

# THE LAKES AT TAYLOR STATION SECTION 5

**ASSESSED DRIVEWAYS:** The pavement together with the master grading plan for Station Section 5 show a design that the lots in The Lakes at Taylor Station, a depressed driveway according to Section 4123.43 unless otherwise approved by the Building Inspector.

**NOTE:** Parking restrictions shall be in accordance with the policy of the City of Columbus on signage for parking lanes. The owner, developer, and/or contractor must establish and maintain an adequate towing company which authorizes removal of any vehicles parked in restricted areas. The removal shall be filed annually upon application with the Columbus Division of Fire, Plans Review Office. The developer, contractor, and association shall designate the City of Columbus as the authorized agent for the removal of any vehicles parked in restricted areas. All signs and designations will conform to the standards of the City of Columbus Division of Fire "Fire Vehicle Access".

At the time of platting, the land indicated on this plat is outside of the 0.2% annual flood delineated on FEMA Flood Insurance Rate Map, Ohio and Incorporated Areas 15252K with a revision date of June 17, 2005.

**AGRICULTURAL RECOUPMENT:** The grantor will indemnify the City of Columbus and its successors and assigns from and hold them harmless from any agricultural or wetland claims or levies in the future against the grantor which result from the grantor's failure to comply with applicable laws.

Termination has been made by the City of Columbus, Building Services Division, City of Columbus, Ohio and Incorporated Areas 15252K with a revision date of June 17, 2005.

The Lakes at Taylor Station Section 5 is located outside of the 0.2% annual flood delineated on FEMA Flood Insurance Rate Map, Ohio and Incorporated Areas 15252K with a revision date of June 17, 2005.

**RESERVE "S":** Reserve "S", as designated on this plat, shall be owned and maintained by an association of the fee simple titles to the lots in Taylor Station subdivisions. The association shall be private and shall be owned and maintained by said association. These streets are the responsibility of the City of Columbus and the City of Columbus is responsible for the maintenance of said streets.

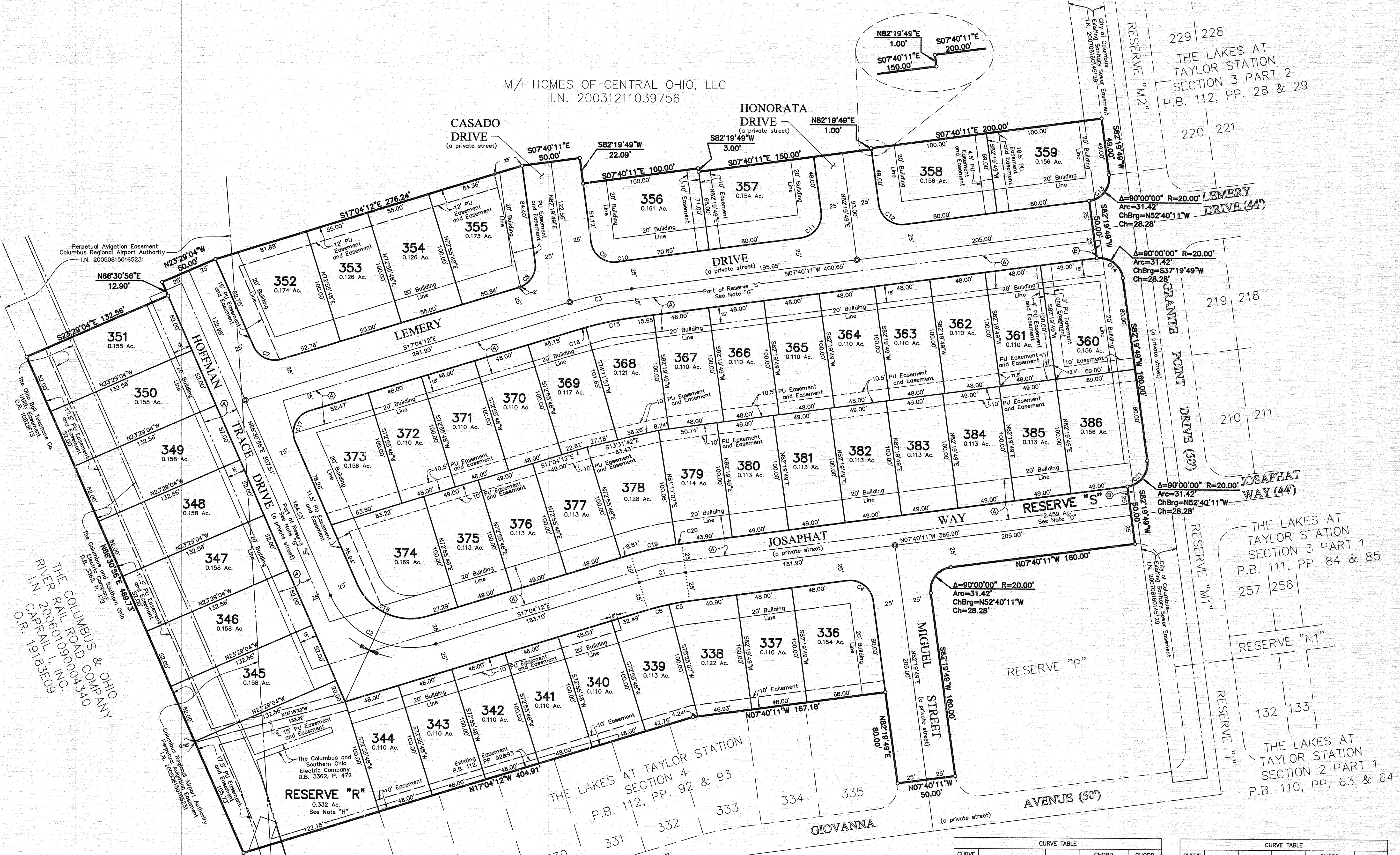
**RESERVE "R":** Reserve "R", as designated on this plat, shall be owned and maintained by an association of the fee simple titles to the lots in Taylor Station subdivisions for the purpose of storm water runoff control. The association shall be formed and funded to maintain said reserves.

**AREA BREAKDOWN:**  
 9,408 Ac.  
 6,617 Ac.  
 and Reserve "S"  
 2,791 Ac.

**AREA BREAKDOWN:** Lakes at Taylor Station comprised of the following Franklin County lots:  
 9,408 Ac.

At the time of platting, electric, cable, and other utilities have not issued information on the location of these utilities shown on this plat. Existing recorded utility lines shown on this plat. Existing recorded utility lines shown on this plat. Existing recorded utility lines shown on this plat.

M/I HOMES OF CENTRAL OHIO, LLC  
 I.N. 20031211039756



229 | 228  
 THE LAKES AT TAYLOR STATION SECTION 3 PART 2 P.B. 112, PP. 28 & 29

220 | 221  
 A=90°00'00" R=20.00'  
 Arc=31.42'  
 ChBrg=N52°40'11"W  
 Ch=28.28'

219 | 218  
 A=90°00'00" R=20.00'  
 Arc=31.42'  
 ChBrg=S37°19'49"W  
 Ch=28.28'

210 | 211  
 A=90°00'00" R=20.00'  
 Arc=31.42'  
 ChBrg=N52°40'11"W  
 Ch=28.28'

THE LAKES AT TAYLOR STATION SECTION 3 PART 1 P.B. 111, PP. 84 & 85

257 | 256  
 RESERVE "N1"

132 | 133  
 THE LAKES AT TAYLOR STATION SECTION 2 PART 1 P.B. 110, PP. 63 & 64

CURVE TABLE				
CURVE NO.	DELTA	RADIUS	LENGTH	CHORD BEARING
C1	9°24'01"	250.00'	41.02'	N 12°22'12" W 40.97'
C2	8°33'08"	75.00'	109.41'	S 24°43'22" W 99.97'
C3	9°24'01"	332.77'	54.60'	N 12°22'12" W 54.54'
C4	9°00'00"	20.00'	31.42'	N 37°19'49" E 28.28'
C5	4°36'23"	225.00'	18.09'	N 09°58'22" W 18.08'
C6	4°47'38"	225.00'	18.83'	N 14°40'23" W 18.82'
C7	8°33'08"	20.00'	29.18'	S 24°43'22" W 26.66'
C8	8°35'59"	20.00'	28.13'	S 27°22'12" E 25.87'
C9	9°12'57"	20.00'	31.91'	S 36°37'16" W 28.63'
C10	1°25'07"	357.77'	8.86'	N 08°22'44" W 8.86'
C11	9°00'00"	20.00'	31.42'	S 52°40'11" E 28.28'

CURVE TABLE				
CURVE NO.	DELTA	RADIUS	LENGTH	CHORD BEARING
C12	9°00'00"	20.00'	31.42'	S 37°19'49" W 28.28'
C13	9°00'00"	20.00'	31.42'	S 52°40'11" E 28.28'
C14	9°00'00"	20.00'	31.42'	S 37°19'49" E 28.28'
C15	8°07'52"	307.77'	43.68'	N 11°44'07" W 43.64'
C16	1°16'09"	307.77'	6.82'	N 16°26'08" W 6.82'
C17	9°24'52"	20.00'	33.66'	N 65°16'38" W 29.82'
C18	8°33'08"	50.00'	72.94'	S 24°43'22" W 66.64'
C19	8°21'20"	275.00'	40.10'	N 12°53'32" W 40.07'
C20	1°02'42"	275.00'	5.02'	N 08°11'32" W 5.02'
C21	9°00'00"	20.00'	31.42'	S 52°40'11" E 28.28'

City of Columbus Existing Sanitary Sewer Easement I.N. 200508150165231  
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