

LOT SPLIT PLAT

PART OF ORIGINAL AVON TOWNSHIP SECTION NO. 14
SITUATED IN THE CITY OF AVON, COUNTY OF LORAIN, STATE OF OHIO

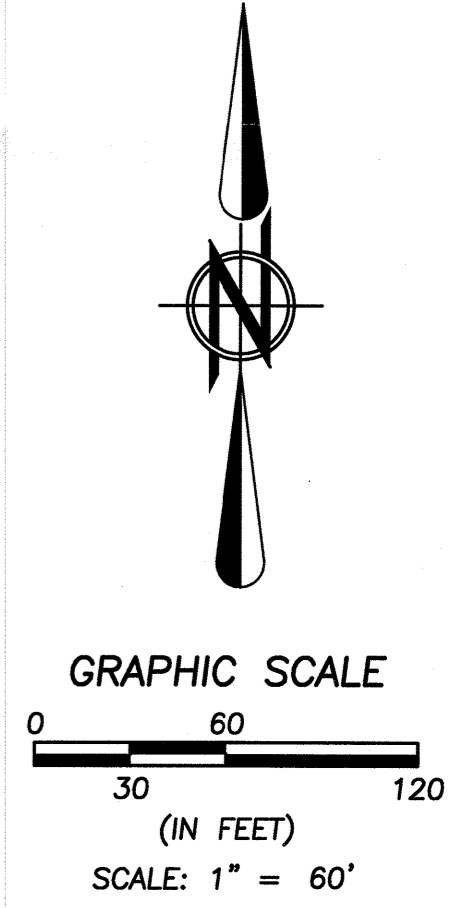
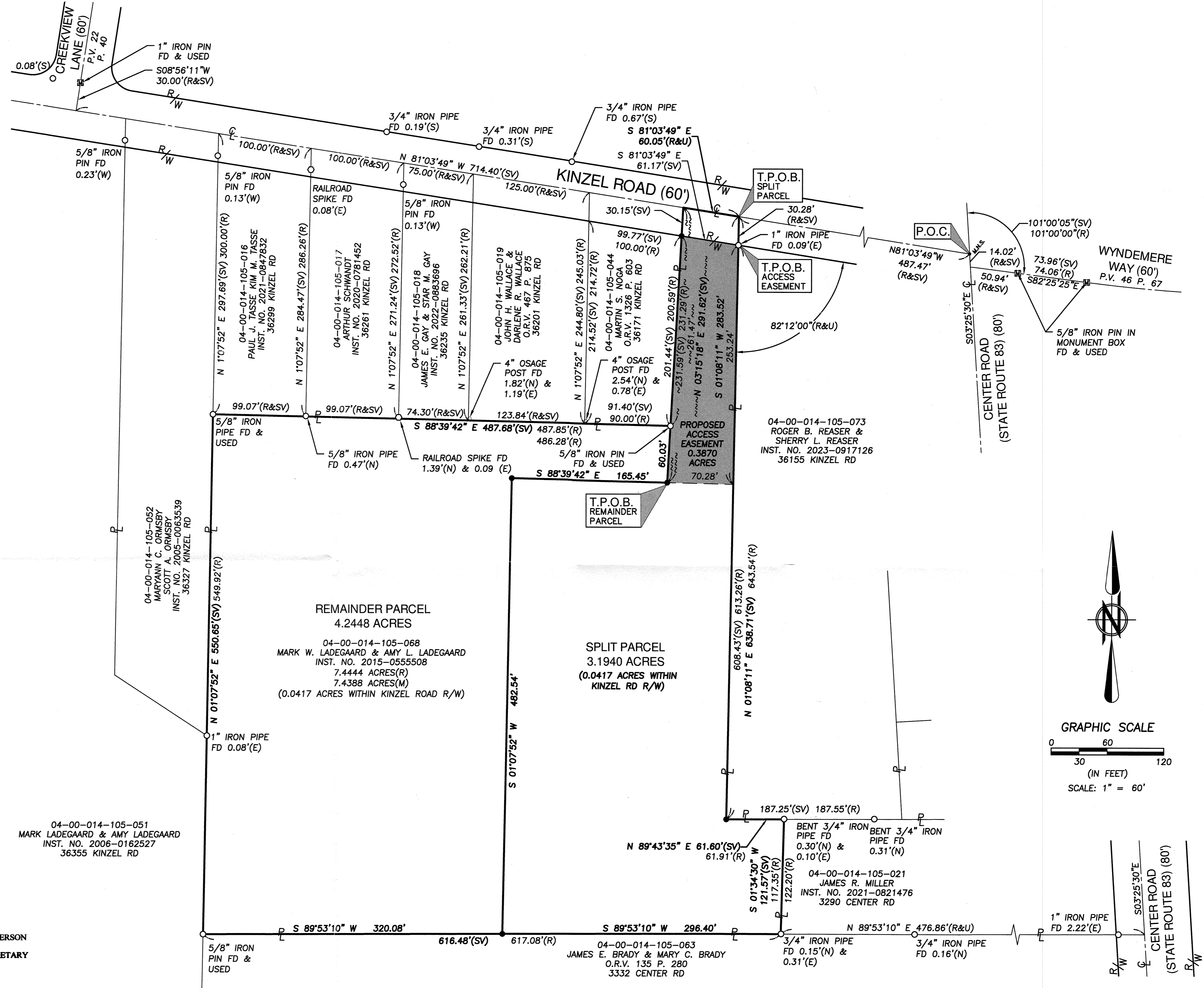
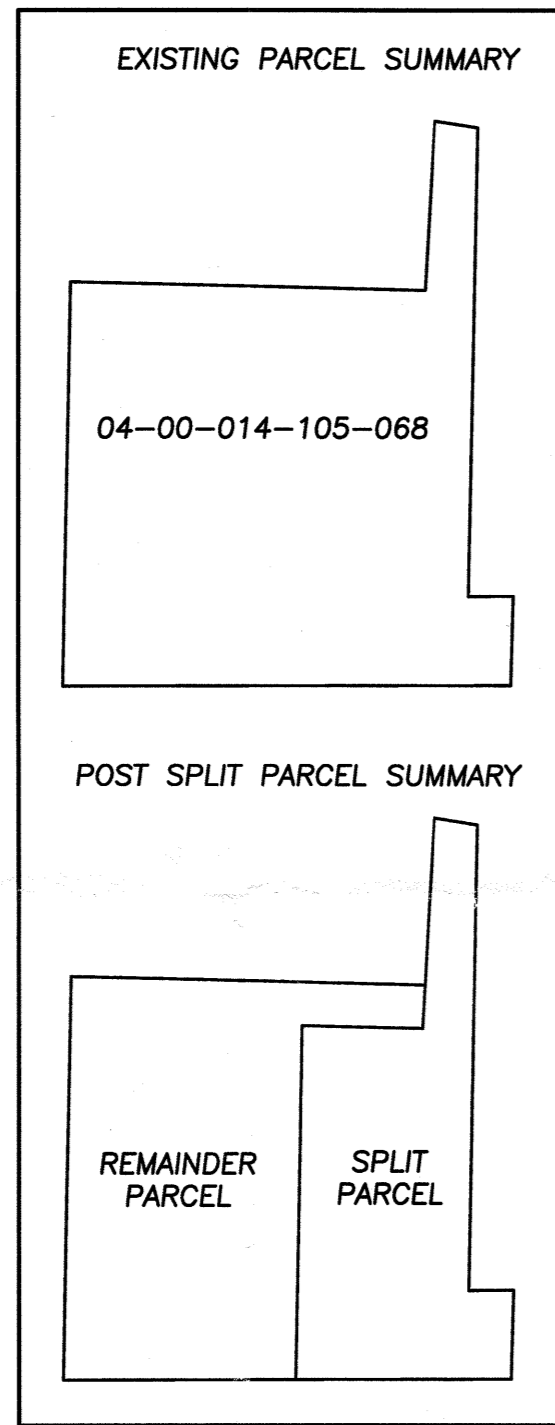
APPROVED
LORAIN CO
MAP DEPT

DATE 1/24/24
PAGE 04-00-014
BY WRZ
24-04812

LEGEND

- ☒ MONUMENT BOX FOUND
- IRON PIN/PIPE FOUND AS DESCRIBED
- RAILROAD SPIKE FOUND
- POST FOUND AS DESCRIBED
- 5/8" X 30" IRON PIN SET W/CAP STAMPED "BRAMHALL ENG. & SURV."
- M.M.S. MAG NAIL SET
- - - EASEMENT LINE
- ▨ PROPOSED ACCESS EASEMENT

- FD FOUND
- INST. INSTRUMENT
- NO. NUMBER
- P. PAGE
- P.O.C. POINT OF COMMENCEMENT
- P.V. PLAT VOLUME
- (R) RECORD INFORMATION
- (SV) SURVEYED INFORMATION
- T.P.O.B. TRUE PLACE OF BEGINNING
- (U) USED INFORMATION
- (N) NORTH
- (S) SOUTH
- (E) EAST
- (W) WEST
- ℄ CENTERLINE
- R/W RIGHT-OF-WAY LINE
- ℄ PROPERTY LINE



SURVEYOR'S CERTIFICATE:

THIS SURVEY WAS PERFORMED IN ACCORDANCE WITH SECTION 4733-37 OF THE OHIO ADMINISTRATIVE CODE "STANDARDS FOR BOUNDARY SURVEYS"

Amy M. Kelly 1/9/2024
AMY M. KELLY, P.S.
REGISTERED OHIO SURVEYOR No. 8469



APPROVED
PLANNING COMMISSION

DATE 1-11-24
AVON, OHIO

Carolyn Michaylovich CHAIRPERSON
Megan Pitz SECRETARY

APPROVED/REJECTED
BY THE CITY ENGINEER OF AVON, OHIO
Ryan E. Cummins
RYAN E. CUMMINS, P.E., CPESC
THE APPROVAL IS FOR GENERAL PLAN & SCOPE ONLY AND DOES NOT RELIEVE THE AUTHORS OF THE DOCUMENTS FROM PROFESSIONAL RESPONSIBILITY FOR ACCURACY OF DESIGN, CONFORMITY TO APPLICABLE ORDINANCES AND ERRORS OR OMISSIONS

NOTES:

- BEARINGS ARE BASED ON OHIO STATE PLANE, NORTH ZONE NAD83(2011) GRID NORTH AS SURVEYED IN DECEMBER OF 2023.
- THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE REPORT AND MAY NOT REFLECT ALL EASEMENTS ON SURVEYED PROPERTY. A SEARCH OF EASEMENTS WAS NOT CONDUCTED BY BRAMHALL ENGINEERING & SURVEYING COMPANY.
- PERTINENT RECORDS ARE SHOWN HEREON AND INCLUDE LORAIN COUNTY TAX MAPS AND SURVEYS.

DRAWN BY:
MAM

CHECKED BY:
AMK

BRAMHALL
ENGINEERING AND SURVEYING COMPANY
801 MOORE ROAD AVON, OHIO 44011
(440) 934 - 7878 (440) 934 - 7879 FAX

SHEET
1 OF 1
JOB NO.
23-6091

J:\236091 Kinzel Rd. Split - LaDegaard\DR\AMK\236091_Master.dwg, Plotted: Jan 09, 2024, 10:08am