

PRESTON HOLLOW SECTION 4

STATE OF OHIO, COUNTY OF FRANKLIN, CITY OF COLUMBUS, LOT 7,
QUARTER TWP. 2, TWP. 2, RANGE 16, UNITED STATES MILITARY LANDS

SITUATED IN THE STATE OF OHIO, COUNTY OF FRANKLIN, CITY OF COLUMBUS, LOT 7, QUARTER TOWNSHIP 2, TOWNSHIP 2, RANGE 16, UNITED STATES MILITARY LANDS, CONTAINING 10.887 ACRES OF LAND, MORE OR LESS, SAID 10.887 ACRES BEING OUT OF THAT 10.139 ACRE TRACT OF LAND DESCRIBED IN DEED TO M/I HOMES OF CENTRAL OHIO, LLC, OF RECORD IN INSTRUMENT NO. 201905240061272, AND BEING OUT OF THAT 4.896 ACRE TRACT OF LAND DESCRIBED IN DEED TO M/I HOMES OF CENTRAL OHIO, LLC OF RECORD IN INSTRUMENT NO. 201809110122520, RECORDER'S OFFICE, FRANKLIN COUNTY, OHIO.

THE UNDERSIGNED, OWNER OF THE LANDS PLATTED HEREIN, DULY AUTHORIZED IN THE PREMISES, DOES HEREBY CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS ITS "PRESTON HOLLOW SECTION 4", A SUBDIVISION CONTAINING LOTS NUMBERED 135-178 INCLUSIVE, AND RESERVE "C", AND DOES HEREBY ACCEPT THIS PLAT OF SAME AND DEDICATES TO PUBLIC USE, AS SUCH, ALL OR PARTS OF GREENWYCK CROSSING, OLDE DUTCH ROAD, FALCON CREST ROAD, FLATLANDS ROAD AND FLATIRON ROAD SHOWN HEREON AND NOT HERETOFORE DEDICATED.

EASEMENTS ARE HEREBY RESERVED IN, OVER AND UNDER AREAS DESIGNATED ON THIS PLAT AS "EASEMENT", "DRAINAGE EASEMENT", OR "SANITARY EASEMENT" FOR THE CONSTRUCTION, OPERATION AND MAINTENANCE OF ALL PUBLIC AND QUASI PUBLIC UTILITIES ABOVE AND BENEATH THE SURFACE OF THE GROUND AND, WHERE NECESSARY, FOR THE CONSTRUCTION, OPERATION, AND MAINTENANCE OF THE SERVICE CONNECTIONS TO ALL ADJACENT LOTS AND LANDS AND FOR STORM WATER DRAINAGE. WITHIN THOSE AREAS DESIGNATED "DRAINAGE EASEMENT" ON THIS PLAT, AN ADDITIONAL EASEMENT IS HEREBY RESERVED FOR THE PURPOSE OF CONSTRUCTION, OPERATING AND MAINTAINING MAJOR STORM WATER DRAINAGE SWALES AND OR OTHER STORM WATER DRAINAGE FACILITIES, NO ABOVE GRADE STRUCTURES, DAMS OR OTHER OBSTRUCTIONS TO THE FLOW OF STORMWATER RUNOFF ARE PERMITTED WITHIN DRAINAGE EASEMENT AREAS AS DELINEATED ON THIS PLAT UNLESS APPROVED BY THE CITY OF COLUMBUS, DIVISION OF SEWERAGE AND DRAINAGE. AN ACCESS EASEMENT IS HEREBY RESERVED IN AND OVER THE AREA DESIGNATED ON THIS PLAT FOR INGRESS/EGRESS PURPOSES.

THE EASEMENTS SHOWN HEREON OUTSIDE OF THE PLATTED AREA ARE WITHIN LANDS OWNED BY M/I HOMES OF CENTRAL OHIO, LLC, AND ARE RESERVED FOR THE PURPOSES STATED IN THE FOREGOING "EASEMENTS" PARAGRAPH.

IN WITNESS WHEREOF, TIMOTHY C. HALL, JR., AREA PRESIDENT OF M/I HOMES OF CENTRAL OHIO, LLC, HAS CAUSED THIS PLAT TO BE EXECUTED BY THIS DULY AUTHORIZED OFFICE.

THIS 31st DAY OF May, 2019.

SIGNED AND ACKNOWLEDGED
IN THE PRESENCE OF:

M/I HOMES OF CENTRAL OHIO, LLC
AN OHIO LIMITED LIABILITY COMPANY

BY: Carlene W. Smith

TIMOTHY C. HALL, JR.
AREA PRESIDENT

STATE OF OHIO
COUNTY OF FRANKLIN:

BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID STATE, PERSONALLY APPEARED TIMOTHY C. HALL, JR., AREA PRESIDENT OF M/I HOMES OF CENTRAL OHIO, LLC, AN OHIO LIMITED LIABILITY COMPANY, WHO ACKNOWLEDGED THE SIGNING OF THE FOREGOING INSTRUMENT TO BE HIS VOLUNTARY ACT AND DEED AND THE VOLUNTARY ACT AND DEED OF SAID M/I HOMES OF CENTRAL OHIO, LLC, AN OHIO LIMITED LIABILITY COMPANY, FOR THE USES AND PURPOSES EXPRESSED THEREIN.

IN WITNESS THEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL THIS

31st DAY OF May, 2019.

MY COMMISSION EXPIRES 6/25/19

Carlene W. Smith



APPROVED THIS 6th DAY OF JUNE, 2019

Scott S. Muser / ASB
DIRECTOR, DEPARTMENT OF BUILDING AND ZONING SERVICES, COLUMBUS OHIO

APPROVED THIS 6th DAY OF June, 2019

James P. ... FOR JDY
CITY ENGINEER/ADMINISTRATOR, DIVISION OF DESIGN & CONSTRUCTION, COLUMBUS OHIO

APPROVED THIS 7th DAY OF June, 2019

James ...
DIRECTOR, DEPARTMENT OF PUBLIC SERVICE, COLUMBUS OHIO

APPROVED AND ACCEPTED THIS ___ DAY OF ___, 2019, BY ORDINANCE NO. _____ WHEREIN GREENWYCK CROSSING, OLDE DUTCH ROAD, FALCON CREST ROAD, FLATLANDS ROAD AND FLATIRON ROAD ARE HEREBY DEDICATED AND ACCEPTED AS SUCH BY THE COUNCIL OF THE CITY OF COLUMBUS OHIO.

IN WITNESS THEREOF I HAVE HEREUNTO SET MY HAND AND AFFIXED MY SEAL THIS

___ DAY OF ___, 2019

CITY CLERK, COLUMBUS OHIO

TRANSFERRED THIS ___ DAY OF ___, 2019

AUDITOR, FRANKLIN COUNTY, OHIO

FILED FOR RECORD THIS ___ DAY OF _____

AT _____, FEE _____.

RECORDER, FRANKLIN COUNTY, OHIO

AT _____, FEE _____.

FILE NO. _____.

DEPUTY RECORDER, FRANKLIN COUNTY, OHIO

PLAT BOOK _____, PAGE _____.



VICINITY MAP
SCALE: 1"=1,500'

NO	DATE	DESCRIPTION

Civil & Environmental Consultants, Inc.
250 Old Wilson Bridge Road · Suite 250 · Worthington, OH 43085
614-540-6633 · 888-598-6808
www.cecinc.com

CITY OF COLUMBUS
FRANKLIN COUNTY, OHIO

LEGEND

- ▲ MAG NAIL FOUND
- IRON PIN FOUND
- △ MAG NAIL SET
- IRON PIN SET (SEE SURVEY DATA)
- ⊙ PERMANENT MARKER (SEE SURVEY DATA)

SURVEY DATA:

BASIS OF BEARINGS:
THE BEARINGS SHOWN ON THIS SURVEY ARE BASED ON THE BEARING OF NORTH 02°36'44" WEST, FOR THE CENTERLINE OF HARLEM ROAD, AS DETERMINED BETWEEN FCCS 1825 & FCCS 1375, AS DETERMINED BY STATIC AND RTK GPS OBSERVATIONS PERFORMED ON 2015 AND POST PROCESSED UTILIZING NGS OPUS-S SOLUTIONS USING THE O.D.O.T. CORS NETWORK USING OHIO STATE PLANE COORDINATE SOUTH ZONE (NAD 83 2011 ADJUSTMENT).

SOURCE DATA:

THE SOURCES OF RECORDED SURVEY DATA REFERENCED IN THE PLAN AND TEXT OF THIS PLAT ARE THE RECORDS OF THE RECORDER'S OFFICE, FRANKLIN COUNTY, OHIO.

CITY OF COLUMBUS PLANS : SAN CC-18342 E-3558

IRON PINS:

IRON PINS, WHERE INDICATED HEREON, UNLESS OTHERWISE NOTED, ARE TO BE SET AND ARE 5/8" SOLID REBAR, THIRTY INCHES LONG WITH A YELLOW PLASTIC CAP BEARING THE INITIALS "CEC INC".

PERMANENT MARKERS:

PERMANENT MARKERS, WHERE INDICATED HEREON, UNLESS OTHERWISE NOTED, ARE TO BE SET AND ARE 1" SOLID REBAR, THIRTY INCHES LONG WITH A YELLOW PLASTIC CAP BEARING THE INITIALS "CEC INC".

CERTIFICATION:

WE DO HEREBY CERTIFY THAT WE HAVE SURVEYED THE ATTACHED PREMISES, PREPARED THE ATTACHED PLAT, AND THAT SAID PLAT IS CORRECT. ALL DIMENSIONS ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF.



Mark Alan Smith
5/30/2019
MARK ALAN SMITH
PROFESSIONAL LAND SURVEYOR NO. S-8232

DATE:	MAY 2019	DRAWN BY:	KAS
DWG SCALE:	1"=50'	CHECKED BY:	MAS
PROJECT NO.:	185-798	APPROVED BY:	MAS

DRAWING NO.:
PLAT
SHEET 1 OF 2

F:\2018\185-798-1\Survey\Draw\185798-501-PLAT-Section 4.dwg(OWNER SHEET) LS(5/20/2019 12:16 PM - dbachard) - LP: 5/20/2019 12:16 PM