DEDICATION PLAT OF LYRA DRIVE EXTENSION PHASE 1 AND EASEMENTS

SITUATED IN THE STATE OF OHIO, COUNTY OF DELAWARE, CITY OF COLUMBUS,
BEING PART OF FARM LOTS 15 AND 21, QUARTER TOWNSHIP 4, TOWNSHIP 3, RANGE 18,
UNITED STATES MILITARY LANDS.

LEGAL DESCRIPTION

SITUATED IN THE STATE OF OHIO, COUNTY OF DELAWARE, CITY OF COLUMBUS AND BEING PART OF FARM LOTS 15 AND 21, QUARTER TOWNSHIP 4, TOWNSHIP 3, RANGE 18, UNITED STATES MILITARY LANDS AND CONTAINING A TOTAL OF 5.049 ACRES, BEING 0.232 ACRES OUT OF A 15.146 ACRE TRACT AS CONVEYED TO N.P. LIMITED PARTNERSHIP OF RECORD IN OFFICIAL RECORD VOLUME 576, PAGE 1065, BEING 0.014 ACRES OUT OF A 2.886 ACRE TRACT AS CONVEYED TO WILCARE DELAWARE, LLC OF RECORD IN OFFICIAL RECORD VOLUME 1066, PAGE 2226, BEING 0.004 ACRES OUT OF A 2.827 ACRE TRACT AS CONVEYED TO POLARIS HT, LLC OF RECORD IN OFFICIAL RECORD VOLUME 1562, PAGE 2182, BEING 2.120 ACRES OUT OF AN 18.193 ACRE TRACT AS CONVEYED TO N.P. LIMITED PARTNERSHIP OF RECORD IN OFFICIAL RECORD VOLUME 600, PAGE 2586, BEING 2.490 ACRES OUT OF AN 8.290 ACRE TRACT AS CONVEYED TO N.P. LIMITED PARTNERSHIP OF RECORD IN OFFICIAL RECORD VOLUME 576, PAGE 1063, AND BEING 0.189 ACRES OUT OF A 25.277 ACRE TRACT AS CONVEYED TO N.P. LIMITED PARTNERSHIP OF RECORD IN OFFICIAL RECORD VOLUME 268, PAGE 2293, (ALL DEED REFERENCES BEING TO THE RECORDS OF THE RECORDER'S OFFICE, DELAWARE COUNTY, OHIO).

OWNER'S ACKNOWLEDGEMENT

THE UNDERSIGNED N.P. LIMITED PARTNERSHIP, AN OHIO LIMITED PARTNERSHIP, WILCARE DELAWARE, LLC, A DELAWARE LIMITED LIABILITY COMPANY, AND POLARIS HT, LLC, AN OHIO LIMITED LIABILITY COMPANY, OWNERS, OF THE LAND PLATTED HEREIN, DULY AUTHORIZED IN THE PREMISES, DO HEREBY CERTIFY THAT THIS PLAT CORRECTLY REPRESENTS THEIR "DEDICATION PLAT OF LYRA DRIVE EXTENSION PHASE 1 AND EASEMENTS", AND DO HEREBY ACCEPT THIS PLAT OF SAME AND DEDICATE TO PUBLIC USE, AS SUCH, ALL OR PARTS OF THE DRIVE AND EASEMENTS SHOWN HEREON AND NOT HERETOFORE DEDICATED.

N.P. LIMITED PARTNERSHIP, WILCARE DELAWARE, LLC, AND POLARIS HT, LLC, BEING THE DULY AUTHORIZED REPRESENTATIVES OF THE DEVELOPER DEDICATING THE PROPERTY DESCRIBED IN THIS PLAT, HEREBY AGREE THAT NP LIMITED PARTNERSHIP, WILCARE DELAWARE, LLC, AND POLARIS HT, LLC, 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 WILL RESULT FROM GRANTOR'S CONVERSION OF THE PROPERTY FROM AGRICULTURAL USE.

EASEMENTS IN, OVER AND UNDER AREAS DESIGNATED ON THIS PLAT AS "DRAINAGE EASEMENT", "STORM SEWER EASEMENT", "SANITARY SEWER EASEMENT", "CHANNEL EASEMENT" AND "UTILITY EASEMENT", SHOWN HEREON OUTSIDE OF THE PLATTED AREA, ARE WITHIN THE TRACTS OF LAND OWNED BY NP LIMITED PARTNERSHIP, WILCARE DELAWARE, LLC AND POLARIS HT, LLC, AND ARE RESERVED FOR THE CONSTRUCTION, OPERATION, AND MAINTENANCE OF ALL PUBLIC AND QUASI PUBLIC UTILITIES ABOVE AND BENEATH THE SURFACE OF THE GROUND AND, WHERE NECESSARY, ARE 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", "CHANNEL EASEMENT" AND "STORM SEWER EASEMENT" ON THIS PLAT, AN ADDITIONAL EASEMENT IS HEREBY RESERVED FOR THE PURPOSE OF CONSTRUCTION, OPERATION 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, CHANNEL EASEMENT AND STORM SEWER EASEMENT AREAS AS DELINEATED ON THIS PLAT UNLESS APPROVED BY THE CITY OF COLUMBUS, DIVISION OF SEWERAGE AND DRAINAGE.

IN ACCORDANCE WITH THE REQUIREMENTS AND TERMS OF SECTION 3123.08 (C) (8) OF THE COLUMBUS CITY CODES, THERE IS HEREBY OFFERED, TO THE CABLE TELEVISION INDUSTRY, WITHIN THOSE EASEMENTS RESERVED AND DEDICATED UPON THE ATTACHED PLAT THAT WILL CONTAIN UNDERGROUND SBC AND/OR AMERICAN ELECTRIC POWER FACILITIES, AN EASEMENT FOR THE INSTALLATION, OPERATION AND MAINTENANCE OF T.V. CABLE AND EQUIPMENT. THE SURFACE OF THE EASEMENT AREA MAY BE USED AND DEVELOPED IN ANY MANNER THAT DOES NOT UNREASONABLY INTERFERE WITH THE RESPECTIVE UTILITIES USE THEREOF, INCLUDING, BUT NOT LIMITED TO, CURB CUTS, DRIVEWAYS AND LANDSCAPED STREETS. ABOVE GROUND INSTALLATIONS SHALL BE SUBJECT TO THE APPROVAL OF THE DEVELOPER.

AT THE TIME OF PLATTING, THE LAND INDICATED HEREON IS SUBJECT TO REQUIREMENTS OF THE CITY OF COLUMBUS ZONING ORDINANCE #1413-01, PASSED JULY 30, 2001, (Z91-018C) AND THE CITY OF COLUMBUS ZONING ORDINANCE #1072-2005, PASSED AUGUST 10, 2005, (Z00-039C). THESE ORDINANCES, AND ANY AMENDMENTS THERETO PASSED SUBSEQUENT TO ACCEPTANCE OF THIS PLAT, SHOULD BE REVIEWED TO DETERMINE THE THEN CURRENT, APPLICABLE USE AND DEVELOPMENT LIMITATIONS OR REQUIREMENTS. THIS NOTICE IS SOLELY FOR THE PURPOSE OF NOTIFYING THE PUBLIC OF THE EXISTENCE, AT THE TIME OF PLATTING, OF ZONING REGULATIONS APPLICABLE TO THIS PROPERTY. THIS NOTICE SHALL NOT BE INTERPRETED AS CREATING PLAT OR SUBDIVISION RESTRICTIONS, COVENANTS RUNNING WITH THE LAND OR TITLE ENCUMBRANCE OF ANY NATURE, AND IS FOR INFORMATIONAL PURPOSES ONLY.

NO DETERMINATION HAS BEEN MADE BY THE BUILDING AND DEVELOPMENT SERVICES, CITY OF COLUMBUS AS TO WHETHER THE AREA PROPOSED TO BE PLATTED CONTAINS AREA(S) THAT COULD BE CLASSIFIED AS WETLANDS BY THE U.S. ARMY CORPS OF ENGINEERS. IT IS THE DEVELOPER'S RESPONSIBILITY TO DETERMINE WHETHER WETLANDS EXIST ON THE SITE. CITY OF COLUMBUS APPROVAL OF THIS PLAT DOES NOT IMPLY ANY APPROVAL FOR DEVELOPMENT OF THE SITE AS IT MAY PERTAIN TO WETLANDS.

THE RIGHT-OF-WAY DEDICATED HEREON IS LOCATED IN FLOOD ZONE X, AS DELINEATED ON COMMUNITY PANEL NUMBER 39049C0063K, EFFECTIVE DATE JUNE 17, 2008.

IN WITNESS WHEREOF, N.P. LIMITED PARTNERSHIP, AN OHIO LIMITED PARTNERSHIP, BY ITS SOLE GENERAL PARTNER, KEW INVESTMENT COMPANY, AN OHIO GENERAL PARTNERSHIP, BY THE MANAGING GENERAL PARTNER OF SUCH GENERAL PARTNERSHIP, FRANZ A. GEIGER, DULY AUTHORIZED BY RESOLUTION ADOPTED BY ALL OF THE PARTNERS, HAS HEREUNTO SET ITS HAND THIS 25th DAY OF June, 2020.

SIGNED AND ACKNOWLEDGED IN THE PRESENCE OF:

N.P. LIMITED PARTNERSHIP
AN OHIO LIMITED PARTNERSHIP

BY: KEW INVESTMENT COMPANY
AN OHIO GENERAL PARTNERSHIP
ITS GENERAL PARTNER

BY: KEW/RE, LLC
AN OHIO LIMITED LIABILITY COMPANY
ITS GENERAL PARTNER

BY: _____
FRANZ A. GEIGER, PRESIDENT

IN WITNESS WHEREOF, POLARIS HT, LLC, AN OHIO LIMITED LIABILITY COMPANY, FRANZ A. GEIGER, VICE PRESIDENT, DULY AUTHORIZED BY RESOLUTION, HAS HEREUNTO SET ITS HAND THIS 25th DAY OF June, 2020.

SIGNED AND ACKNOWLEDGED IN THE PRESENCE OF:

POLARIS HT, LLC
AN OHIO LIMITED LIABILITY COMPANY

BY: _____
FRANZ A. GEIGER, VICE PRESIDENT

NOTARY FOR OWNER

STATE OF OHIO
COUNTY OF DELAWARE, SS:

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 25th DAY OF JUNE, 2020, BY FRANZ A. GEIGER, PRESIDENT, ON BEHALF OF KEW/RE, LLC, AN OHIO LIMITED LIABILITY COMPANY, GENERAL PARTNER OF AND ON BEHALF OF KEW INVESTMENT COMPANY, AN OHIO GENERAL PARTNERSHIP, THE GENERAL PARTNER OF AND ON BEHALF OF N.P. LIMITED PARTNERSHIP, AN OHIO LIMITED PARTNERSHIP, BY FRANZ A. GEIGER, VICE PRESIDENT, ON BEHALF OF POLARIS HT, LLC, AN OHIO LIMITED LIABILITY COMPANY.

Heather L Geiger
Attorney At Law
Notary Public, State of Ohio
My commission has no expiration date
Sec. 147.03 R.C.

NOTARY PUBLIC, STATE OF OHIO

IN WITNESS WHEREOF, WILCARE DELAWARE, LLC, A DELAWARE LIMITED LIABILITY COMPANY, NEIL WENGER, VICE PRESIDENT, DULY AUTHORIZED BY RESOLUTION, HAS HEREUNTO SET ITS HAND THIS 30th DAY OF June, 2020.

SIGNED AND ACKNOWLEDGED IN THE PRESENCE OF:

WILCARE DELAWARE, LLC
A DELAWARE LIMITED LIABILITY COMPANY

BY: _____
NEIL WENGER, VICE PRESIDENT

NOTARY FOR OWNER

STATE OF OHIO
COUNTY OF ~~SUMMIT~~ MEDINA, SS:

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 30th DAY OF June, 2020, BY NEIL WENGER, VICE PRESIDENT, ON BEHALF OF WILCARE DELAWARE, LLC, A DELAWARE LIMITED LIABILITY COMPANY.

AMY E STULL
Notary Public
State of Ohio
My Comm. Expires
March 22, 2025

NOTARY PUBLIC, STATE OF OHIO

AUDITOR

TRANSFERRED THIS ____ DAY OF _____ 20___.

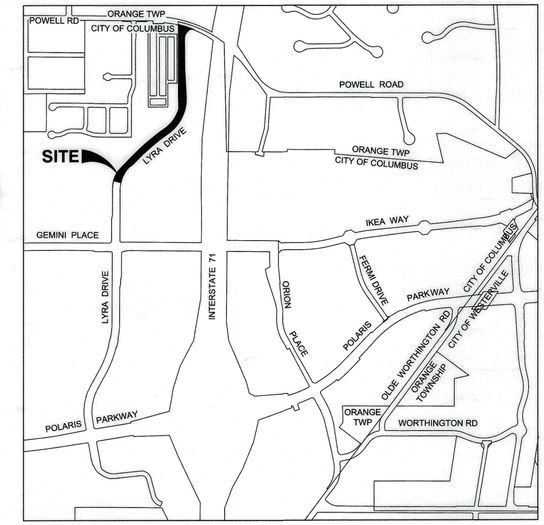
AUDITOR
DELAWARE COUNTY, OHIO

RECORDER

RECORDED THIS _____ DAY OF _____ (YEAR)_____ AT _____ AM/PM

IN OFFICIAL RECORD VOLUME _____ , PAGE _____ FEE $ _____.

RECORDER
DELAWARE COUNTY, OHIO



NORTH

VICINITY MAP
SCALE: 1"=1,000'

APPROVED THIS 7th DAY OF July, 2020

Scott J. Messer / ASB
DIRECTOR OF BUILDING AND ZONING SERVICES
COLUMBUS, OHIO

APPROVED THIS 9th DAY OF July, 2020

CITY ENGINEER, COLUMBUS, OHIO

APPROVED THIS 14th DAY OF July, 2020

DIRECTOR OF PUBLIC SERVICE
COLUMBUS, OHIO

APPROVED THIS ____ DAY OF _____, 2020

ORDINANCE NO. _____ WHEREIN THE DRIVE AND EASEMENTS DEDICATED ON THE ATTACHED PLAT ARE ACCEPTED AS SUCH BY THE COUNCIL OF THE CITY OF COLUMBUS, OHIO.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY SEAL THIS ____ DAY OF _____, 2020.

COLUMBUS CITY CLERK

SURVEYOR'S CERTIFICATE

WE DO HEREBY DECLARE THAT WE HAVE SURVEYED THE ABOVE PREMISES AND PREPARED THE ATTACHED PLAT. THE FIELD SURVEY ON WHICH THIS PLAT IS BASED WAS CONDUCTED IN JANUARY OF 2019 BY CIVIL & ENVIRONMENTAL CONSULTANTS.

ALL DIMENSIONS ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF. DIMENSIONS SHOWN ALONG CURVED LINES ARE CHORD MEASUREMENTS.

IRON PINS SET ARE 5/8" SOLID REBAR, 30" IN LENGTH WITH A PLASTIC CAP BEARING THE NAME "CEC INC".

THE BEARINGS SHOWN HEREON ARE BASED ON THE CENTERLINE OF LYRA DRIVE AS BEING NORTH 03°19'01" EAST, FROM AN ADJUSTED FIELD SURVEY USING G.P.S. METHODS FROM FRANKLIN COUNTY GEODETIC SURVEY MONUMENTS 2226 AND 4451, BASED ON THE OHIO STATE PLANE COORDINATE SYSTEM, SOUTH ZONE AND NORTH AMERICAN DATUM 1983 (NSRS 2011).

6/25/2020

DARRELL B. PLUMMER, P.S.
PROFESSIONAL SURVEYOR NO. 7595

STATE OF OHIO
DARRELL B. PLUMMER
7595
REGISTERED
PROFESSIONAL SURVEYOR

REVISION RECORD

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
DELAWARE COUNTY, OHIO

COVER SHEET

DATE:	JANUARY 2020
DRAWN BY:	DBP
DWG SCALE:	N/A
CHECKED BY:	MAS
PROJECT NO:	190-163
APPROVED BY:	

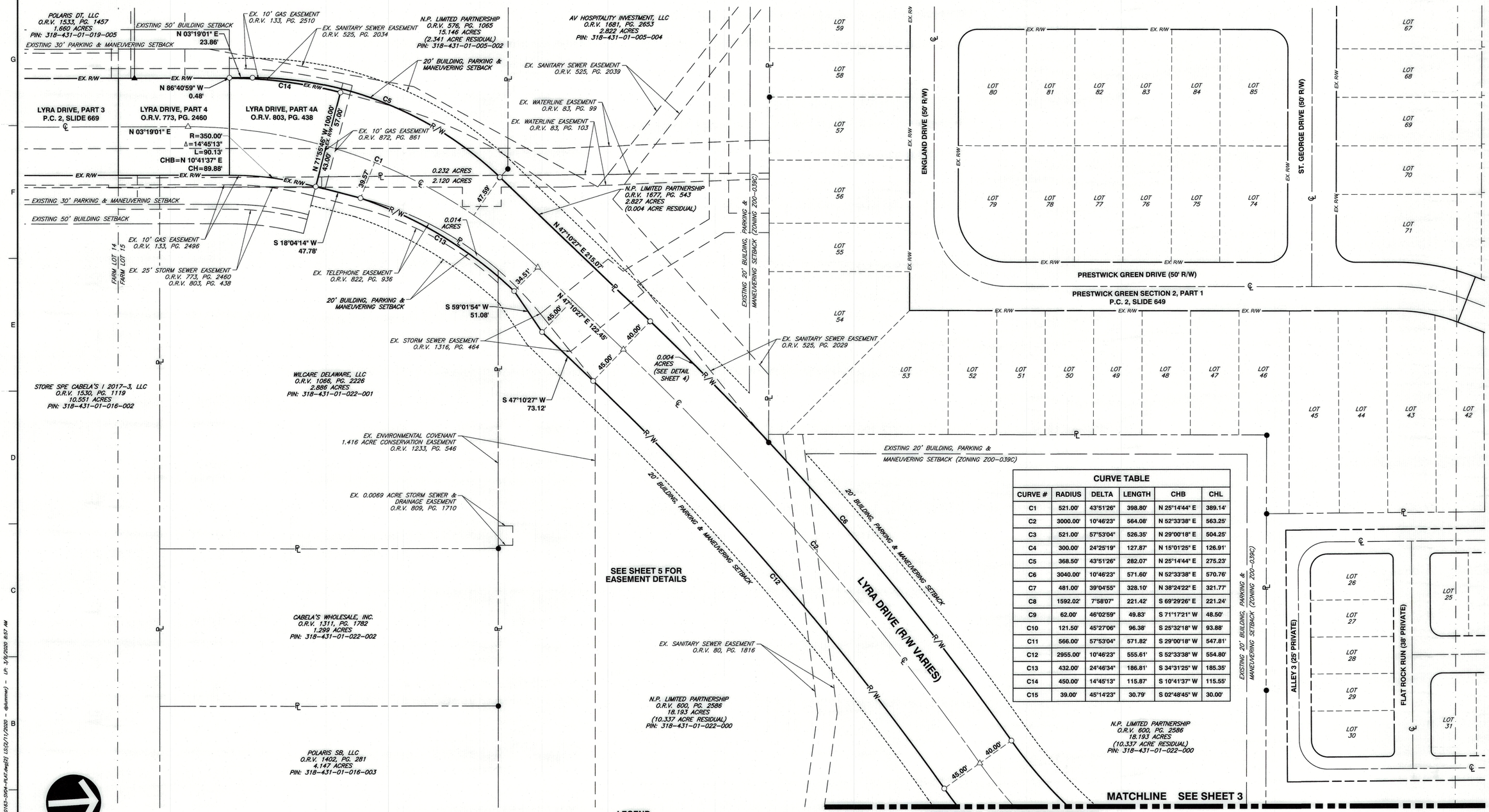
DRAWING NO.: PLAT

SHEET 1 OF 7

P:\2019\190-163\-Survey\dwg\190163-SV04-PLAT.dwg\\ LS\2/11/2020 - dplummer\ - LP: 3/9/2020 8:56 AM

DEDICATION PLAT OF LYRA DRIVE EXTENSION PHASE 1 AND EASEMENTS

SITUATED IN THE STATE OF OHIO, COUNTY OF DELAWARE, CITY OF COLUMBUS,
BEING PART OF FARM LOTS 15 AND 21, QUARTER TOWNSHIP 4, TOWNSHIP 3, RANGE 18,
UNITED STATES MILITARY LANDS.



CURVE TABLE					
CURVE #	RADIUS	DELTA	LENGTH	CHB	CHL
C1	521.00'	43°51'26"	398.80'	N 25°14'44" E	389.14'
C2	3000.00'	10°46'23"	564.08'	N 52°33'38" E	563.25'
C3	521.00'	57°53'04"	526.35'	N 29°00'18" E	504.25'
C4	300.00'	24°25'19"	127.87'	N 15°01'25" E	126.91'
C5	368.50'	43°51'26"	282.07'	N 25°14'44" E	275.23'
C6	3040.00'	10°46'23"	571.60'	N 52°33'38" E	570.76'
C7	481.00'	39°04'55"	328.10'	N 38°24'22" E	321.77'
C8	1592.02'	7°58'07"	221.42'	S 69°29'26" E	221.24'
C9	62.00'	46°02'59"	49.83'	S 71°17'21" W	48.50'
C10	121.50'	45°27'06"	96.38'	S 25°32'18" W	93.88'
C11	566.00'	57°53'04"	571.82'	S 29°00'18" W	547.81'
C12	2955.00'	10°46'23"	555.61'	S 52°33'38" W	554.80'
C13	432.00'	24°46'34"	186.81'	S 34°31'25" W	185.35'
C14	450.00'	14°45'13"	115.87'	S 10°41'37" W	115.55'
C15	39.00'	45°14'23"	30.79'	S 02°48'45" W	30.00'

LEGEND

℄	CENTERLINE ROAD / DRIVE		FARM LOT LINE	○	IRON PIN SET
EX. R/W	EXISTING RIGHT-OF-WAY	R/W	RIGHT-OF-WAY	●	IRON PIN FOUND
PL	PROPERTY LINE		SETBACK LINE	▲	MAG NAIL FOUND
	EXISTING SETBACK LINE	S	SEWER EASEMENT	△	RAILROAD SPIKE SET
	EXISTING EASEMENT LINE	U	UTILITY EASEMENT	■	CONCRETE MONUMENT FOUND

LYRA DRIVE ACREAGE BREAKDOWN

0.232 ACRES OUT OF 15.146 ACRE TRACT (PID: 318-431-01-005-002).
0.014 ACRES OUT OF 2.886 ACRE TRACT (PID: 318-431-01-022-001).
0.004 ACRES OUT OF 2.827 ACRE TRACT (PID: 318-431-01-005-004).
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0.189 ACRES OUT OF 25.277 ACRE TRACT (PID: 318-431-01-016-000).

REVISION RECORD

NO	DATE	DESCRIPTION

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

CITY OF COLUMBUS
DELAWARE COUNTY, OHIO

DEDICATION OF
RIGHT-OF-WAY AND SETBACKS

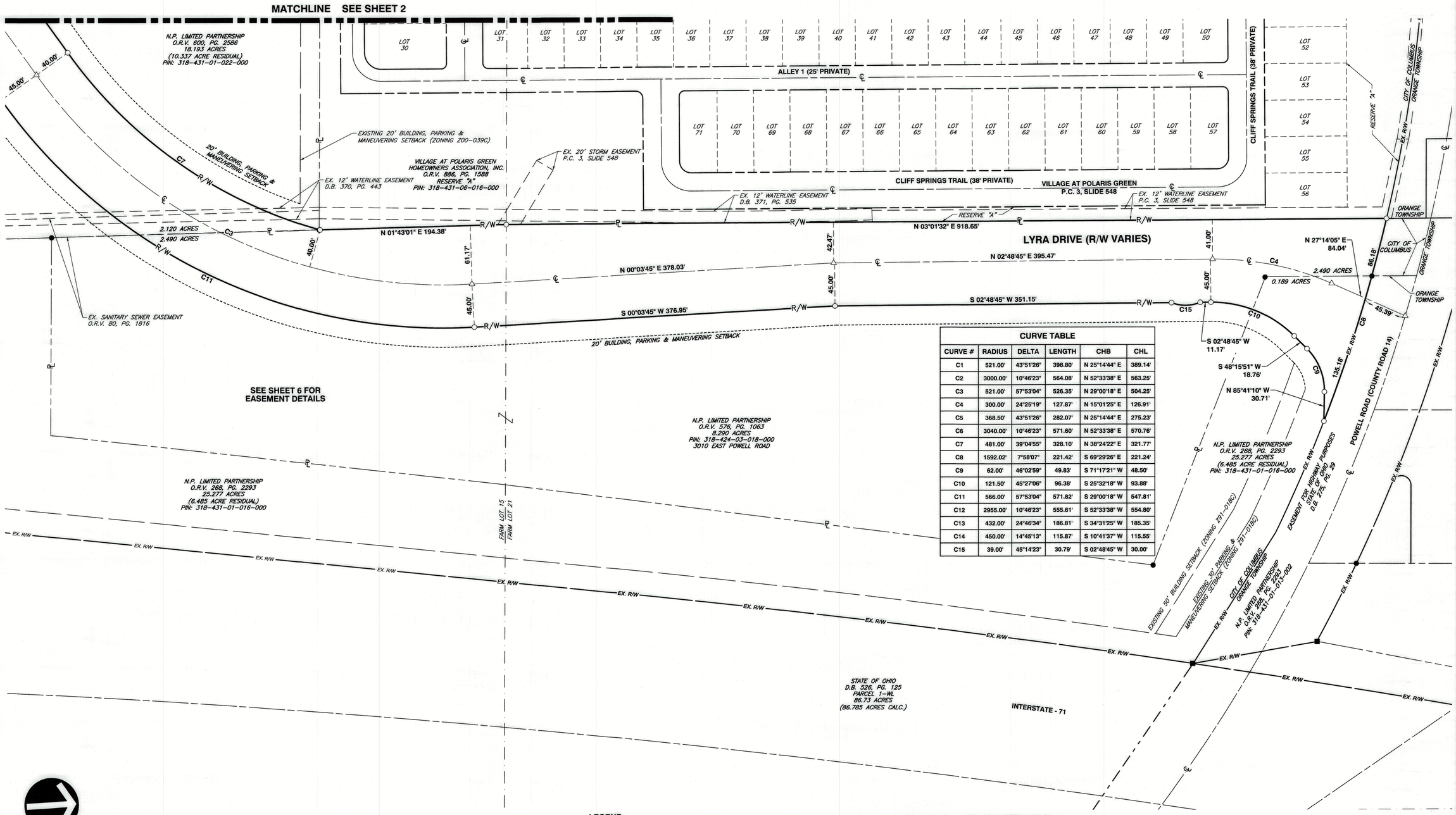
DATE:	JANUARY 2020	DRAWN BY:	DBP
DWG SCALE:	1"=50'	CHECKED BY:	MAS
PROJECT NO:			190-163
APPROVED BY:			

DRAWING NO.:
PLAT
SHEET 2 OF 7

P:\2019\190-163\1-Survey\Dwg\190163-SHD4-PLAT.dwg[2] LS(2/11/2020 - dplummer) - LP: 3/5/2020 8:57 AM

DEDICATION PLAT OF LYRA DRIVE EXTENSION PHASE 1 AND EASEMENTS

SITUATED IN THE STATE OF OHIO, COUNTY OF DELAWARE, CITY OF COLUMBUS,
BEING PART OF FARM LOTS 15 AND 21, QUARTER TOWNSHIP 4, TOWNSHIP 3, RANGE 18,
UNITED STATES MILITARY LANDS.



CURVE TABLE					
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C15	39.00'	45°14'23"	30.79'	S 02°48'45" W	30.00'

NORTH

SCALE IN FEET
0 50' 100'
AT ORIGINAL 34" X 22" SIZE

LEGEND

℄	CENTERLINE ROAD / DRIVE		FARM LOT LINE	○	IRON PIN SET
EX. R/W	EXISTING RIGHT-OF-WAY	R/W	RIGHT-OF-WAY	●	IRON PIN FOUND
PL	PROPERTY LINE		SETBACK LINE	▲	MAG NAIL FOUND
	EXISTING SETBACK LINE	S	SEWER EASEMENT	△	RAILROAD SPIKE SET
	EXISTING EASEMENT LINE	U	UTILITY EASEMENT	■	CONCRETE MONUMENT FOUND

LYRA DRIVE ACREAGE BREAKDOWN

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0.014 ACRES OUT OF 2.886 ACRE TRACT (PID: 318-431-01-022-001).
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REVISION RECORD

NO.	DATE	DESCRIPTION

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

CITY OF COLUMBUS
DELAWARE COUNTY, OHIO

DEDICATION OF
RIGHT-OF-WAY AND SETBACKS

DATE:	JANUARY 2020
DRAWN BY:	DBP
DWG SCALE:	1"=50'
CHECKED BY:	MAS
PROJECT NO:	190-163
APPROVED BY:	

DRAWING NO.:
PLAT
SHEET 3 OF 7

P:\2019\190-163\-Survey\Dwg\190163-SHP-PLAT.dwg(3) LS:(2/11/2020 - dplummer) - LP: 3/6/2020 8:57 AM

DEDICATION PLAT OF LYRA DRIVE EXTENSION PHASE 1 AND EASEMENTS

SITUATED IN THE STATE OF OHIO, COUNTY OF DELAWARE, CITY OF COLUMBUS,
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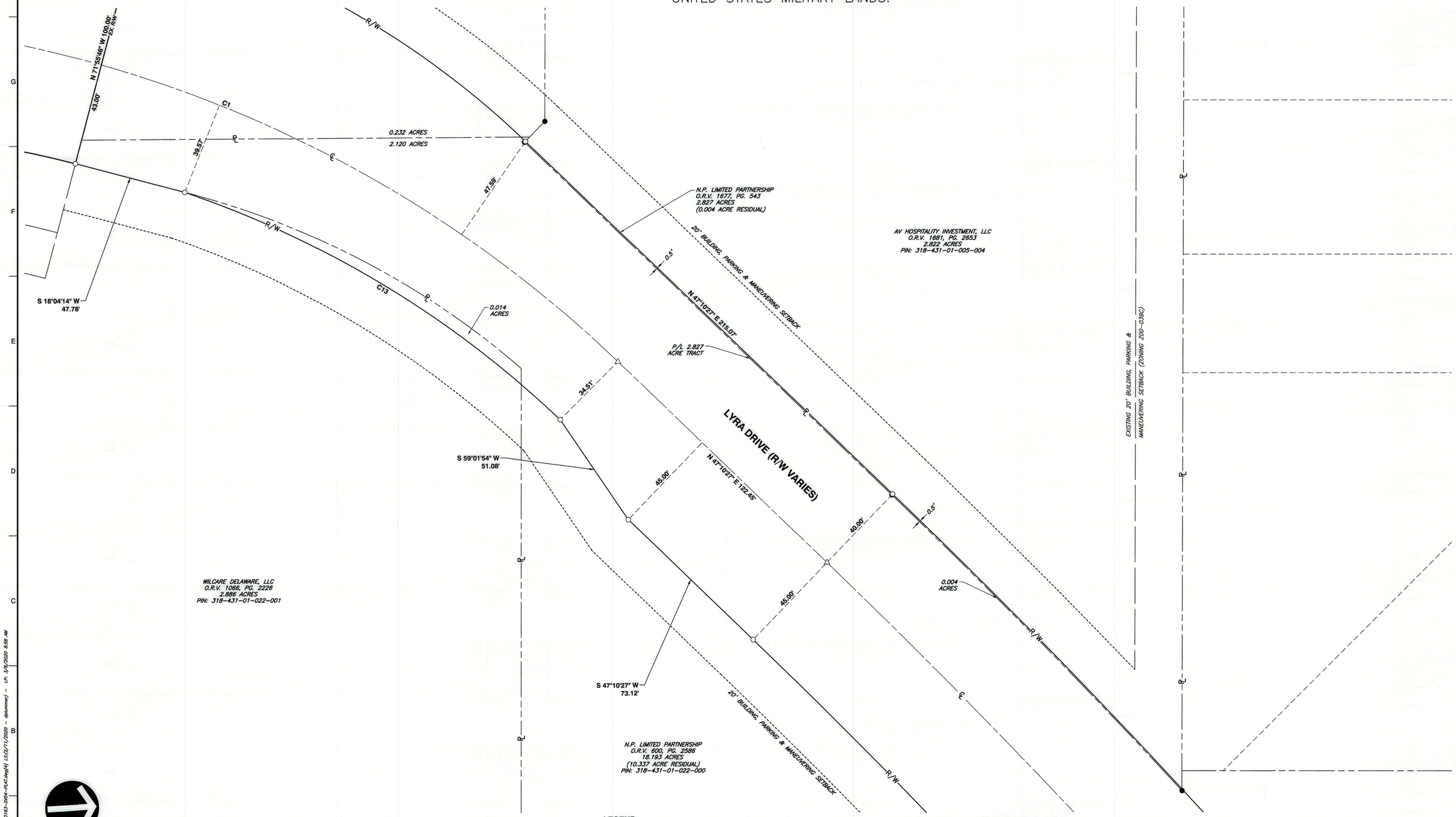
UNITED STATES MILITARY LANDS.



LEGEND

℄	CENTERLINE ROAD / DRIVE		FARM LOT LINE	○	IRON PIN SET
EX. R/W	EXISTING RIGHT-OF-WAY	R/W	RIGHT-OF-WAY	●	IRON PIN FOUND
PL	PROPERTY LINE		SETBACK LINE	▲	MAG NAIL FOUND
	EXISTING SETBACK LINE	S	SEWER EASEMENT	△	RAILROAD SPIKE SET
	EXISTING EASEMENT LINE	U	UTILITY EASEMENT	■	CONCRETE MONUMENT FOUND

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REVISION RECORD

NO	DATE	DESCRIPTION

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

CITY OF COLUMBUS
DELAWARE COUNTY, OHIO

DETAIL OF PROPERTY LINE
FOR 2.827 ACRE TRACT

DATE:	JANUARY 2020	DRAWN BY:	DBP
DWG SCALE:	1"=20'	CHECKED BY:	MAS
PROJECT NO:			190-163
APPROVED BY:			

DRAWING NO.: PLAT

SHEET 4 OF 7

P:\2019\190-163\-Survey\Dwg\190163-SV04-PLAT.dwg[4] LS(2/11/2020 - dplummer) - LP: 3/6/2020 8:58 AM

DEDICATION PLAT OF LYRA DRIVE EXTENSION PHASE 1 AND EASEMENTS

SITUATED IN THE STATE OF OHIO, COUNTY OF DELAWARE, CITY OF COLUMBUS,
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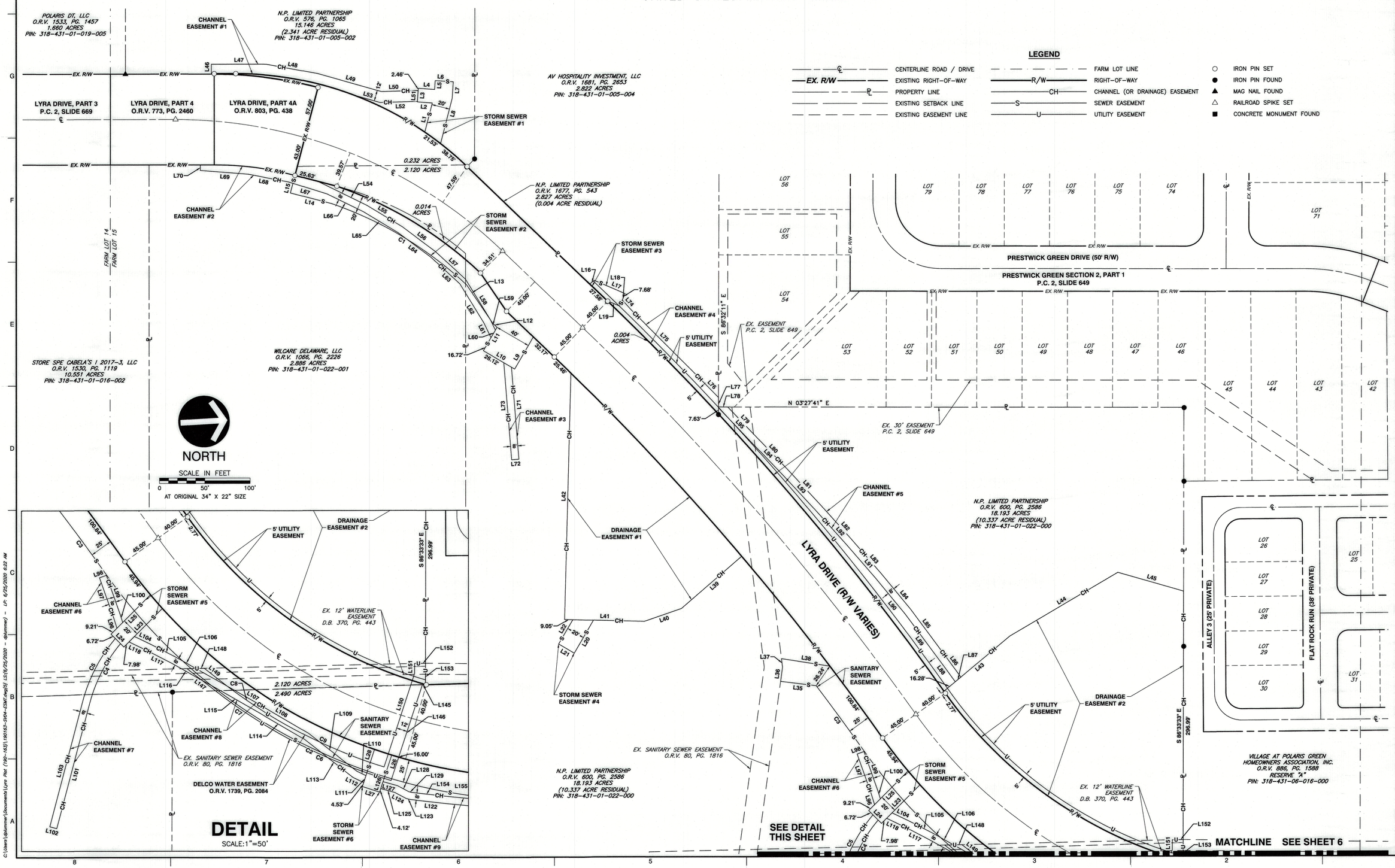
UNITED STATES MILITARY LANDS.



LEGEND

CENTERLINE ROAD / DRIVE	FARM LOT LINE	IRON PIN SET
EXISTING RIGHT-OF-WAY	RIGHT-OF-WAY	IRON PIN FOUND
PROPERTY LINE	CHANNEL (OR DRAINAGE) EASEMENT	MAG NAIL FOUND
EXISTING SETBACK LINE	SEWER EASEMENT	RAILROAD SPIKE SET
EXISTING EASEMENT LINE	UTILITY EASEMENT	CONCRETE MONUMENT FOUND

REVISION RECORD

NO	DATE	DESCRIPTION

Civil & Environmental Consultants, Inc.
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614-540-6633 · 888-598-6808
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CITY OF COLUMBUS
DELAWARE COUNTY, OHIO

DEDICATION OF EASEMENTS

DATE:	JANUARY 2020	DRAWN BY:	DBP
DWG SCALE:	1"=50'	CHECKED BY:	MAS
PROJECT NO:			190-163
APPROVED BY:			

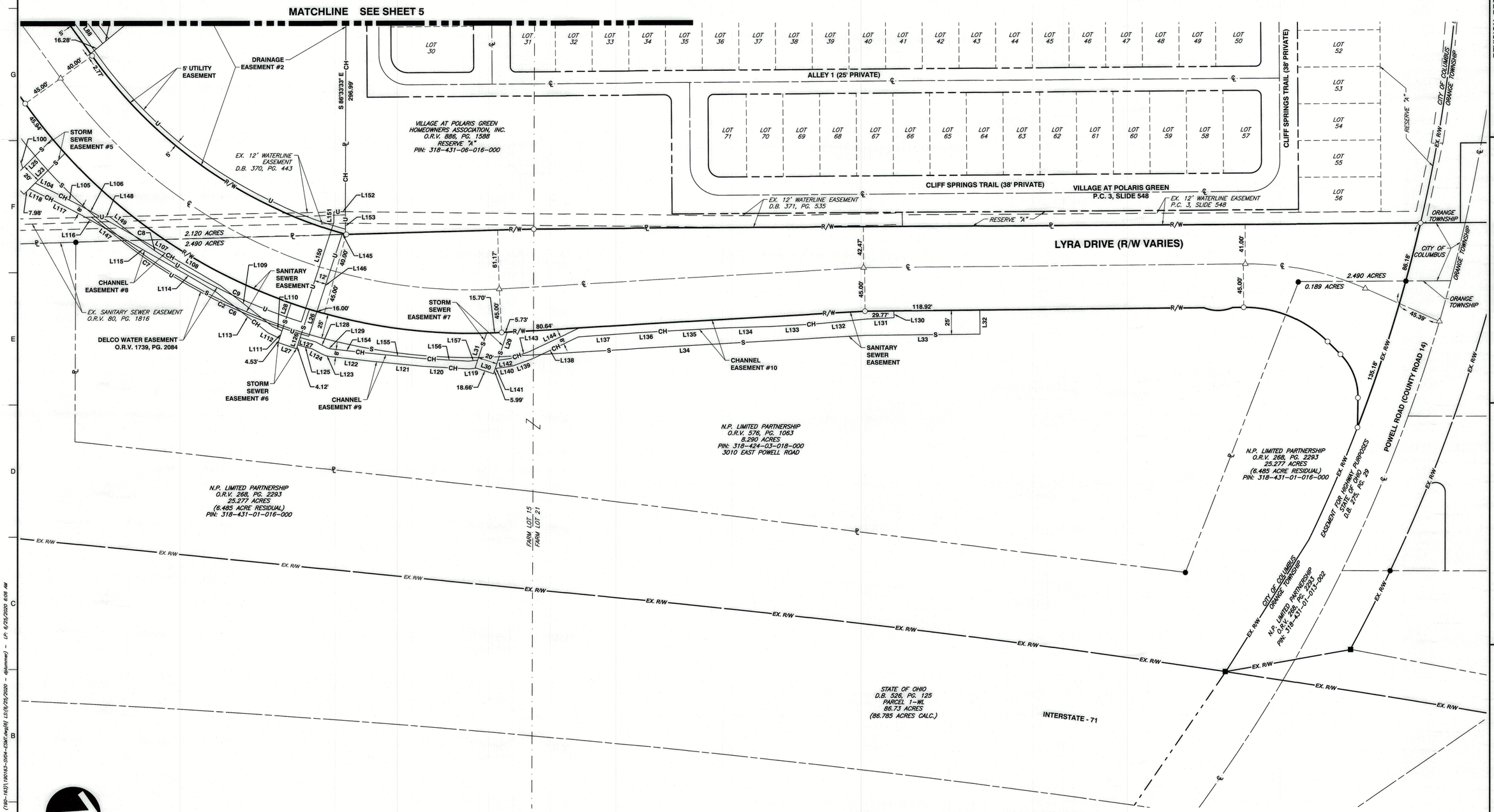
DRAWING NO.: PLAT

SHEET 5 OF 7

C:\Users\gdummer\Documents\Lyra Plat (190-163)\190163-SV04-ESMT.dwg[5] LS:(6/25/2020 - gdummer) - LP: 6/25/2020 6:22 AM

DEDICATION PLAT OF LYRA DRIVE EXTENSION PHASE 1 AND EASEMENTS

SITUATED IN THE STATE OF OHIO, COUNTY OF DELAWARE, CITY OF COLUMBUS,
BEING PART OF FARM LOTS 15 AND 21, QUARTER TOWNSHIP 4, TOWNSHIP 3, RANGE 18,
UNITED STATES MILITARY LANDS.



LEGEND

℄	CENTERLINE ROAD / DRIVE		FARM LOT LINE	○	IRON PIN SET
EX. R/W	EXISTING RIGHT-OF-WAY	R/W	RIGHT-OF-WAY	●	IRON PIN FOUND
PL	PROPERTY LINE	CH	CHANNEL (OR DRAINAGE) EASEMENT	▲	MAG NAIL FOUND
	EXISTING SETBACK LINE	S	SEWER EASEMENT	△	RAILROAD SPIKE SET
	EXISTING EASEMENT LINE	U	UTILITY EASEMENT	■	CONCRETE MONUMENT FOUND

LYRA DRIVE ACREAGE BREAKDOWN

0.232 ACRES OUT OF 15.146 ACRE TRACT (PID: 318-431-01-005-002).
0.014 ACRES OUT OF 2.886 ACRE TRACT (PID: 318-431-01-022-001).
0.004 ACRES OUT OF 2.827 ACRE TRACT (PID: 318-431-01-005-004).
2.120 ACRES OUT OF 18.193 ACRE TRACT (PID: 318-431-01-022-000).
2.490 ACRES OUT OF 8.290 ACRE TRACT (PID: 318-424-03-018-000).
0.189 ACRES OUT OF 25.277 ACRE TRACT (PID: 318-431-01-016-000).

REVISION RECORD

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
DELAWARE COUNTY, OHIO

DEDICATION OF EASEMENTS

DATE:	JANUARY 2020	DRAWN BY:	DBP
DWG SCALE:	1"=50'	CHECKED BY:	MAS
PROJECT NO:			190-163
APPROVED BY:			

DRAWING NO.: PLAT

SHEET 6 OF 7

C:\Users\dplummer\Documents\Lyra Plat (190-163)\190163-SV04-ESMT.dwg[6] LS:(6/25/2020 - dplummer) - LP: 6/25/2020 6:06 AM

DEDICATION PLAT OF LYRA DRIVE EXTENSION PHASE 1 AND EASEMENTS

SITUATED IN THE STATE OF OHIO, COUNTY OF DELAWARE, CITY OF COLUMBUS,
BEING PART OF FARM LOTS 15 AND 21, QUARTER TOWNSHIP 4, TOWNSHIP 3, RANGE 18,
UNITED STATES MILITARY LANDS.

STORM SEWER EASEMENT #1		
LINE #	DIRECTION	LENGTH
L1	N 72°15'29" W	33.23'
L2	S 07°23'33" W	16.53'
L3	N 82°36'27" W	15.00'
L4	N 07°23'33" E	18.03'
L5	N 82°54'13" W	9.75'
L6	N 07°05'47" E	20.00'
L7	S 82°54'13" E	18.23'
L8	S 72°15'29" E	51.58'

STORM SEWER EASEMENT #2		
LINE #	DIRECTION	LENGTH
L9	S 56°23'59" E	40.85'
L10	S 33°36'01" W	40.00'
L11	N 56°23'59" W	29.94'
L12	S 47°10'27" W	6.71'
L13	S 59°01'54" W	51.01'
L14	S 18°04'14" W	47.06'
L15	N 71°55'46" W	20.00'

STORM SEWER EASEMENT #3		
LINE #	DIRECTION	LENGTH
L16	N 35°21'46" W	6.30'
L17	N 26°43'04" E	37.22'
L18	S 63°16'56" E	15.00'
L19	S 26°43'04" W	14.88'

STORM SEWER EASEMENT #4		
LINE #	DIRECTION	LENGTH
L20	S 56°21'26" E	41.92'
L21	S 33°38'34" W	20.00'
L22	N 56°21'26" W	30.91'

STORM SEWER EASEMENT #5		
LINE #	DIRECTION	LENGTH
L23	S 41°39'33" E	60.08'
L24	S 48°20'27" W	20.00'
L25	N 41°39'33" W	61.45'

STORM SEWER EASEMENT #6		
LINE #	DIRECTION	LENGTH
L26	S 68°30'10" E	42.89'
L27	S 21°29'50" W	20.00'
L28	N 68°30'10" W	42.89'

STORM SEWER EASEMENT #7		
LINE #	DIRECTION	LENGTH
L29	S 68°20'56" E	45.30'
L30	S 21°39'04" W	20.00'
L31	N 68°20'56" W	37.62'

SANITARY SEWER EASEMENT		
LINE #	DIRECTION	LENGTH
L32	S 87°11'15" E	25.00'
L33	S 02°48'45" W	118.32'
L34	S 00°03'45" W	376.35'
L35	S 10°15'41" W	39.54'
L36	N 79°08'56" W	15.67'
L37	S 86°13'58" W	9.51'
L38	N 12°08'38" E	54.11'

STORM SEWER EASEMENT #2					
CURVE #	RADIUS	DELTA	LENGTH	CHB	CHL
C1	412.00'	24°23'12"	175.36'	S 34°25'36" W	174.04'

SANITARY SEWER EASEMENT					
CURVE #	RADIUS	DELTA	LENGTH	CHB	CHL
C2	591.00'	57°53'04"	597.07'	S 29°00'18" W	572.00'
C3	2930.00'	1°44'58"	89.47'	S 57°04'21" W	89.46'

DRAINAGE EASEMENT #1		
LINE #	DIRECTION	LENGTH
L39	S 37°28'27" E	87.78'
L40	S 15°47'54" E	43.43'
L41	S 04°49'02" W	88.00'
L42	N 85°10'58" W	271.56'

DRAINAGE EASEMENT #2		
LINE #	DIRECTION	LENGTH
L43	N 36°24'25" W	94.64'
L44	N 27°06'15" W	138.22'
L45	N 19°14'41" E	75.55'

CHANNEL EASEMENT #1		
LINE #	DIRECTION	LENGTH
L46	N 86°40'59" W	10.40'
L47	N 03°19'05" E	61.05'
L48	N 13°46'26" E	57.09'
L49	N 19°08'26" E	73.43'
L50	N 01°44'40" E	40.46'
L51	S 82°36'27" E	12.06'
L52	S 01°44'40" W	41.11'
L53	S 19°08'26" W	30.24'

CHANNEL EASEMENT #2		
LINE #	DIRECTION	LENGTH
L54	N 29°24'09" E	60.88'
L55	N 34°33'12" E	45.56'
L56	N 40°05'29" E	45.44'
L57	N 46°06'11" E	45.48'
L58	N 61°42'00" E	52.04'
L59	N 67°30'14" E	13.09'
L60	S 56°23'26" E	9.64'
L61	S 67°30'14" W	18.06'
L62	S 61°42'00" W	50.54'
L63	S 46°06'11" W	43.96'
L64	S 40°05'29" W	44.64'
L65	S 34°33'12" W	44.81'
L66	S 29°24'09" W	44.88'
L67	S 20°48'15" W	44.84'
L68	S 13°59'34" W	44.88'
L69	S 07°54'19" W	53.13'
L70	N 86°40'59" W	6.09'

CHANNEL EASEMENT #3		
LINE #	DIRECTION	LENGTH
L71	N 88°42'10" E	101.66'
L72	S 01°17'50" E	8.00'
L73	S 88°42'10" W	107.24'

CHANNEL EASEMENT #4		
LINE #	DIRECTION	LENGTH
L74	N 51°17'43" E	14.24'
L75	N 48°14'50" E	95.44'
L76	N 48°43'49" E	41.26'
L77	S 86°32'11" E	18.16'

CHANNEL EASEMENT #5		
LINE #	DIRECTION	LENGTH
L78	N 03°27'41" E	10.32'
L79	N 49°36'58" E	46.24'
L80	N 49°31'41" E	50.43'
L81	N 50°24'58" E	50.99'
L82	N 51°23'31" E	52.07'
L83	N 52°19'45" E	49.97'
L84	N 53°46'00" E	51.07'
L85	N 56°37'27" E	46.11'
L86	N 56°49'26" E	47.10'
L87	S 36°24'25" E	8.01'
L88	S 56°49'26" W	47.54'
L89	S 56°37'27" W	45.90'
L90	S 53°46'00" W	50.77'
L91	S 52°19'45" W	49.81'
L92	S 51°23'31" W	51.94'
L93	S 50°24'58" W	50.86'
L94	S 49°31'41" W	50.37'
L95	S 49°36'58" W	52.81'

CHANNEL EASEMENT #6		
LINE #	DIRECTION	LENGTH
L96	S 75°59'26" W	12.26'
L97	S 73°47'49" W	46.59'
L98	N 16°12'11" W	8.00'
L99	N 73°47'49" E	46.74'
L100	N 75°59'26" E	8.22'

CHANNEL EASEMENT #7		
LINE #	DIRECTION	LENGTH
L101	S 71°53'20" E	142.45'
L102	S 18°06'40" W	8.00'
L103	N 71°53'20" W	142.45'

CHANNEL EASEMENT #7					
CURVE #	RADIUS	DELTA	LENGTH	CHB	CHL
C4	170.00'	25°05'37"	74.45'	S 59°20'31" E	73.86'
C5	178.00'	25°19'30"	78.68'	N 59°13'35" W	78.04'

CHANNEL EASEMENT #8		
LINE #	DIRECTION	LENGTH
L104	N 29°02'54" E	19.78'
L105	N 30°29'47" E	30.33'
L106	N 32°28'28" E	57.83'
L107	N 33°03'55" E	56.69'
L108	N 33°42'17" E	55.20'
L109	N 41°23'51" E	67.77'
L110	N 29°13'12" E	11.26'
L111	S 68°30'10" E	8.07'
L112	S 29°13'12" W	13.19'
L113	S 41°23'51" W	68.09'
L114	S 33°42'17" W	54.62'
L115	S 33°03'55" W	56.60'
L116	S 32°28'28" W	57.66'
L117	S 30°29'47" W	30.09'
L118	S 29°02'54" W	22.48'

CHANNEL EASEMENT #9		
LINE #	DIRECTION	LENGTH
L119	S 02°23'14" E	7.94'
L120	S 06°30'16" W	46.96'
L121	S 09°01'54" W	57.90'
L122	S 09°47'54" W	40.54'
L123	S 17°39'18" W	4.42'
L124	S 31°23'00" W	14.27'
L125	S 18°50'51" W	16.09'
L126	N 68°30'10" W	8.01'
L127	N 18°50'51" E	16.60'
L128	N 31°23'00" E	14.18'
L129	N 17°39'18" E	2.90'
L154	N 09°47'54" E	39.94'
L155	N 09°01'54" E	57.67'
L156	N 06°30'16" E	46.16'
L157	N 02°23'14" W	9.42'

CHANNEL EASEMENT #10		
LINE #	DIRECTION	LENGTH
L130	S 89°13'29" E	7.08'
L131	S 00°46'32" W	28.50'
L132	S 02°13'47" E	50.01'
L133	S 00°07'53" W	50.16'
L134	S 01°31'15" W	50.02'
L135	S 00°08'21" W	49.94'
L136	S 00°09'09" W	49.97'
L137	S 00°38'06" E	49.03'
L138	S 21°50'41" E	53.19'
L139	S 16°35'06" E	21.62'
L140	S 04°44'41" E	16.77'
L141	S 09°01'06" W	1.00'
L142	N 04°44'41" W	13.06'
L143	N 16°35'06" W	20.43'
L144	N 21°50'41" W	57.77'

DELCO WATER EASEMENT		
LINE #	DIRECTION	LENGTH
L145	S 01°43'01" W	3.43'
L146	S 68°30'50" E	110.72'
L147	S 41°04'23" W	51.81'
L148	N 02°05'18" E	19.07'
L149	N 41°04'23" E	36.86'
L150	N 68°30'50" W	108.17'
L151	N 86°33'33" W	11.04'
L152	N 02°05'32" E	12.00'
L153	S 86°33'33" E	23.64'

DELCO WATER EASEMENT					
CURVE #	RADIUS	DELTA	LENGTH	CHB	CHL
C6	577.86'	16°08'07"	162.73'	S 27°32'52" W	162.20'
C7	578.61'	4°22'28"	44.18'	S 37°47'53" W	44.16'
C8	566.61'	4°21'47"	43.15'	N 37°47'32" E	43.14'
C9	565.86'	14°57'45"	147.77'	N 28°08'04" E	147.35'

REVISION RECORD

NO	DATE	DESCRIPTION

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CITY OF COLUMBUS
DELAWARE COUNTY, OHIO

DEDICATION OF EASEMENTS

DATE: JANUARY 2020 | DRAWN BY: DBP
DWG SCALE: N/A | CHECKED BY: MAS
PROJECT NO: 190-163
APPROVED BY:

DRAWING NO.: PLAT

SHEET 7 OF 7

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