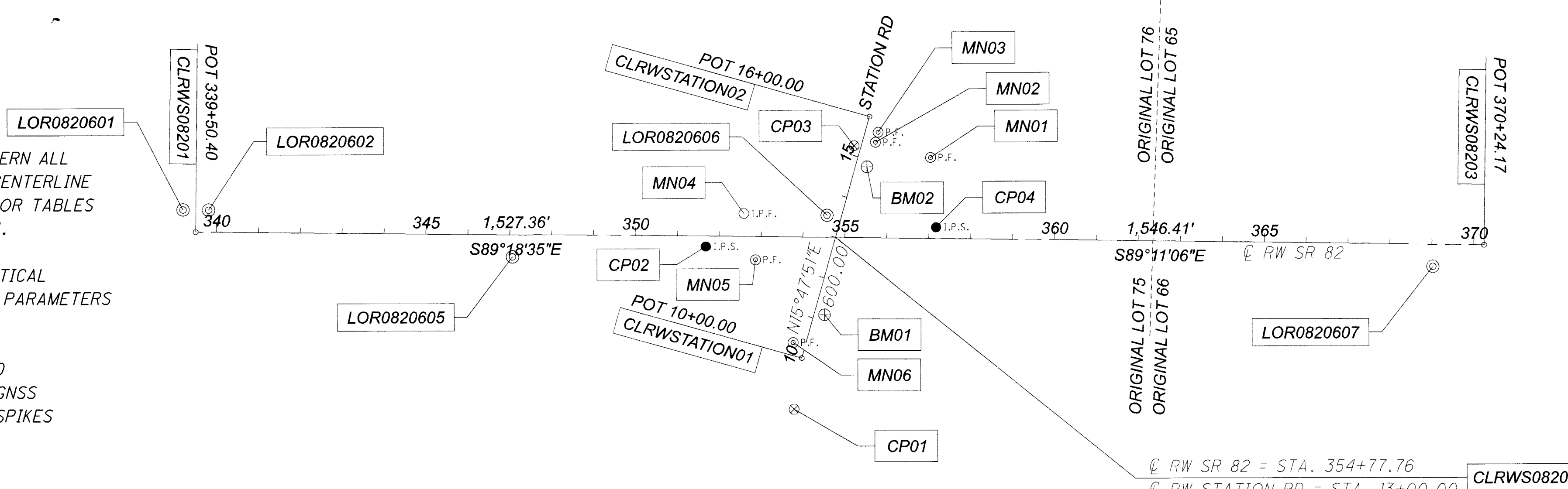
PROJECT CONTROL: LOR SR 82 & STATION RD  
POSITIONING METHOD: ODOT STANDARD VRS GNSS  
MONUMENT TYPE: TYPE B & SURVEY MARKER SPIKES

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 = 3.28111230  
GRID (METERS) TO PROJECT (U.S. SURVEY FEET)  
MULTIPLIER = 1.00008503  
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

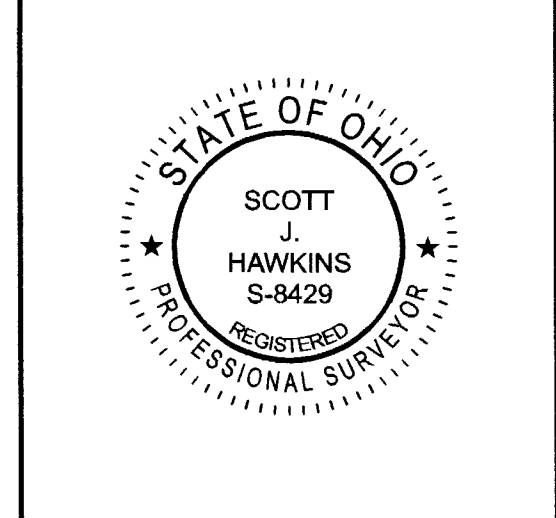


I, SCOTT J. HAWKINS, P.S. HAVE CONDUCTED A SURVEY OF THE EXISTING CONDITIONS FOR THE OHIO DEPARTMENT OF TRANSPORTATION IN JANUARY 2022. THE RESULTS OF THAT SURVEY ARE CONTAINED HEREIN. UNDERGROUND UTILITY LOCATIONS ARE SHOWN FOR INFORMATION PURPOSES ONLY. THEIR LOCATION AS MARKED ON THE GROUND BY THE UTILITY COMPANY OR THEIR REPRESENTATIVES PER OHIO811 CONFIRMATION NUMBERS A132800191-00A AND A132800184-00A, 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. 82 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.

*Scott J. Hawkins*  
SCOTT J. HAWKINS, PROFESSIONAL SURVEYOR NO. S-8429  
OHIO DEPARTMENT OF TRANSPORTATION DISTRICT THREE

07/19/2023  
DATE:

**SURVEYOR'S SEAL**



DESIGN AGENCY
DESIGNER EAS
REVIEWER SJH MM-DD-YY
PROJECT ID 109059
SUBSET TOTAL RW2 RW6

RECEIVED _____, 20
RECORDED _____, 20
BOOK _____ PAGE _____
COUNTY RECORDER

D03-TSG-FY2024(B)

MODEL: Sheet PAPER SIZE: 34x22 (in.) DATE: 8/9/2023 TIME: 8:29:42 AM USER: eallison  
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PROJECT: LOR-082-06.43

PID: 109059

Import Units:	Ground Coord?	TRUE	Unit Conversion Factor1 (sft->m):	0.304800610	Unitless Ground to Grid Factor:	Unitless Factor:
	U.S. Survey FT	sft	Unit Conversion Factor2 (sft->sft):	1.000000000		
Output Unit1:	Meters	m	Adjustment Factor1:	0.304774695	0.999914977	Primary Project Control: Trimble R-10
Output Unit2:	U.S. Survey FT	sft	Adjustment Factor2:	0.999914977		

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 .

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)	ITEM 623.05		
																	MONUMENT ASSEMBLY	REFERENCE MONUMENT	
CP01	CLX_RW_S082	353+82.28	411.85	RT	599930.299	2120542.904	806.85	SMSS	Project Control Points	SURVEY MARKER SPIKE SET	CP01	182843.5737	646287.8160	245.908	599879.2913	2120362.6096			
CP02	CLX_RW_S082	351+68.46	24.94	RT	600319.758	2120333.760	805.91	IPINS	Project Control Points	3/4" IRON PIN SET WITH ODOT REF. CAP	CP02	182962.2709	646224.0742	245.622	600268.7172	2120153.4833			
CP03	CLX_RW_S082	355+19.21	-219.56	LT	600559.914	2120687.908	805.22	SMSS	Project Control Points	SURVEY MARKER SPIKE SET	CP03	183035.4644	646332.0095	245.411	600508.8527	2120507.6012			
CP04	CLX_RW_S082	357+17.09	-27.42	LT	600364.978	2120883.040	802.84	IPINS	Project Control Points	3/4" IRON PIN SET WITH ODOT REF. CAP	CP04	182976.0528	646391.4808	244.686	600313.9333	2120702.7168			
BM01	CLX_RW_S082	354+52.82	185.42	RT	600155.865	2120616.167	806.17	BM	Project Control Points	SPIKE SET IN POWER POLE 6001-002	BM01	182912.3205	646310.1447	245.700	600104.8381	2120435.8663			
BM02	CLX_RW_S082	355+50.72	-169.37	LT	600509.281	2120718.699	804.89	BM	Project Control Points	RSPK FND IN POWER POLE 47CN/4-99	BM02	183020.0327	646341.3938	245.311	600458.2240	2120538.3896			
CLRWS08201	CLX_RW_S082	339+50.40	0.00	RT	600359.370	2119116.092	0.00	PT	Centerline Alignment	CALCULATED POINT - POT	CLRWS08201	182974.3436	645852.9598	0.000	600308.3258	2118935.9189			
CLRWS08202	CLX_RW_S082	354+77.76	0.00	RT	600340.970	2120643.341	0.00	PI	Centerline Alignment	CALCULATED POINT - PI - INTERSECTION OF STATION ROAD	CLRWS08202	182968.7358	646318.4266	0.000	600289.9273	2120463.0380			
CLRWS08203	CLX_RW_S082	370+24.17	0.00	RT	600318.971	2122189.598	0.00	POT	Centerline Alignment	CALCULATED POINT - PC	CLRWS08203	182962.0311	646789.6866	0.000	600267.9302	2122009.1636			
LOR0820601	CLX_RW_S082	OFF CHAIN	OFF CHAIN	RT	600412.548	2119086.208	808.17	CMON	Existing Centerline Control Point	8" CONCRETE MONUMENT WITH 16D NAIL	LOR0820601	182990.5510	645843.8519	246.309	600361.4993	2118906.0374			
LOR0820602	CLX_RW_S082	339+80.85	-52.85	LT	600411.853	2119147.181	808.78	CMON	Existing Centerline Control Point	8" CONCRETE MONUMENT WITH 16D NAIL	LOR0820602	182990.3391	645862.4349	246.495	600360.8043	2118967.0052			
LOR0820605	CLX_RW_S082	347+07.11	52.67	LT	600297.591	2119872.117	805.29	CMON	Existing Centerline Control Point	8" CONCRETE MONUMENT WITH 16D NAIL	LOR0820605	182955.5150	646083.3771	245.431	600246.5520	2119691.8796			
LOR0820606	CLX_RW_S082	354+56.79	-52.83	LT	600394.049	2120623.006	804.44	CMON	Existing Centerline Control Point	8" CONCRETE MONUMENT WITH 16D NAIL	LOR0820606	182984.9129	646312.2290	245.173	600343.0018	2120442.7048			
LOR0820607	CLX_RW_S082	389+02.64	52.83	LT	600267.877	2122067.325	798.68	CMON	Existing Centerline Control Point	8" CONCRETE MONUMENT WITH 16D NAIL	LOR0820607	182946.4589	646752.4209	243.417	600216.8406	2121886.9010			
MN04	CLX_RW_S082	352+58.58	-55.07	LT	600398.681	2120424.845	804.51	IPIN	Existing Boundary Monuments	3/4" NO CAP	MN04	182986.3246	646251.8346	245.193	600347.6334	2120244.5606			
MN05	CLX_RW_S082	352+87.16	55.69	RT	600287.577	2120452.086	805.24	IPIPE	Existing Boundary Monuments	3/4" ID	MN05	182952.4630	646260.1369	245.416	600236.5389	2120271.7993			
MN02	CLX_RW_STATION1	15+44.70	30.00	RT	600568.258	2120738.823	803.93	IPIPE	Existing Boundary Monuments	3/4" ID	MN02	183038.0074	646347.5271	245.017	600517.1960	2120558.5119			
MN03	CLX_RW_STATION1	15+69.53	29.81	RT	600592.206	2120745.399	803.84	IPIPE	Existing Boundary Monuments	3/4" ID	MN03	183045.3062	646349.5313	244.991	600541.1420	2120565.0874			
MN06	CLX_RW_STATION1	10+30.17	-30.00	LT	600089.503	2120541.017	804.46	IPIPE	Existing Boundary Monuments	3/4" ID	MN06	182892.0950	646287.2409	245.178	600038.4817	2120360.7227			
CLRWS08202	CLX_RW_STATION1	13+00.00	0.00	RT	600340.970	2120643.341	0.00	PI	Centerline Alignment	CALCULATED POINT - POT - INTERSECTION OF SR082	CLRWS08202	182968.7358	646318.4266	0.000	600289.9273	2120463.0380			
CLRWSTATION01	CLX_RW_STATION1	10+00.00	0.00	RT	600052.301	2120561.669	0.00	POT	Centerline Alignment	CALCULATED POINT - POT	CLRWSTATION01	182880.7568	646293.5351	0.000	600001.2829	2120381.3730			
CLRWSTATION02	CLX_RW_STATION1	16+00.00	0.00	RT	600629.639	2120725.012	0.00	POT	Centerline Alignment	CALCULATED POINT - POT	CLRWSTATION02	183056.7148	646343.3179	0.000	600578.5718	2120544.7021			
MN01	CLX_RW_S082	357+02.15	-193.55	LT	600531.307	2120870.458	802.74	IPIPE	Existing Boundary Monuments	3/4" ID	MN01	183026.7457	646387.6461	244.655	600480.2482	2120690.1357			
											0	0.0000	0.0000	0.000	0.0000	0.0000			
											0	0.0000	0.0000	0.000	0.0000	0.0000			
PROPOSED RIGHT OF WAY MONUMENTS																			
RP13	CLX_RW_S082	35520.722	-44.49		600384.845	2120686.931	0.00	POT	Proposed R/W Monuments		RP13	182982.1078	646331.7118	0.000	600333.7986	2120506.6243			
RP12	CLX_RW_S082	35524.836	-59.87		600400.159	2120691.264	0.00	IPINS	Proposed R/W Monuments	3/4" X 30" REBAR WITH 2" ALUMINUM CAP MARKED "ODOT R/W-DISTRICT 3"	RP12	182986.7751	646333.0323	0.000	600349.1113	2120510.9570			
RP14	CLX_RW_S082	35531.844	-30.00		600370.198	2120697.846	0.00	POT	Proposed R/W Monuments		RP14	182977.6437	646335.0384	0.000	600319.1529	2120517.5384			
RP11	CLX_RW_S082	35550.000	-55.00		600394.937	2120716.356	0.00	IPINS	Proposed R/W Monuments	3/4" X 30" REBAR WITH 2" ALUMINUM CAP MARKED "ODOT R/W-DISTRICT 3"	RP11	182985.1836	646340.6798	0.000	600343.8898	2120536.0468			
RP10	CLX_RW_S082	35600.000	-30.00		600389.228	2120765.996	0.00	IPINS	Proposed R/W Monuments	3/4" X 30" REBAR WITH 2" ALUMINUM CAP MARKED "ODOT R/W-DISTRICT 3"	RP10	182977.3481	646355.8088	0.000	600318.1829	2120585.8826			

NOTE: PINS SET BY DISTRICT 3 AFTER CONSTRUCTION

D03-TSG-FY2024(B)

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CENTERLINE PLAT - LOR-82 & STATION RD

DESIGN AGENCY



DESIGNER

EAS

REVIEWER

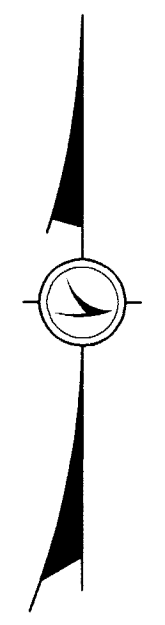
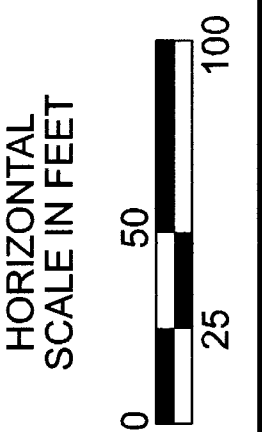
SJH MM-DD-YY

PROJECT ID

109059

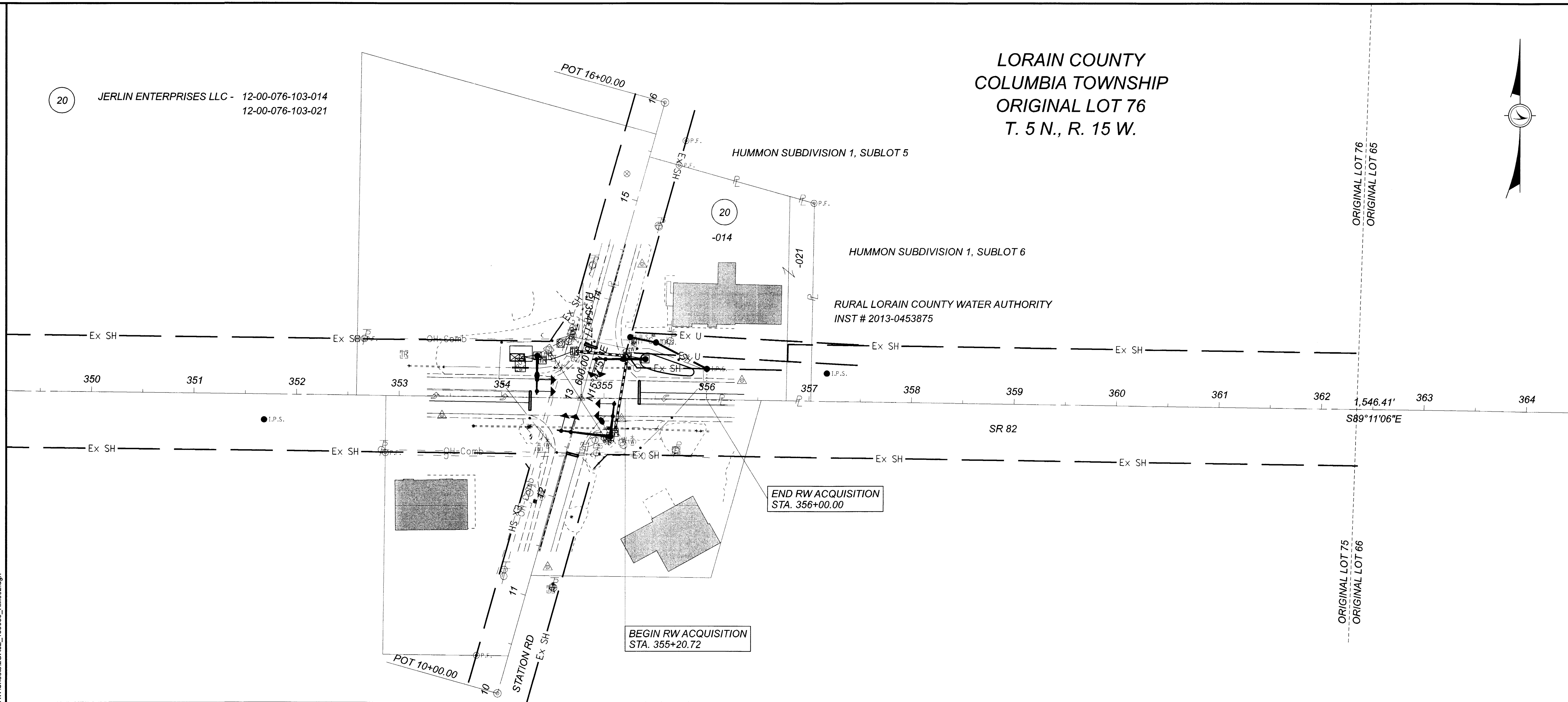
SUBSET TOTAL

RW3 RW6



LORAIN COUNTY  
COLUMBIA TOWNSHIP  
ORIGINAL LOT 76  
T. 5 N., R. 15 W.

20 JERLIN ENTERPRISES LLC - 12-00-076-103-014  
12-00-076-103-021



PROPERTY MAP/SUMMARY SHEET - LOR-82 & STATION RD

TOTAL NUMBER OF :  
 1 OWNERSHIPS      0 TOTAL TAKES  
 1 PARCELS         0 OWNERSHIPS W/ STRUCTURES INVOLVED

NET RESIDUE = RECORD AREA - TOTAL PRO - NET TAKE  
 ALL AREAS IN ACRES

GRANTEE:  
 ALL RIGHT OF WAY ACQUIRED IN THE NAME OF  
 STATE OF OHIO DEPARTMENT OF TRANSPORTATION  
 UNLESS OTHERWISE SHOWN.

PARCEL NO.	OWNER	SHEET NO.	OWNERS RECORD		AUDITOR'S PARCEL	RECORD AREA	* TOTAL P.R.O.	GROSS TAKE	P.R.O. IN TAKE	NET TAKE	STRUC-TURE	NET RESIDUE		TYPE FUND	REMARKS	AS ACQUIRED	
			BOOK	PAGE								LEFT	RIGHT			BOOK	PAGE
20-SH	JERLIN ENTERPRISES LLC,	4, 5, 6	2016-0601623		12-00-076-103-014	0.860	0.282	0.030		0.030		0.548		FED	RURAL LORAIN COUNTY WATER AUTHORITY - INST # 2013-0453875		
					12-00-076-103-021	0.110	0.030							80%	DEED RECORD AREA = 0.11 ACRES, AUDITOR RECORD = 0.00 ACRES		
	TOTAL					0.970	0.312	0.030		0.030		0.628		STATE 20%			

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

\* TOTAL PRO BASED ON A CALCULATED AREA

FED PROJECT NO. - E220232  
 STATE JOB NO. - 430033

REV. BY	DATE	DESCRIPTION
FIELD REVIEW BY	DATE:	
OWNERSHIP VERIFIED BY	DATE:	
DATE COMPLETED	7/18/23	

DESIGN AGENCY

DESIGNER  
EAS

REVIEWER  
S.J.H MM-DD-YY

PROJECT ID  
109059

SUBSET TOTAL  
RW4 RW6

D03-TSG-FY2024(B)

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Plat Sheet

Instrument # 20230925879 Film # \_\_\_\_\_

Name of Plat: Right of Way Legend Sheet D03-TSG-FY2024(B)

Owner: LOR-82 & STATION RD. - State of Ohio  
Jerlin Enterprises LLC / Rural Lorain County  
Water Authority

Description: Situated in the Township of Columbia  
County of Lorain, State of Ohio  
Being Columbia Township Lot 76

Floor Plans: /

Related/Margin: 2016-0601623 / 2013-0453875

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

Vol. 114

Receiving Stamp

Pg. 21, 22, 23, 24,  
25, 26 -

Amount: \$ 526.40

Initials: SC