

LOR-US 6-14.19

J:\123300-Sheffield Lake\12-3300-61A LOR-US 6-14.19 (Phase 3a) PID 119593\Drawings\Sheets\Right of Way\119593\_RC001.dwg, Plotted: Feb 14, 2024 - 10:38am

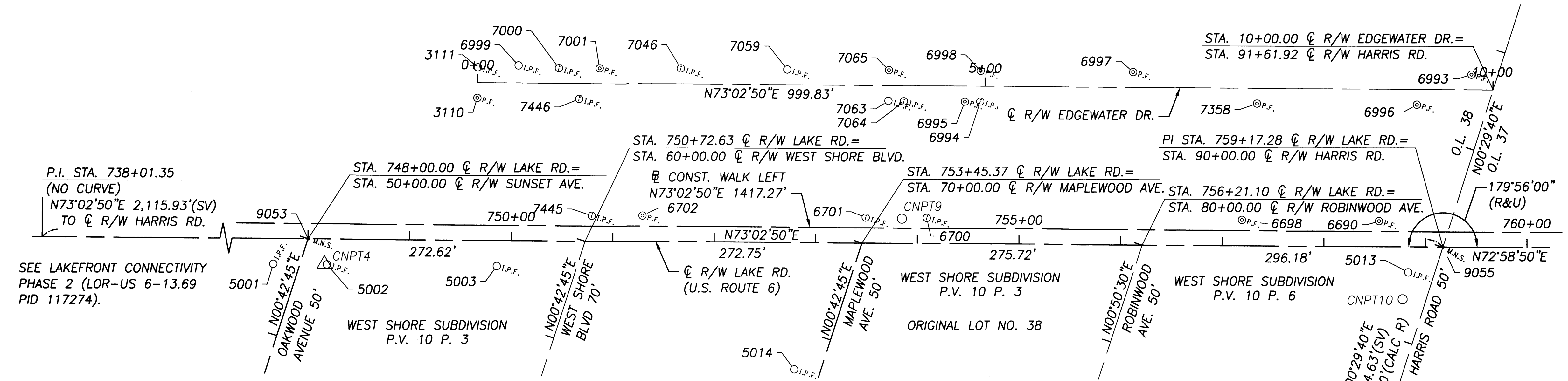
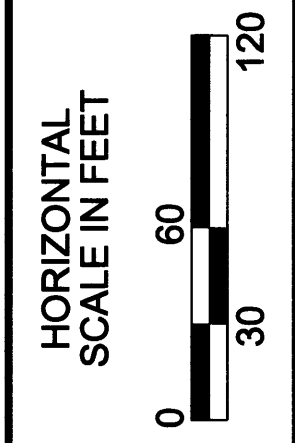
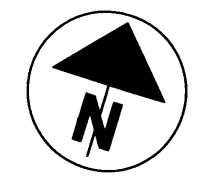
# CENTERLINE PLAT

## LOR-US 6-14.19

### COUNTY OF LORAIN, CITY OF SHEFFIELD LAKE

#### ORIGINAL SHEFFIELD TOWNSHIP LOT NUMBER 38

#### TOWNSHIP 7 N RANGE 17 W, CONNECTICUT WESTERN RESERVE



CENTERLINE & BASELINE COMPARISON TABLE							
CENTERLINE OF R/W LAKE RD US 6				BASELINE WALK LEFT			
STATION	OFFSET FROM CL R/W	NORTH	EAST	STATION	OFFSET FROM CL R/W	NORTH	EAST
POT 745+00.00	CL	665570.05	2078374.14	BP 45+00.00	15.00' LT	665584.40	2078369.77
POT 750+00.00	CL	665715.84	2078852.42	POT 50+00.00	15.00' LT	665729.23	2078848.33
PI 759+17.28	CL	665983.31	2079729.84	PI 59+17.27	15.00' LT	665997.65	2079725.46
POT 760+00.00	CL	666007.52	2079808.93	POT 60+00.00	15.00' LT	666021.87	2079804.56

- MONUMENT LEGEND**
- ◻ EXISTING R/W MONUMENT BOX
  - ⊙ I.P.F. IRON PIN FOUND
  - ⊙ I.P.F. IRON PIN FOUND W/ ID CAP
  - I.P.S. IRON PIN SET W/ ID CAP
  - ⊙ P.F. IRON PIPE FOUND
  - M.N.S. MAG NAIL SET

- NOTES:**
- BASIS OF BEARINGS FOR THIS SURVEY IS THE OHIO STATE PLANE, NORTH ZONE NAD83(2011).  
THIS SURVEY IS ON GROUND COORDINATES.  
GRID (METERS) VALUES WERE CONVERTED TO GROUND (U.S. SURVEY FEET) VALUES USING A PROJECT ADJUSTMENT FACTOR (PAF) OF 3.28100958.
  - VERTICAL DATUM IS NAVD88.
  - CENTERLINE OF RIGHT OF WAY STATIONING IS A CONTINUATION OF LAKEFRONT CONNECTIVITY PHASE 1 (LOR-SHEFFIELD LAKE TICI PID: 110386). SEE ALSO LAKEFRONT CONNECTIVITY PHASE 2 (LOR-US 6-13.69 PID 117274). CENTERLINE OF RIGHT OF WAY AND RIGHT OF WAY LIMITS WERE ESTABLISHED FROM MONUMENTS FOUND AND LORAIN COUNTY RECORDS AS LISTED BELOW:
    - LORAIN COUNTY TAX MAPS AND SURVEY RECORDS.
    - LORAIN COUNTY DEED RECORDS FOR SUBJECT, ADJACENT, & ADJOINING PARCELS.
    - CLEVELAND BEACH SUBDIVISION RECORDED IN PLAT VOLUME 9, PAGE 30.
    - WEST SHORE SUBDIVISION RECORDED IN PLAT VOLUME 10 PAGE, 3.
    - WEST SHORE SUBDIVISION RECORDED IN PLAT VOLUME 10 PAGE, 6.
    - ROWELYN BEACH ALLOTMENT RECORDED IN PLAT VOLUME 11, PAGE 9.
    - ROWELYN BEACH ALLOTMENT NO. 3 RECORDED IN PLAT VOLUME 107, PAGE 78.
    - LOR-6-232.38-21.23 PLANS.

SETTING OF ALL MONUMENTS SHALL BE PERFORMED BY A SURVEYOR REGISTERED IN THE STATE OF OHIO. THE MONUMENT ASSEMBLIES AND REFERENCE MONUMENTS WILL BE INSTALLED BY THE CONTRACTOR AT THE TIME OF CONSTRUCTION. THE IRON PIN AND CAP (WHEN REQUIRED) ARE TO BE INSTALLED BY THE CONTRACTOR'S SURVEYOR.

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.

I, AMY M. KELLY, P.S. HAVE CONDUCTED A SURVEY OF THE EXISTING CONDITIONS FOR THE CITY OF SHEFFIELD LAKE BETWEEN MARCH AND SEPTEMBER, 2023. THE RESULTS OF THAT SURVEY ARE CONTAINED HEREIN. SEE THE AFFIXED SURVEY PARAMETERS NOTE FOR THE HORIZONTAL AND VERTICAL SURVEY PARAMETERS USED FOR THIS PROJECT. AS A PART OF THIS PROJECT I HAVE REESTABLISHED THE LOCATIONS OF THE EXISTING PROPERTY LINES, THE EXISTING CENTERLINE OF RIGHT OF WAY AND THE EXISTING RIGHT OF WAY LIMITS AS NECESSARY FOR THE PROPERTY TAKES CONTAINED HEREIN. AS A PART OF THIS PROJECT I HAVE ESTABLISHED THE PROPOSED PROPERTY LINES, CALCULATED THE GROSS TAKE, PRESENT ROADWAY OCCUPIED (PRO), NET TAKE AND NET RESIDUE HEREIN. AS A 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 THE OHIO ADMINISTRATIVE CODE CHAPTER 4733-37 STANDARDS FOR BOUNDARY SURVEYS UNLESS SO NOTED. THE WORDS "I" AND "MY" AS USED HEREIN ARE TO MEAN THAT EITHER MYSELF OR SOMEONE WORKING UNDER MY DIRECT SUPERVISION.

*Amy M. Kelly*  
 AMY M. KELLY, P.S.  
 REGISTERED OHIO SURVEYOR NO. 8469



2024-0004026  
 PLAT Fee: \$259.20 Page 1 of 4  
 Recorded: 2/14/2024 at 01:35 PM  
 Receipt: T20240002872  
 Lorain County Recorder Mike Doran

Plat Vol 115 Page 27, 28, 29

**NO TRANSFER NECESSARY**  
 J. CRAIG SNODGRASS, CPA, CGFM  
 LORAIN COUNTY AUDITOR

*J. Craig Snodgrass*  
 DEPUTY

**SURVEYING PARAMETERS**

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

POSITIONING METHOD: ODOT REAL TIME NETWORK(2011)  
 MONUMENT TYPE: IRON PIN SET

VERTICAL POSITIONING:  
 ORTHOMETRIC HEIGHT DATUM: NAVD 88  
 GEOID: 18

HORIZONTAL POSITIONING

REFERENCE FRAME: NAD83(2011)  
 ELLIPSOID: GRS 80  
 MAP PROJECTION: LAMBERT CONFORMAL CONIC  
 COORDINATE SYSTEM: OHIO STATE PLANE NORTH ZONE (3401)  
 COMBINED SCALE FACTOR: 0.99994363 (1.00005637)  
 ORIGIN OF SCALE (X,Y) - EASTING(X): 0.00 NORTHING(Y): 0.00  
 COMPUTATION POINT (X,Y,Z):  
 EASTING(X): 2076304.43 NORTHING(Y): 664884.15 (OHIO STATE PLANE)  
 ELEVATION (Z): 582.57 NAVD88

UNITS: U.S. SURVEY FEET

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

CENTERLINE PLAT

DESIGN AGENCY

**BRAMHALL**  
 ENGINEERING &  
 SURVEYING COMPANY

DESIGNER  
 MAM

REVIEWER  
 AMK 01/12/24

PROJECT ID  
 119593

SUBSET	TOTAL
RW.2	RW.13

SHEET 1 OF 3

**COUNTY OF LORAIN, CITY  
OF SHEFFIELD LAKE  
ORIGINAL SHEFFIELD  
TOWNSHIP  
LOT NUMBER 38  
TOWNSHIP 7 N RANGE 17 W  
CONNECTICUT WESTERN  
RESERVE**

CENTERLINE & MONUMENT COORDINATE TABLE										
STATION OFFSET (FROM C/L R/W)				PROJECT COORDINATES US SURVEY FEET - GROUND		STATE PLANE OHIO NORTH ZONE NAD83(2011) GRID		MONUMENT DESCRIPTION		MONUMENTS EXPECTED TO BE DISTURBED
NUMBER	STATION	OFFSET (US FT)	RT/LT	NORTH (US FT)	EAST (US FT)	NORTH (m)	EAST (m)	FEATURE	DESCRIPTION	R/W MON 623 TYPE B
<b>CENTERLINE OF R/W LAKE ROAD U.S. 6</b>										
CLX1	721+38.06	C/L		664867.90	2076119.00	202640.719	632766.669	MAGS	CALCULATED LOCATION CENTERLINE OF BROOKSIDE BLVD	
CLX2	PI 738+01.35	C/L		665366.33	2077705.86	202792.632	633250.318	CALPT	CALCULATED LOCATION	
CLX3	759+17.29	C/L		665983.31	2079729.84	202980.677	633867.194	CALPT	CALCULATED LOCATION CENTERLINE OF HARRIS ROAD	
<b>HORIZONTAL CONTROL MONUMENTS</b>										
CNPT1	723+18.94	42.92	RT	664881.15	2076304.43	202644.759	632823.184	CNPT	5/8" REBAR WITH RED BRAMHALL CONTROL CAP SET	
CNPT2	732+08.06	-26.49	LT	665213.81	2077131.89	202746.147	633075.382	CNPT	5/8" REBAR WITH RED BRAMHALL CONTROL CAP SET	
CNPT3	740+27.21	-25.09	LT	665456.19	2077914.58	202820.019	633313.932	CNPT	5/8" REBAR WITH RED BRAMHALL CONTROL CAP SET	
CNPT4	748+16.27	24.80	RT	665638.55	2078683.90	202875.600	633548.410	CNPT	5/8" REBAR WITH RED BRAMHALL CONTROL CAP SET	
CNPT9	753+84.65	-24.38	LT	665851.32	2079213.25	202940.449	633709.744	CNPT	5/8" REBAR WITH RED BRAMHALL CONTROL CAP SET	
CNPT10	758+77.85	51.51	RT	665922.54	2079707.14	202962.155	633860.274	CNPT	5/8" REBAR WITH RED BRAMHALL CONTROL CAP SET	
<b>EXISTING MONUMENTATION</b>										
3109	749+79.36	-25.20	LT	665733.93	2078825.33	202904.669	633591.514	IPIPE	IRON PIPE FOUND	
5001	747+65.83	24.91	RT	665623.74	2078635.69	202871.086	633533.714	IPIN	5/8 INCH IRON PIN W/CAP STAMPED "MCGANNON" FOUND	
5002	748+18.63	25.01	RT	665639.03	2078686.22	202875.747	633549.116	IPIN	5/8 INCH IRON PIN W/CAP STAMPED "MCGANNON" FOUND	
5003	749+85.80	25.06	RT	665687.73	2078846.14	202890.590	633597.856	IPIN	1/2 INCH IRON PIN W/CAP STAMPED "RESAR" FOUND	
5013	758+83.22	25.00	RT	665949.46	2079704.55	202970.361	633859.484	IPIN	5/8 INCH IRON PIN FOUND	
5020	758+16.93	319.23	RT	665648.69	2079726.93	202878.690	633866.307	MONBOX	3/4 INCH IRON PIN FOUND	
6690	758+54.20	-25.25	LT	665989.06	2079662.13	202982.431	633846.558	IPIPE	1" IRON PIPE FOUND	
6698	757+19.20	-25.56	LT	665949.99	2079532.91	202970.523	633807.173	IPIPE	1" IRON PIPE FOUND	
6700	754+09.10	-25.18	LT	665859.21	2079236.40	202942.853	633716.800	IPID	5/8 INCH IRON PIN W/CAP STAMPED "RESAR" FOUND	
6701	753+49.00	-25.20	LT	665841.71	2079178.90	202937.519	633699.278	IPID	5/8 INCH IRON PIN W/CAP STAMPED "RESAR" FOUND	
6702	751+29.16	-25.36	LT	665777.76	2078968.57	202918.030	633635.172	IPIPE	1" IRON PIPE FOUND	
7445	750+79.20	-25.20	LT	665763.03	2078920.82	202913.541	633620.619	IPID	5/8 INCH IRON PIN W/CAP STAMPED "CIUNI LYNN" FOUND	
<b>CENTERLINE OF R/W EDGEWATER DRIVE</b>										
3110	-0+00.30	15.00	RT	665839.25	2078778.95	202936.771	633577.378	IPIPE	IRON PIN FOUND	
3111	0+00.26	-15.11	LT	665868.16	2078770.54	202945.583	633574.814	IPIN	IRON PIN FOUND	
6993	9+78.51	-14.90	LT	666153.21	2079706.33	203032.461	633860.029	IPIPE	3/4 INCH IRON PIN FOUND	
6994	4+95.20	15.05	RT	665983.63	2079252.76	202980.775	633721.789	IPID	5/8 INCH IRON PIN W/CAP STAMPED "HUNTER" FOUND	
6995	4+80.08	15.18	RT	665979.10	2079238.33	202979.394	633717.390	IPIPE	1" IRON PIPE FOUND	
6996	9+25.02	14.99	RT	666109.02	2079663.89	203018.992	633847.093	IPIPE	1" IRON PIPE FOUND	
6997	6+45.44	-15.02	LT	666056.20	2079387.70	203002.894	633762.916	IPIPE	3/4 INCH IRON PIN FOUND	
6998	4+95.46	-15.02	LT	666012.47	2079244.24	202989.566	633719.189	IPIPE	3/4 INCH IRON PIN FOUND	
6999	0+40.17	-17.16	LT	665881.76	2078808.11	202949.727	633586.266	IPIN	3/4" IRON PIN FOUND	
7000	0+80.04	-14.93	LT	665891.26	2078846.90	202952.622	633598.089	IPID	5/8 INCH IRON PIN W/ILLEGIBLE CAP FOUND	
7001	1+20.08	-15.13	LT	665903.12	2078885.14	202956.236	633609.743	IPIPE	1" IRON PIPE FOUND	
7046	2+00.18	-15.06	LT	665926.41	2078961.78	202963.335	633633.103	IPID	5/8 INCH IRON PIN W/CAP STAMPED "ROOT" FOUND	
7059	3+05.05	-14.92	LT	665956.86	2079062.13	202972.615	633663.688	IPIN	1/2 INCH IRON PIN FOUND	
7063	4+04.76	14.86	RT	665957.45	2079166.20	202972.795	633695.404	IPIN	1/2 INCH IRON PIN FOUND	
7064	4+20.05	15.16	RT	665961.61	2079180.90	202974.065	633699.887	IPID	5/8 INCH IRON PIN W/CAP STAMPED "RESAR" FOUND	
7065	4+05.10	-15.13	LT	665986.23	2079157.78	202981.566	633692.838	IPIPE	1" IRON PIPE FOUND	
7358	7+67.55	14.89	RT	666063.20	2079513.23	203005.026	633801.174	IPIPE	1" IRON PIPE FOUND	
7446	1+00.07	15.03	RT	665868.44	2078874.79	202945.667	633606.588	IPID	5/8 INCH IRON PIN W/CAP STAMPED "CIUNI LYNN" FOUND	

CENTERLINE PLAT

LOR-US 6-14.19

J:\123300-Sheffield Lake\12-3300-61A LOR-US 6-14.19 (Phase 3c) PID 119593\Drawings\Sheets\Right of Way\119593\_RC001.dwg, Plotted: Feb 14, 2024 - 10:05am

PROJECT COORDINATES (US SURVEY FEET) ARE RELATIVE TO OHIO STATE PLANE GRID COORDINATES (METERS) BY A PROJECT ADJUSTMENT FACTOR (PAF) OF 3.28100958.

DESIGN AGENCY  
**BRAMHALL**  
ENGINEERING & SURVEYING COMPANY

DESIGNER  
MAM

REVIEWER  
AMK 01/12/24

PROJECT ID  
119593

SUBSET TOTAL  
RW.3 RW.13

SHEET 2 OF 3



**COUNTY OF LORAIN, CITY  
OF SHEFFIELD LAKE  
ORIGINAL SHEFFIELD  
TOWNSHIP  
LOT NUMBER 38  
TOWNSHIP 7 N RANGE 17 W  
CONNECTICUT WESTERN  
RESERVE**

CENTERLINE & MONUMENT COORDINATE TABLE										
STATION OFFSET (FROM C/L R/W)				PROJECT COORDINATES US SURVEY FEET - GROUND		STATE PLANE OHIO NORTH ZONE NAD83(2011) GRID		MONUMENT DESCRIPTION		MONUMENTS EXPECTED TO BE DISTURBED
NUMBER	STATION	OFFSET (US FT)	RT/LT	NORTH (US FT)	EAST (US FT)	NORTH (m)	EAST (m)	FEATURE	DESCRIPTION	R/W MON 623 TYPE B
<b>PROPOSED MONUMENTATION</b>										
<b>CENTERLINE OF R/W LAKE ROAD U.S. 6</b>										
9053	748+00.00	C/L		665657.52	2078661.11	202881.383	633541.463	MAGS	MAG NAIL SET	
9055	759+17.28	C/L		665983.31	2079729.84	202980.676	633867.193	MAGS	MAG NAIL SET	
9056	749+32.15	-34.00	LT	665728.58	2078777.60	202903.039	633576.966	IPINS	5/8"X30" REBAR W/CAP STAMPED "BRAMHALL ENG. & SURV." SET	1
9057	749+82.14	-34.00	LT	665743.15	2078825.42	202907.482	633591.540	IPINS	5/8"X30" REBAR W/CAP STAMPED "BRAMHALL ENG. & SURV." SET	1
9058	750+32.13	-34.00	LT	665757.73	2078873.23	202911.925	633606.115	IPINS	5/8"X30" REBAR W/CAP STAMPED "BRAMHALL ENG. & SURV." SET	1
9059	750+82.12	-34.00	LT	665772.31	2078921.05	202916.367	633620.689	IPINS	5/8"X30" REBAR W/CAP STAMPED "BRAMHALL ENG. & SURV." SET	1
9060	751+32.11	-34.00	LT	665786.88	2078968.87	202920.810	633635.263	IPINS	5/8"X30" REBAR W/CAP STAMPED "BRAMHALL ENG. & SURV." SET	1
9061	751+87.10	-34.00	LT	665802.92	2079021.47	202925.697	633651.294	IPINS	5/8"X30" REBAR W/CAP STAMPED "BRAMHALL ENG. & SURV." SET	1
9062	752+72.08	-34.00	LT	665827.70	2079102.76	202933.249	633676.070	IPINS	5/8"X30" REBAR W/CAP STAMPED "BRAMHALL ENG. & SURV." SET	1
9063	753+52.07	-34.00	LT	665851.02	2079179.27	202940.358	633699.389	IPINS	5/8"X30" REBAR W/CAP STAMPED "BRAMHALL ENG. & SURV." SET	1
9064	754+12.05	-34.00	LT	665868.51	2079236.65	202945.689	633716.878	IPINS	5/8"X30" REBAR W/CAP STAMPED "BRAMHALL ENG. & SURV." SET	1
9065	754+32.05	-34.00	LT	665874.34	2079255.78	202947.466	633722.707	IPINS	5/8"X30" REBAR W/CAP STAMPED "BRAMHALL ENG. & SURV." SET	1
9066	754+72.04	-34.00	LT	665886.00	2079294.03	202951.020	633734.367	IPINS	5/8"X30" REBAR W/CAP STAMPED "BRAMHALL ENG. & SURV." SET	1
9067	755+12.04	-34.00	LT	665897.66	2079332.29	202954.574	633746.026	IPINS	5/8"X30" REBAR W/CAP STAMPED "BRAMHALL ENG. & SURV." SET	1
9068	755+52.03	-34.00	LT	665909.33	2079370.54	202958.128	633757.685	IPINS	5/8"X30" REBAR W/CAP STAMPED "BRAMHALL ENG. & SURV." SET	1
9069	755+92.02	-34.00	LT	665920.99	2079408.80	202961.682	633769.345	IPINS	5/8"X30" REBAR W/CAP STAMPED "BRAMHALL ENG. & SURV." SET	1
9070	756+32.01	-34.00	LT	665932.65	2079447.05	202965.236	633781.004	IPINS	5/8"X30" REBAR W/CAP STAMPED "BRAMHALL ENG. & SURV." SET	1
9071	756+99.50	-34.00	LT	665952.33	2079511.61	202971.234	633800.680	IPINS	5/8"X30" REBAR W/CAP STAMPED "BRAMHALL ENG. & SURV." SET	1
9072	757+22.00	-34.00	LT	665958.89	2079533.13	202973.234	633807.239	IPINS	5/8"X30" REBAR W/CAP STAMPED "BRAMHALL ENG. & SURV." SET	1
9073	757+66.99	-34.00	LT	665972.01	2079576.16	202977.232	633820.356	IPINS	5/8"X30" REBAR W/CAP STAMPED "BRAMHALL ENG. & SURV." SET	1
9074	759+01.76	-34.00	LT	666011.30	2079705.08	202989.209	633859.647	IPINS	5/8"X30" REBAR W/CAP STAMPED "BRAMHALL ENG. & SURV." SET	1
9075	756+77.01	-34.00	LT	665945.77	2079490.09	202969.235	633794.121	IPINS	5/8"X30" REBAR W/CAP STAMPED "BRAMHALL ENG. & SURV." SET	1
<b>TOTAL TO BE CARRIED TO GENERAL SUMMARY</b>										20

CENTERLINE PLAT

LOR-US 6-14.19

J:\23300-Sheffield Lake\12-3300-61A LOR-US 6-14.19 (Phase 3a) PLO 119593\Drawings\Sheets\Right of Way\119593\_RCO01.dwg, Plotted: Feb 14, 2024 - 10:05am

PROJECT COORDINATES (US SURVEY FEET) ARE RELATIVE TO OHIO STATE PLANE GRID COORDINATES (METERS) BY A PROJECT ADJUSTMENT FACTOR (PAF) OF 3.28100958.

DESIGN AGENCY  
  
**BRAMHALL**  
 ENGINEERING &  
 SURVEYING COMPANY  
 DESIGNER  
 MAM  
 REVIEWER  
 AMK 01/12/24  
 PROJECT ID  
 119593  
 SUBSET TOTAL  
 RW.4 RW.13  
 SHEET 3 OF 3

Plat Sheet

Instrument # 2024-0004026

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

Name of Plat LOR-115 6-14-19 Center line Plat

Owner: State of Ohio / Ohio Department of Transportation

Description: Situated in City of Sheffield Lake  
County of Lorain State of Ohio Part of Original  
Sheffield Township lot number 38 Township 7 N  
Range 17 w. Connecticut Western Reserve

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

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

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

Vol 115

Receiving Stamp

Pg. 27, 28, 29

Amount: \$ 259.20

Initials: JH-SC