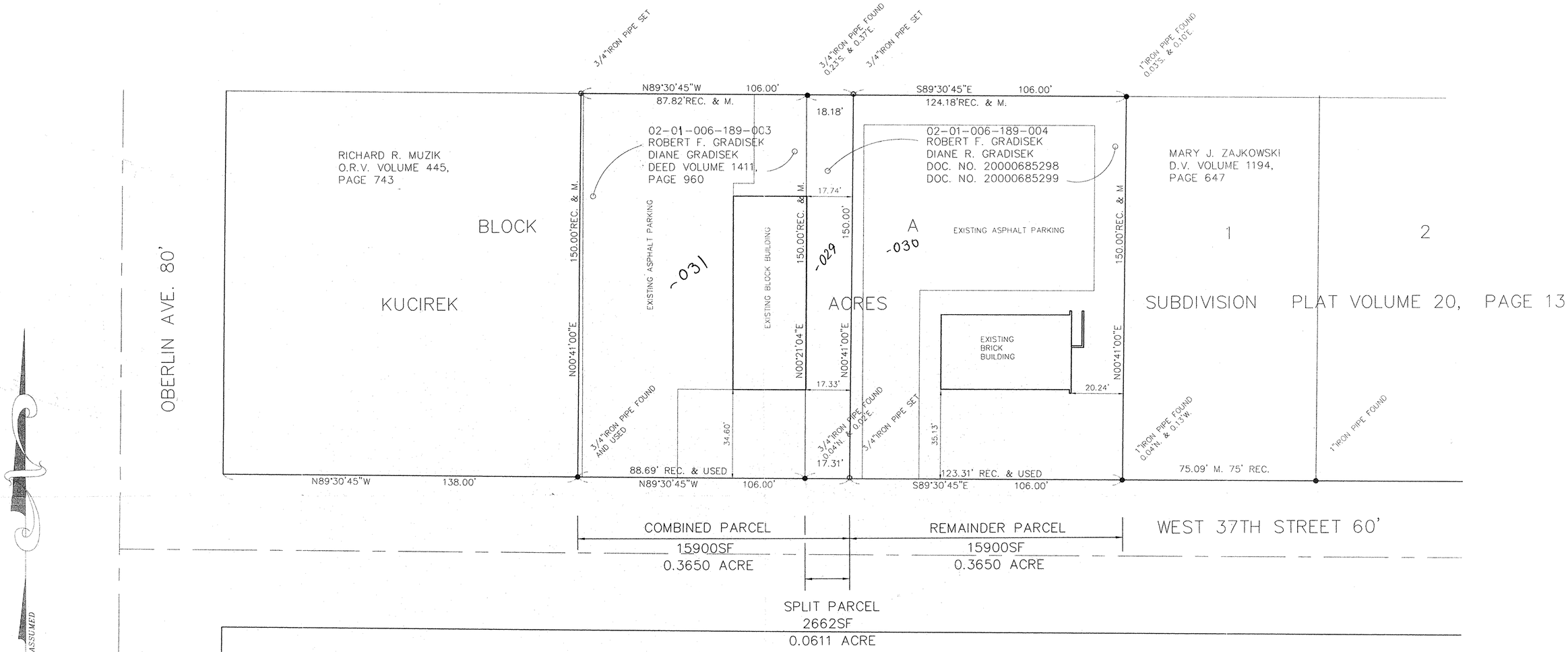
DIOCESE OF CLEVELAND DEED VOL. 548, PAGE 362



APPROVED
AS TO DESCRIPTION ONLY
Date August 10 2001
City of Lorain
Per Engineering Dept.

APPROVED BY THE LORAIN CITY PLANNING COMMISSION..... NO PLAT REQUIRED
William E. Hoke 8-10-01
SECRETARY LORAIN CITY PLANNING COMMISSION

STATE OF OHIO
PHILLIP A. ROSEBECK
No. 6696
REGISTERED SURVEYOR

Phil A. Rosebeck
PHIL A. ROSEBECK, REGISTERED SURVEYOR #6696

00854
APPROVED
LORAIN CO.
MAP DEPT
DATE 8-27-01
PAGE 2-01-006-G
BY JHATFIELD
01-00854

GRAPHIC SCALE
20 0 10 20 40 80
(IN FEET)
1 inch = 20 ft.

PRESENT ZONING DISTRICT: B-1 GENERAL BUSINESS
REQUIRED LOT AREA: AS REQUIRED FOR USE AND THE FOLLOWING REQUIREMENTS:
MINIMUM LOT WIDTH: 50 FEET AT BUILDING LINE
MINIMUM LOT DEPTH: NONE
MINIMUM FRONT YARD: 35 FEET OR ESTABLISHED SETBACK LINE
MINIMUM SIDE YARDS: 10 FEET ABUTTING A RESIDENTIAL DISTRICT.
NOT ABUTTING A RESIDENTIAL DISTRICT -- NO MINIMUM.
MINIMUM SIDE YARDS: CORNER LOTS - MINIMUM SIDE YARD ADJACENT TO STREET 20 FEET OR ESTABLISHED SETBACK LINE.
MINIMUM LOT COVERAGE: NONE
MAXIMUM BUILDING HEIGHT: 4 STORIES OR 45 FEET.

BEARINGS ARE REFERENCED TO THE PLAT OF KUCIREK ACRES SUBDIVISION PLAT VOLUME 20, PAGE 13.

DOCUMENT REFERENCES:
KUCIREK ACRES SUBDIVISION PLAT VOLUME 20, PAGE 13 LORAIN COUNTY RECORDS
DEED TO ROBERT F. GRADISEK & DIANE R. GRADISEK DOCUMENT NUMBER 20000685298
DEED TO ROBERT F. GRADISEK & DIANE R. GRADISEK DOCUMENT NUMBER 20000685299
DEED TO RICHARD R. MUZIK OFFICIAL RECORD VOLUME 445, PAGE 743
DEED TO ROBERT F. GRADISEK & DIANE R. GRADISEK DEED VOLUME 1411, PAGE 960
DEED TO MARY J. ZAJKOWSKI DEED VOLUME 1194, PAGE 647

02-01-006-189-030, 029, 031
Split # 01-00854
page 2-01-006-G

SURVEY & LOT SPLIT FOR:
ROBERT F. GRADISEK & DIANE R. GRADISEK
PART OF BLOCK A, KUCIREK ACRES SUBDIVISION, P.V. 20, P. 13
O.L. 6, TR. 1, BLACK RIVER TOWNSHIP
CITY OF LORAIN, COUNTY OF LORAIN, STATE OF OHIO

NO.	DATE	REVISION	BY
	3/20/01	ORIGINAL ISSUE	PAR

P. A. ROSEBECK & ASSOCIATES
REGISTERED SURVEYOR
705 WILLOW CREEK DRIVE, AMHERST, OHIO 44001
PHONE: (440) 988-4657

SHEET 1 OF 1

02-01-006-000-029 thru-031