TAX MAP DEPARTMENT

TRANSFERRED
IN COMPLIANCE WITH SEC. 319.202
OHIO REV. CODE
DEC 2 6 2012 See 90 mem

MARK R. STEWART
LORAIN COUNTY AUDITOR

Doc ID: 017279040001 Type: OFF
Kind: PLAT
Recorded: 12/26/2012 at 10:51:33 AM
Fee Amt: $80.40 Page 1 of 1
Lorain County, Ohio
Judith M Nedwick County Recorder
File 2012-0441778

AMERICAN TITLE AND TRUST
AGENCY INC
4807 ROCKSIDE RD STE 225
INDEPENDENCE, OH 44131
Plat Vol 98
PG. 29

STONEGATE CIRCLE/DANFORTH COURT STREET DEDICATION PLAT

BEING A RE-SUBDIVISION ~~OF~~ * BLOCK "E" IN * OF PART OF
STONEGATE AT WATERBURY SUBDIVISION NO. ONE
RECORDED IN VOLUME 82, PAGE 64
PART OF ORIGINAL LOT 36, RIDGEVILLE TOWNSHIP,
NOW IN THE CITY OF NORTH RIDGEVILLE,
LORAIN COUNTY, OHIO

MAY, 2011

PLAT PREPARED BY:
MOSYJOWSKI & ASSOCIATES ENGINEERS, LLC
2615 SWARTZ ROAD
HARTVILLE, OHIO 44632
PH: 330-628-2516
FAX: 330-628-2656
JMOSYJOWSKI@CS.COM

OWNER/DEVELOPER:
WAGLER ENTERPRISES, LLC
3700 TABS DRIVE
UNIONTOWN, OHIO 44685

SURVEYOR:
BROEMSEN SURVEYING, INC.
140 GRAND TRUNK AVE.
HARTVILLE, OHIO 44632

I HEREBY DECLARE THAT THIS PLAT IS BASED UPON A TRUE AND COMPLETE LAND SURVEY MADE BY ME AND THAT ALL SURVEY MONUMENTS AND PROPERTY PINS HAVE BEEN FOUND OR SET OR WILL BE SET AS SHOWN HEREON.

STATE OF OHIO — DAVID R. BROEMSEN — P.S.-6595 — PROFESSIONAL SURVEYOR

DAVID R. BROEMSEN, P.S. No. 6595 — 11/15/2012 DATE

THE UNDERSIGNED OWNER OF THE LANDS SHOWN ON THIS PLAT DO HEREBY ACKNOWLEDGE THE SIGNING OF THIS PLAT TO BE MY FREE ACT AND DEED AND DO HEREBY DEDICATE TO PUBLIC USE FOREVER ALL STREETS AND CUL-DE-SACS SHOWN HEREIN AND NOT HERETOFORE DEDICATED.

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

IN WITNESS THEREOF THE UNDERSIGNED HAS HEREUNTO SET HIS HAND THIS 10TH DAY OF DECEMBER, 20 12.

OWNER
WAGLER ENTERPRISES, LLC
PHIL WAGLER, MANAGING MEMBER

WITNESSES

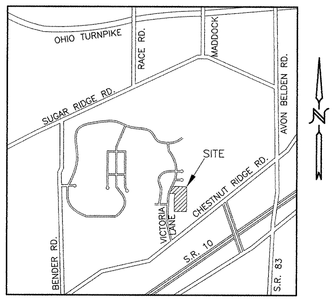
STATE OF OHIO, COUNTY OF LORAIN, SS

BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY, PERSONALLY APPEARED THE ABOVE NAMED PHIL WAGLER WHO ACKNOWLEDGED THE SIGNING OF THE FOREGOING INSTRUMENT TO BE HIS VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN EXPRESSED. IN WITNESS THEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL THIS 10TH DAY OF DECEMBER 20 12.

MY COMMISSION EXPIRES 11/15/2015

NOTARY PUBLIC

NOTARIAL SEAL — STATE OF OHIO
THOMAS M. COLLIER
Notary Public, State of Ohio
My Commission Expires 11/15/2015



VICINITY MAP
NOT TO SCALE

TRANSFERRED THIS ____ DAY OF _____ 20 ___

LORAIN COUNTY AUDITOR

FILED FOR RECORD THIS ____ DAY OF _____ 20 ___ AT _____M.

RECORDED THIS ____ DAY OF _____ 20 ___
IN PLAT BOOK _____, PAGES _____.

LORAIN COUNTY RECORDER

APPROVED BY THE PLANNING COMMISSION OF THE CITY OF NORTH RIDGEVILLE, OHIO, ON THIS 12TH DAY OF DECEMBER, 20 12.

SECRETARY OR RESPONSIBLE OFFICIAL
GUY M. FURSDON

APPROVED BY THE CITY COUNCIL OF NORTH RIDGEVILLE, OHIO, AT ITS REGULAR SESSION ON THE 12TH DAY OF DECEMBER, 20 12.

MAYOR (OR DESIGNATED MEMBER OF COUNCIL)
MAYOR G. DAVID GILLOOK

APPROVED BY _____, CITY ENGINEER ON
P.E. SCOTT WAGNER
THIS 12 DAY OF December, 20 12.

CENTERLINE CURVE DATA TABLE

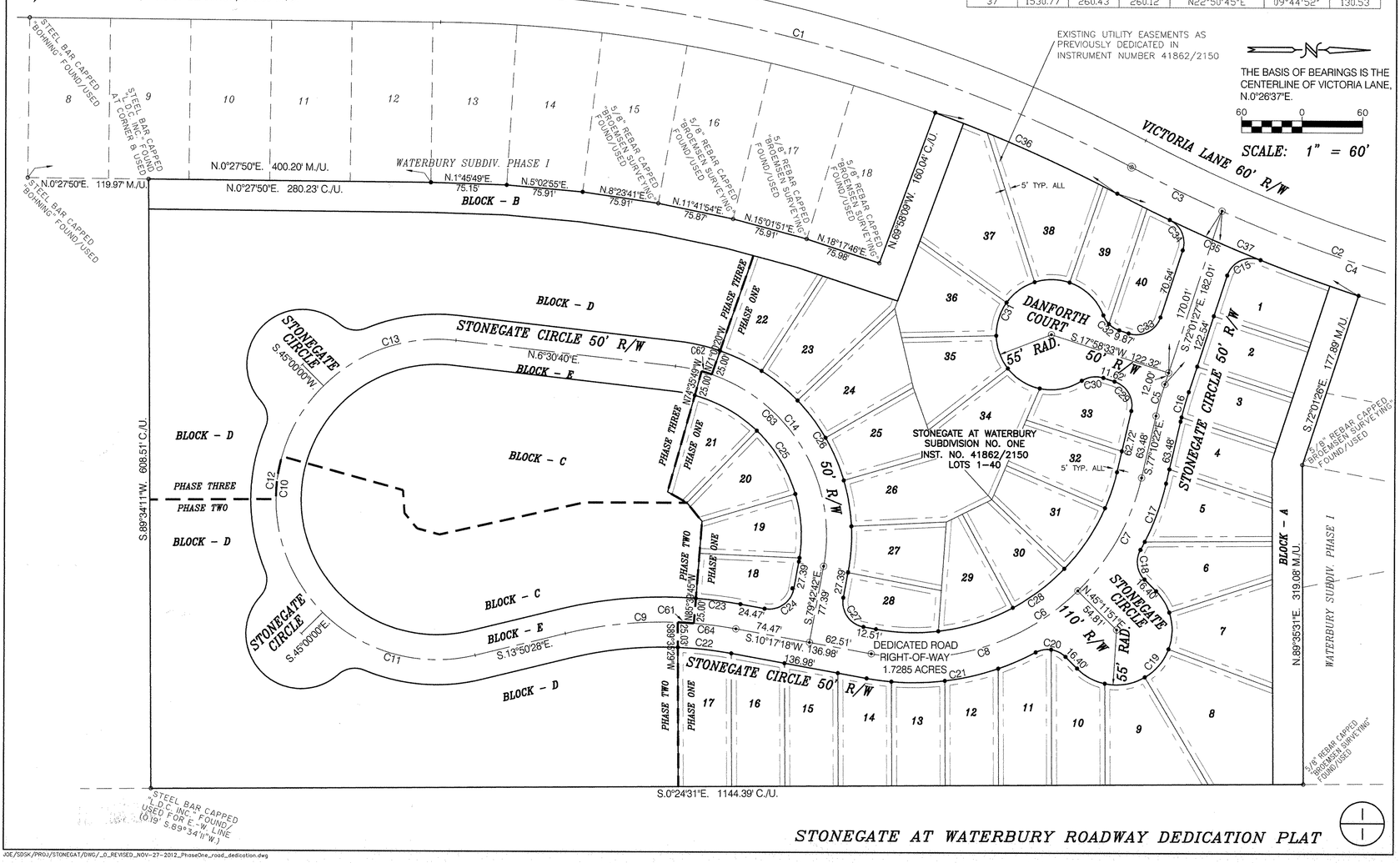
CURVE	RADIUS	LENGTH	CHORD	CH. BRG.	DELTA	TANGENT
1	1500.49	714.32	707.59	N 14°04'54" E	27°16'34"	364.06
2	1500.77	451.25	449.55	S 19°06'21" W	17°13'49"	227.34
3	1500.77	100.10	100.08	S 25°48'32" W	3°49'18"	50.07
4	1500.77	351.15	350.35	S 17°11'42" W	13°24'22"	176.38
5	365.00	32.80	32.79	N 74°35'55" W	5°8'55"	16.41
6	231.91	354.01	320.62	S 33°26'32" E	87°27'40"	221.86
7	231.91	131.02	129.29	S 60°59'16" E	32°22'13"	67.31
8	231.91	222.99	214.49	S 17°15'25" E	55°5'27"	120.96
9	405.00	170.56	169.30	N 01°46'35" W	24°7'46"	86.56
10	160.00	559.49	314.97	S 86°20'06" W	200°21'8"	
11	160.00	164.31	157.19	S 15°34'46" W	58°50'28"	90.23
12	160.00	251.33	226.27	N 90°00'00" W	90°00'00"	160.00
13	160.00	143.85	139.05	N 19°14'40" W	51°30'40"	77.19
14	170.00	278.24	248.21	N 53°23'59" E	93°46'38"	181.59
61	405.00	16.01	16.01	N 02°12'18" E	02°15'53"	8.01
62	170.00	10.66	10.65	N 17°11'55" E	03°35'29"	5.33
63	170.00	251.86	229.45	N 57°50'45" E	84°53'07"	155.46
64	405.00	58.07	58.02	N 06°10'50" E	08°12'56"	29.09

RIGHT-OF-WAY CURVE DATA TABLE

CURVE	RADIUS	LENGTH	CHORD	CH. BRG.	DELTA	TANGENT
15	25.00	40.96	36.53	S25°05'32"E	93°51'51"	26.75
16	340.00	30.55	30.54	S74°35'55"E	05°08'55"	15.29
17	256.91	71.23	71.00	S69°13'50"E	15°53'05"	35.84
18	25.00	32.08	29.92	N81°57'17"E	73°30'52"	18.67
19	55.00	172.79	110.00	S44°48'09"E	180°00'00"	
20	25.00	32.08	29.92	S08°26'25"W	73°30'52"	18.67
21	256.91	173.10	169.85	S09°00'51"E	38°36'19"	89.98
22	380.00	53.40	53.36	S06°15'44"W	08°03'08"	26.75
23	430.00	44.66	44.64	N07°18'46"E	05°57'03"	22.35
24	25.00	39.27	35.36	N34°42'42"W	90°00'00"	25.00
25	145.00	214.82	195.70	S57°50'45"W	84°53'07"	132.60
26	195.00	276.68	254.04	N59°38'29"E	81°17'38"	167.41
27	25.00	39.27	35.36	N55°17'18"E	90°00'00"	25.00
28	206.91	315.85	286.06	N33°26'32"W	87°27'40"	197.94
29	25.00	37.02	33.73	S60°24'05"W	84°51'05"	22.85
30	25.00	22.39	21.65	S07°41'00"E	51°19'04"	12.01
31	55.00	271.31	68.75	N72°01'28"W	282°38'08"	
32	25.00	22.39	21.65	N43°38'05"E	51°19'04"	12.01
33	25.00	39.27	35.36	N27°01'28"W	90°00'00"	25.00
34	25.00	35.97	32.95	S66°45'32"W	82°26'02"	21.90
35	1530.77	98.90	98.88	N23°41'27"E	03°42'07"	49.47
36	1470.49	198.33	198.18	S23°51'21"W	07°43'39"	99.31
37	1530.77	260.43	260.12	N22°50'45"E	09°44'52"	130.53

LEGEND

- ○ MONUMENT FOUND/DESCRIBED
- ⊙ 1" STEEL BAR IN ROUND MONUMENT BOX FOUND AND USED
- • 5/8" STEEL REBAR, WITH CAP STAMPED "BROEMSEN SURVEYING" SET OR TO BE SET AS INDICATED
- M MEASURED DISTANCE
- C CALCULATED DISTANCE
- U USED DISTANCE
- R/W RIGHT-OF-WAY



STONEGATE AT WATERBURY ROADWAY DEDICATION PLAT

JOE/SDSK/PROJ/STONEGAT/DWG/_D_REVISED_NOV-27-2012_PhaseOne_road_dedication.dwg