

# GREATER COLUMBUS HABITAT FOR HUMANITY HABITAT VILLAGE SECTION #1

Situated in the State of Ohio, County of Franklin, City of Columbus, as conveyed to Greater Columbus Habitat for Humanity as recorded in Instrument Number 199910180261853, Franklin County Ohio.

Easements are hereby reserved in, over and under areas designated on this plat as "Easement" or "Drainage 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 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 constructing, 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 storm water runoff are permitted within Drainage Easement areas as delineated on this plat unless approved by the City of Columbus, Division of Sewerage and Drainage. Furthermore, in accordance with the terms and regulations of Section 3123.08(c)(9) of the Columbus City Codes, 1959, there is hereby offered an easement to the Cable T.V. Industry for the installation, operation and maintenance of T.V. cable and equipment. Easement areas shown hereon outside of the platted area are within lands owned by the undersigned and easements are hereby reserved therein for the uses and purposes expressed herein.

**SURVEY DATA:**

**BASIS OF BEARINGS:** The basis of the bearings is the south property line at N86°01'43"W.

**SOURCE OF DATA:** The sources of recorded survey data are the records of the Franklin County, Ohio, Recorder referenced in the plan and text of this plat.

**IRON PINS,** where indicated, unless otherwise noted, are to be set and are iron pipes, thirteen sixteenths inch in diameter and thirty inches long.

The undersigned, Robert Perryman, Executive Director, Greater Columbus Habitat For Humanity, owner of the lands platted herein, does hereby certify that this plat correctly represents Habitat Village Section 1, a subdivision containing Lots 1 through 10, does hereby accept this plat of same and dedicates to public use all of the Court shown.

*Robert Perryman* 9-3-03  
 Robert Perryman, Executive Director,  
 Greater Columbus Habitat For Humanity Date

STATE OF OHIO  
 COUNTY OF FRANKLIN ss:

Before me, a Notary Public in and for said State, personally appeared ROBERT PERRYMAN, Executive Director of said Greater Columbus Habitat For Humanity, who acknowledged the signing of the foregoing instrument to be his free and voluntary act and deed and the free and voluntary act and of said Greater Columbus Habitat For Humanity for the use and purposes expressed therein.

In Witness Whereof, I have hereunto set my hand and affixed my official seal this 3 day of Sept, 2003

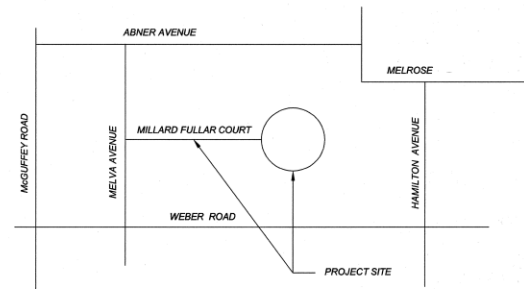
*Timothy Diamond*  
 My commission expires 12-9-06 Notary Public, State of Ohio



**S&H  
 ENGINEERING**

7956 Eric Court  
 Lima, Ohio, OH 43035  
 740.548.8586

By *Daniel R. Stowers* 9/18/03  
 Professional Surveyor No. 5475 Date



LOCATION MAP  
 NOT TO SCALE

Approved this 16<sup>th</sup> day of September 2003  
*Charles A. Smith, C.E.S. for Mark Bushart*  
 Development Director,  
 Columbus, Ohio

Approved this 22<sup>nd</sup> day of September 2003  
*[Signature]*  
 City Engineer,  
 Columbus, Ohio

Approved this 23<sup>rd</sup> day of September 2003  
*Lois K. Page, Esq. David H. Hill*  
 Director of Public Service,  
 Columbus, Ohio

Approved and accepted this \_\_\_ day of \_\_\_, 2003, by Ordinance No. \_\_\_ wherein all of the Court hereby dedicated is accepted as such by the Council for the City of Columbus, Ohio.

In Witness Whereof, I have hereunto set my hand and affixed my seal this \_\_\_ day of \_\_\_, 2003.  
 City Clerk,  
 Columbus, Ohio

Approved this \_\_\_ day of \_\_\_, 2003  
 Auditor,  
 Franklin County, Ohio

Deputy Auditor,  
 Franklin County, Ohio

Filed for record this \_\_\_ day of \_\_\_, 2003, at \_\_\_ M. Fee \$ \_\_\_\_  
 Recorder,  
 Franklin County, Ohio

Recorded this \_\_\_ day of \_\_\_, 2003  
 Deputy Recorder,  
 Franklin County, Ohio

Plat book \_\_\_ Pages

GENERAL NOTES

NO DETERMINATION HAS BEEN MADE BY THE BUILDING SERVICES DIVISION OF THE DEPARTMENT OF DEVELOPMENT, CITY OF COLUMBUS AS TO WHETHER THE AREA PROPOSED TO BE PLATTED (CONVENS AREAS) THAT COULD BE CLASSIFIED AS WETLANDS BY THE ARMY CORPS OF ENGINEERS. IT IS THE DEVELOPER'S RESPONSIBILITY TO DETERMINE WHETHER WETLANDS EXIST ON THE SITE. THE CITY OF COLUMBUS APPROVAL OF THE FINAL PLAT OF HABITAT VILLAGE SEC. 1 SUBDIVISION DOES NOT IMPLY ANY APPROVAL FOR THE DEVELOPMENT OF THE SITE AS IT MAY PERTAIN TO WETLANDS.

AGRICULTURAL RECOUPMENT GRANTOR, BEING THE DULY AUTHORIZED REPRESENTATIVE OF THE DEVELOPER DEDICATING THE PROPERTY DESCRIBED IN THIS PLAT, HEREBY AGREES THAT THE GRANTOR WILL INDEMNIFY THE CITY OF COLUMBUS FOR, AND HOLD IT HARMLESS FROM, ANY AGRICULTURAL RECOUPMENTS ASSESSED OR LEVIED IN THE FUTURE AGAINST THE PROPERTY DEDICATED HEREIN WHICH RESULTS FROM GRANTOR'S CONVERSION OF THE PROPERTY FROM AGRICULTURAL USE.

THIS SITE LIES IN ZONE "1" OF THE FLOOD INSURANCE RATE MAP, CITY OF COLUMBUS MAP NUMBER 39049C0165G. EFFECT DATE AUGUST 2, 1995.

DIMENSIONS ON CURVES ARE ARC LENGTHS.

DEPRESSED DRIVEWAYS: THE PAVEMENT AND STORM SEWER PLAN TOGETHER WITH THE MASTER GRADING PLAN FOR HABITAT VILLAGE SECTION 1 SHOW A DESIGN THAT WOULD NOT PROHIBIT ANY LOT FROM HAVING A DEPRESSED DRIVEWAY ACCORDING TO COLUMBUS CITY CODE SECTION 4123.43.

VEHICULAR ACCESS - ALLEY: WITHIN THE LIMITS SHOWN AND SPECIFIED HEREON GREATER COLUMBUS HABITAT FOR HUMANITY HEREBY WAIVES AND RELEASES ALL RIGHTS OF DIRECT ACCESS OR CLAIMS THEREUP TO THE EXISTING ALLEY SHOWN. EXECUTION OF THIS PLAT SHALL ACT AUTOMATICALLY AS A WAIVER TO THE CITY OF COLUMBUS IN THE ELIMINATION OF ANY DIRECT VEHICULAR ACCESS TO SAID ALLEY EITHER FOR PRESENT OR FUTURE CONSTRUCTION.

LEGEND:

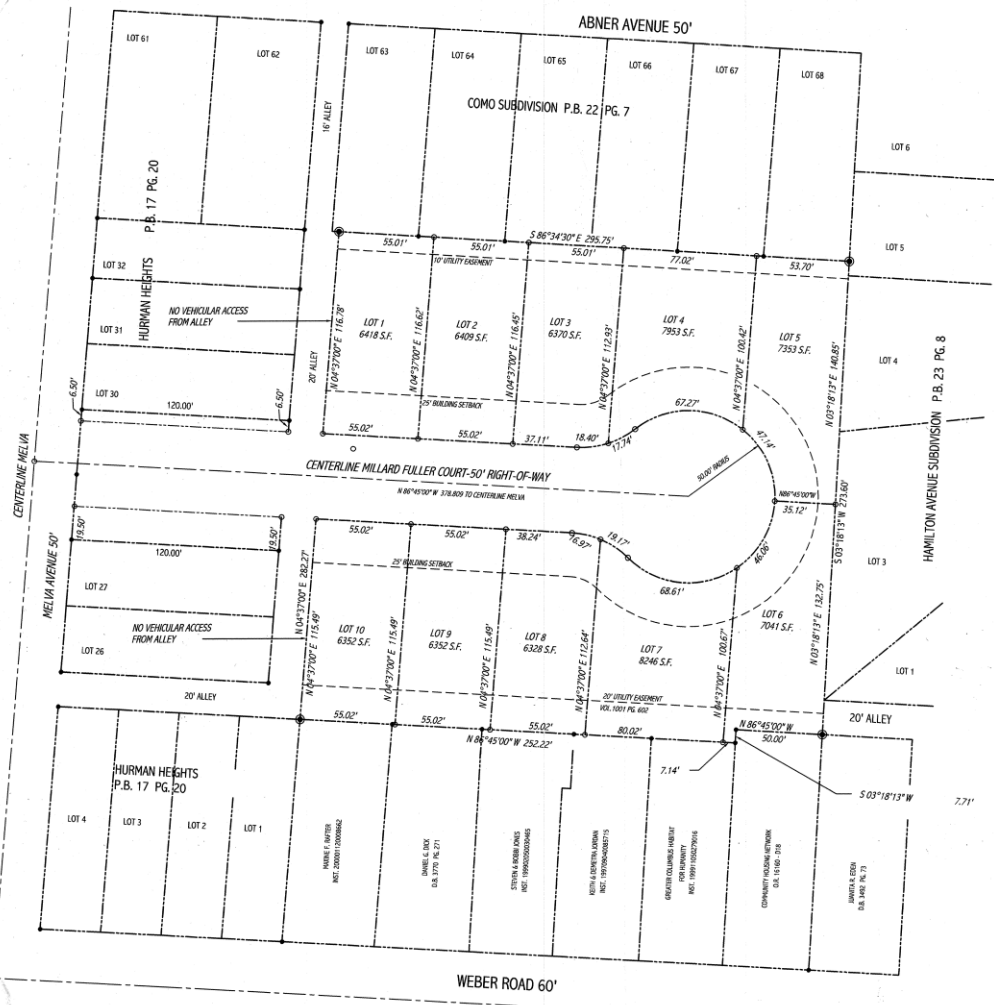
- EXISTING IRON PIN
- = IRON PINS TO BE SET
- ⊙ = PERMANENT MARKERS
- 1" DIA. x 36" SOLID STEEL BAR
- IRON PINS TO BE SET WILL BE 3/4"x36" SCH. 40 GALV. STEEL PIPES

GREATER COLUMBUS HABITAT FOR HUMANITY  
 3259 CLEVELAND AVE. COLUMBUS OHIO 43224  
 HABITAT VILLAGE SECTION 1



S&H  
 ENGINEERING  
 7956 ERIC COURT  
 LEWIS CENTER, OHIO 43035  
 740.548.8596

FINAL PLAT



The bearings as contained on this plat are based on the bearing system for Hurman Heights Subdivision as platted and recorded in Plat Book 17, page 20.

PLAN

