

12/19/2011 10:51:40 AM

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UTILITY OWNERS	
TYPE	NAME & ADDRESS
SANITARY SEWER	DIVISION OF PUBLIC WORKS 51 EAST MARKET STREET TIFFIN, OHIO 44883 PHONE: (419) 448-5425 CONTACT: MIKE HOFFMAN
WATER	OHIO AMERICAN WATER COMPANY 1630 SOUTH STATE ROUTE 53 DRAWER T TIFFIN, OHIO 44883 PHONE: (419) 448-9376, EXT. 1 CONTACT: JIM WELTY
TELEPHONE	AT&T 130 NORTH ERIE, ROOM 206 TOLEDO, OHIO 43604 PHONE: (419) 245-7441 CONTACT:
GAS	COLUMBIA GAS OF OHIO 1800 BROAD AVE. FINDLAY, OHIO 45840 PHONE: (419) 427-3242 CONTACT: ROB LANFORD
ELECTRIC	OHIO POWER COMPANY 2622 SOUTH SR 100 TIFFIN, OHIO 44883 PHONE: (419) 443-4609 CONTACT: STEVE DARBY
CABLE	TIME WARNER CABLE 205 CRYSTAL AVENUE FOSTORIA, OHIO 45840 PHONE: (419) 340-4371 CONTACT: MIKE SILVERS
OTHER	HEIDELBERG UNIVERSITY 310 EAST MARKET STREET TIFFIN, OHIO 44883-2462 PHONE: (419) 448-2351 CONTACT: ROB MORRISON

NOTES: THE LOCATION OF THE UNDERGROUND UTILITIES SHOWN ON THE PLANS ARE OBTAINED FROM THE OWNER OF THE UTILITIES AS REQUIRED BY SECTION 153.64 O.R.C.

MONUMENT LEGEND

- ▣ EXISTING R/W MONUMENT BOX
- ▣ PROPOSED R/W MONUMENT BOX
- ~ RAILROAD SPIKE FOUND
- ✦ RAILROAD SPIKE SET
- IRON PIN FOUND
- IRON PIN FOUND W/ ID CAP
- IRON PIN SET W/ ID CAP
- IRON PIPE FOUND
- IRON PIPE SET
- P.K. NAIL FOUND
- P.K. NAIL SET

CONVENTIONAL SYMBOLS

County Line	-----	Ditch / Creek (Ex)	-----
Township Line	-----	Ditch / Creek (Pr)	-----
Section Line	-----	Tree Line (Ex)	~~~~~
Corporation Line	----- or -----	Ownership Hook Symbol	∟, Example
Fence Line (Ex)	----- (Pr)	Property Line Symbol	∟, Example
Center Line	-----	Break Line Symbol	∟, Example
Right of Way (Ex)	----- Ex R/W	Tree (Pr)	⊗, Tree (Ex) ⊗, Shrub (Ex) ⊗
Right of Way (Pr)	----- R/W	Tree (Remove)	⊗, Shrub (Remove) ⊗
Standard Highway Ease.(Ex)	----- Ex SH	Evergreen (Ex)	⊗, Stump
Temporary Right of Way	----- TMP	Evergreen (Remove)	⊗, Stump (Remove) ⊗
Channel Ease. (Pr)	----- CH	Wetland (Pr)	∩, Grass (Pr) ∩, Aerial Target
Utility Ease. (Ex)	----- Ex U	Past (Ex)	○, Mailbox (Ex) ⊗, Mailbox (Pr) ⊗
Railroad	===== or -----	Light (Ex)	⊗, Telephone Marker (Ex)+TEL
Guardrail (Ex)	----- (Pr)	Fire Hydrant (Ex)	⊗, Water Meter (Ex) ⊗
Construction Limits	-----	Water Valve (Ex)	⊗, Utility Valve Unknown (Ex.) ⊗
Edge of Pavement (Ex)	-----	Telephone Pole (Ex)	⊗, Power Pole (Ex) ⊗
Edge of Pavement (Pr)	-----	Light Pole (Ex)	⊗
Edge of Shoulder (Ex)	-----	Agriculture Field Line	----- F/L
Edge of Shoulder (Pr)	-----		

RIGHT OF WAY LEGEND SHEET SEN-GREENFIELD ST.

SENECA COUNTY
CITY OF TIFFIN

INDEX OF SHEETS:

LEDEND SHEET	1
CENTERLINE PLAT	2-3
PROPERTY MAP	4
SUMMARY OF ADDITIONAL R/W	5
R/W TOPOGRAPHICAL SHEETS	6, 8, 10, 12, 14
R/W BOUNDARY SHEETS	7, 9, 11, 13, 15

PLANS PREPARED BY:

FIRM NAME : POGGEMEYER DESIGN GROUP, INC.
 PLANS PREPARED BY: KENNETH C. DEAN, JR., P.S.
 FIELD REVIEW BY: KENNETH C. DEAN, JR., P.S.
 DATE COMPLETED: JULY 14, 2011
 OWNERSHIP VERIFIED BY: KENNETH C. DEAN, JR., P.S.
 DATE COMPLETED: JULY 14, 2011
 DATE COMPLETED: JULY 14, 2011

LEGEND:

- WD = WARRANTY DEED
- T = TEMPORARY EASEMENT
- U = UTILITY EASEMENT
- V = IN NAME OF ANOTHER STATE AGENCY, LPA, ETC.

STRUCTURE KEY

- RESIDENTIAL/DORMITORY
- ▨ COMMERCIAL/UNIVERSITY
- OUT-BUILDING

CERTIFICATION

I HEREBY CERTIFY THAT THIS PLAT IS A TRUE DELINEATION OF A SURVEY MADE FOR THE CITY OF TIFFIN, IN 2011 BY POGGEMEYER DESIGN GROUP, INC., 1168 NORTH MAIN STREET, BOWLING GREEN, OHIO, 43402.

THE HORIZONTAL COORDINATES EXPRESSED HEREIN ARE FOR PROJECT USE ONLY.

THE EXISTING RIGHT OF WAY LINES ARE PER SENECA COUNTY RECORDS, SUBDIVISION PLATS, BOUNDARY SURVEYS OF RECORD, AND OCCUPATION.

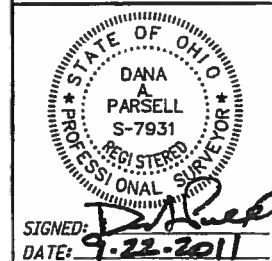
THE ESTABLISHMENT OF THE PROPERTY LINES AND EXISTING RIGHT OF WAY LINES SHOWN ON THIS PLAN AS OF THIS DATE WERE PERFORMED BY ME OR UNDER MY DIRECT SUPERVISION.

BY: D. A. Parsell

DANA A. PARSELL, P.S.

SURVEYOR NO. 7931 DATE: 9-22-2011

SURVEYORS SEAL:



FEDERAL PROJECT NO.

PID NO.

80499

CALCULATED

KCD

CHECKED

DAP

RIGHT OF WAY
LEGEND SHEET

SEN-GREENFIELD ST.

1 / 15

52
66

SEN-GREENFIELD ST.
SENECA COUNTY
CITY OF TIFFIN

FEDERAL PROJECT NO. 80499
PID. NO. 80499
CALCULATED KCD CHECKED DAP
CENTERLINE PLAT
SEN-GREENFIELD ST.
2 / 15
53 / 66

MONUMENT TABLE			
LOCATION	EXIST.	PROP.	DESCRIPTION
STA. 46+09.82, C R/W MARKET ST.	1		P.I. I.PIN IN MON. BOX
STA. 46+34.24, 0.21' LT. C R/W MARKET ST.	1		C CONST. CIRCULAR ST. I.PIN IN MON. BOX
STA. 60+95.34, C R/W MARKET ST.		1	C R/W GREENFIELD ST. I.PIN IN MON. BOX
STA. 53+33.00, C R/W MARKET ST.		1	C R/W PERRY ST. I.PIN IN MON. BOX
STA. 108+34.56, 30.00' LT. C R/W GREENFIELD ST.	1		STONE FOUND
STA. 5+63.99, C R/W PERRY ST.	1		P.I. STONE IN MON. BOX

NOTE:

ADJUSTABLE CENTERLINE MONUMENTS ARE SHOWN ON STANDARD CONSTRUCTION DRAWING RM-1.1 (REV. 7-18-08) OF THE OHIO DEPARTMENT OF TRANSPORTATION. THE ADJUSTABLE CENTERLINE MONUMENT ASSEMBLY BOXES SHALL BE INSTALLED BY THE HIGHWAY CONTRACTOR AT THE TIME OF CONSTRUCTION UNDER THE DIRECTION OF A SURVEYOR REGISTERED IN THE STATE OF OHIO. ANY ALTERATIONS, REQUIRE PRIOR APPROVAL OF THE CITY OF TIFFIN ENGINEER, AND A REVISED CENTERLINE PLAT WITH THE NEW LOCATIONS SHALL BE RECORDED IN THE SENECA COUNTY PLAT RECORDS.

EXISTING RIGHT OF WAY RECORDS

- PLAT VOL. 1, PG. 10
- PLAT VOL. 1, PG. 11
- PLAT VOL. 1, PG. 18
- PLAT VOL. 2, PG. 24
- PLAT VOL. 2, PG. 25
- PLAT VOL. 2, PG. 34
- PLAT VOL. 3, PG. 26
- PLAT VOL. 3, PG. 32
- PLAT VOL. 3, PG. 36

SURVEY REFERENCES

- VOL. 2, PG. 175
- VOL. 4, PG. 281
- VOL. 4, PG. 397
- VOL. 6, PG. 59
- VOL. 6, PG. 183
- VOL. 12, PG. 325
- VOL. 14, PG. 152
- VOL. 14, PG. 251
- VOL. 14, PG. 271
- VOL. 0, PG. 4338
- VOL. 0, PG. 4347

MONUMENT LEGEND

- ▣ EXISTING R/W MONUMENT BOX
- ▣ PROPOSED R/W MONUMENT BOX
- △ STONE FOUND
- EXISTING CONCRETE MONUMENT
- PROPOSED CONCRETE MONUMENT
- ♣ RAILROAD SPIKE FOUND
- ♣ RAILROAD SPIKE SET
- IRON PIN FOUND
- IRON PIN FOUND W/ ID CAP
- IRON PIN SET W/ ID CAP
- IRON PIPE FOUND
- IRON PIPE SET
- P.K. NAIL FOUND
- P.K. NAIL SET

CERTIFICATION

I HEREBY CERTIFY THAT THIS PLAT IS A TRUE DELINEATION OF A SURVEY MADE FOR THE BY POGGEMEYER DESIGN GROUP, INC., 1168 NORTH MAIN STREET, BOWLING GREEN, OHIO, 43402.

THE HORIZONTAL COORDINATES EXPRESSED HEREIN ARE FOR PROJECT USE ONLY.

THE EXISTING RIGHT OF WAY LINES ARE PER SENECA COUNTY RECORDS, SUBDIVISION PLATS, BOUNDARY SURVEYS OF RECORD, AND OCCUPATION.

THE ESTABLISHMENT OF THE PROPERTY LINES AND EXISTING RIGHT OF WAY LINES SHOWN ON THIS PLAN AS OF THIS DATE WERE PERFORMED BY ME OR UNDER MY DIRECT SUPERVISION.

BY: Dana A. Parsell
DANA A. PARSELL, P.S.

SURVEYOR NO. 7931 DATE: 09-22-2011

BASIS FOR BEARINGS:

ALL BEARINGS SHOWN ARE FOR PROJECT USE ONLY. THE BEARINGS ARE BASED ON AN ASSUMED MERIDIAN AND ARE USED ONLY FOR THE PURPOSE OF ANGULAR MEASUREMENT.

STATIONING

THE PROPOSED RIGHT OF WAY SHALL BE REFERENCED FROM THE CENTERLINE OF RIGHT OF WAY.

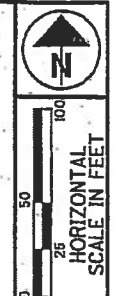
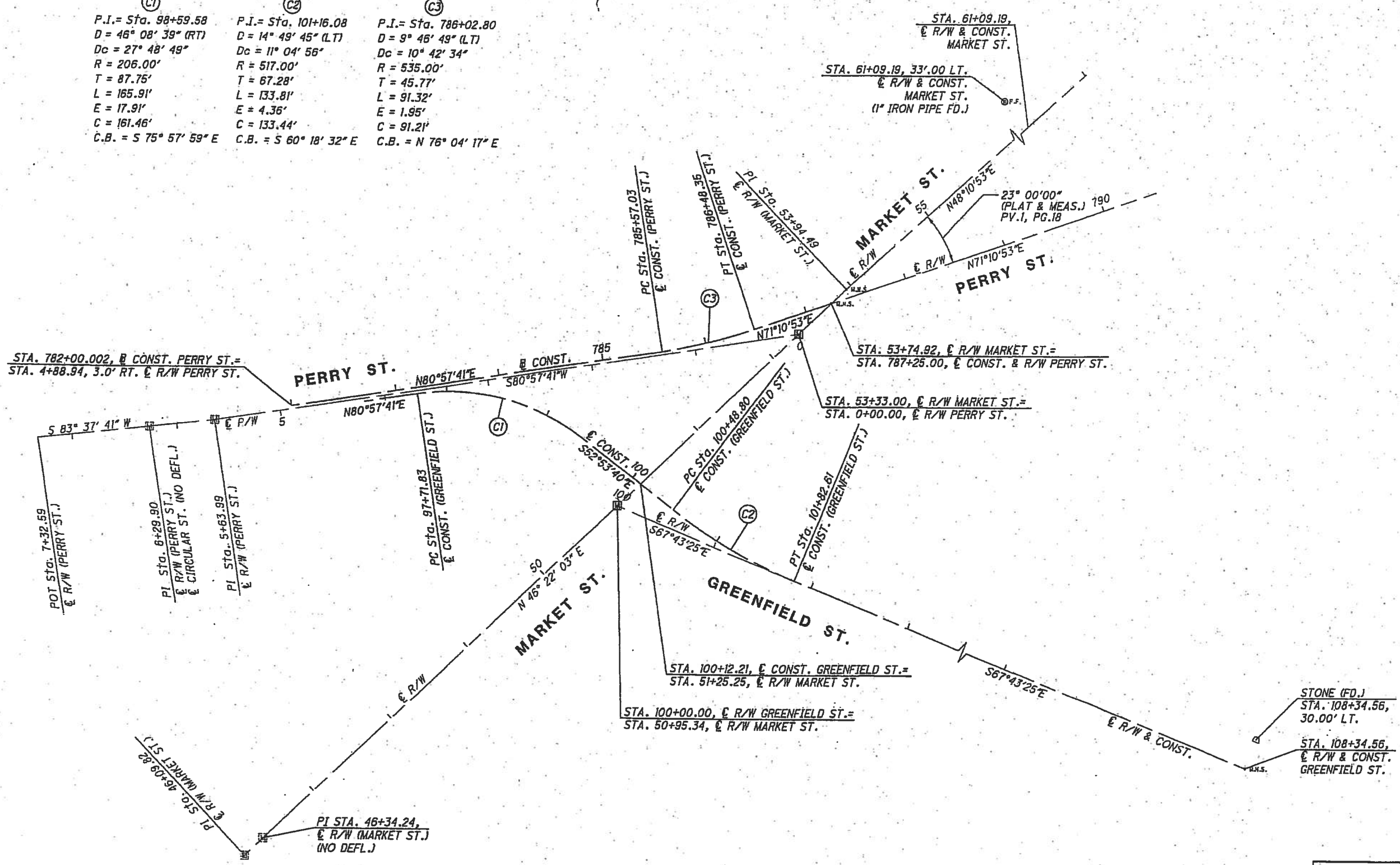
RECEIVED _____, 20____
RECORDED _____, 20____
BOOK _____ PAGE _____
COUNTY RECORDER

SURVEYORS SEAL

SIGNED: Dana A. Parsell
DATE: 09-22-2011

SENECA COUNTY
CITY OF TIFFIN

C1	C2	C3
P.I. = Sta. 98+59.58	P.I. = Sta. 101+16.08	P.I. = Sta. 786+02.80
D = 46° 08' 39" (RT)	D = 14° 49' 45" (LT)	D = 9° 48' 49" (LT)
Dc = 27° 48' 49"	Dc = 11° 04' 56"	Dc = 10° 42' 34"
R = 206.00'	R = 517.00'	R = 535.00'
T = 87.75'	T = 67.28'	T = 45.77'
L = 165.91'	L = 133.81'	L = 91.32'
E = 17.91'	E = 4.36'	E = 1.95'
C = 161.46'	C = 133.44'	C = 91.21'
C.B. = S 75° 57' 59" E	C.B. = S 60° 18' 32" E	C.B. = N 76° 04' 17" E



PID NO. **80499**
 R/W DESIGNER: KCD
 R/W REVIEWER: DAP

CENTERLINE PLAT

SEN-GREENFIELD ST.
 3 / 15
 54 / 66

RECEIVED _____, 20____
 RECORDED _____, 20____
 BOOK _____ PAGE _____
 COUNTY RECORDER

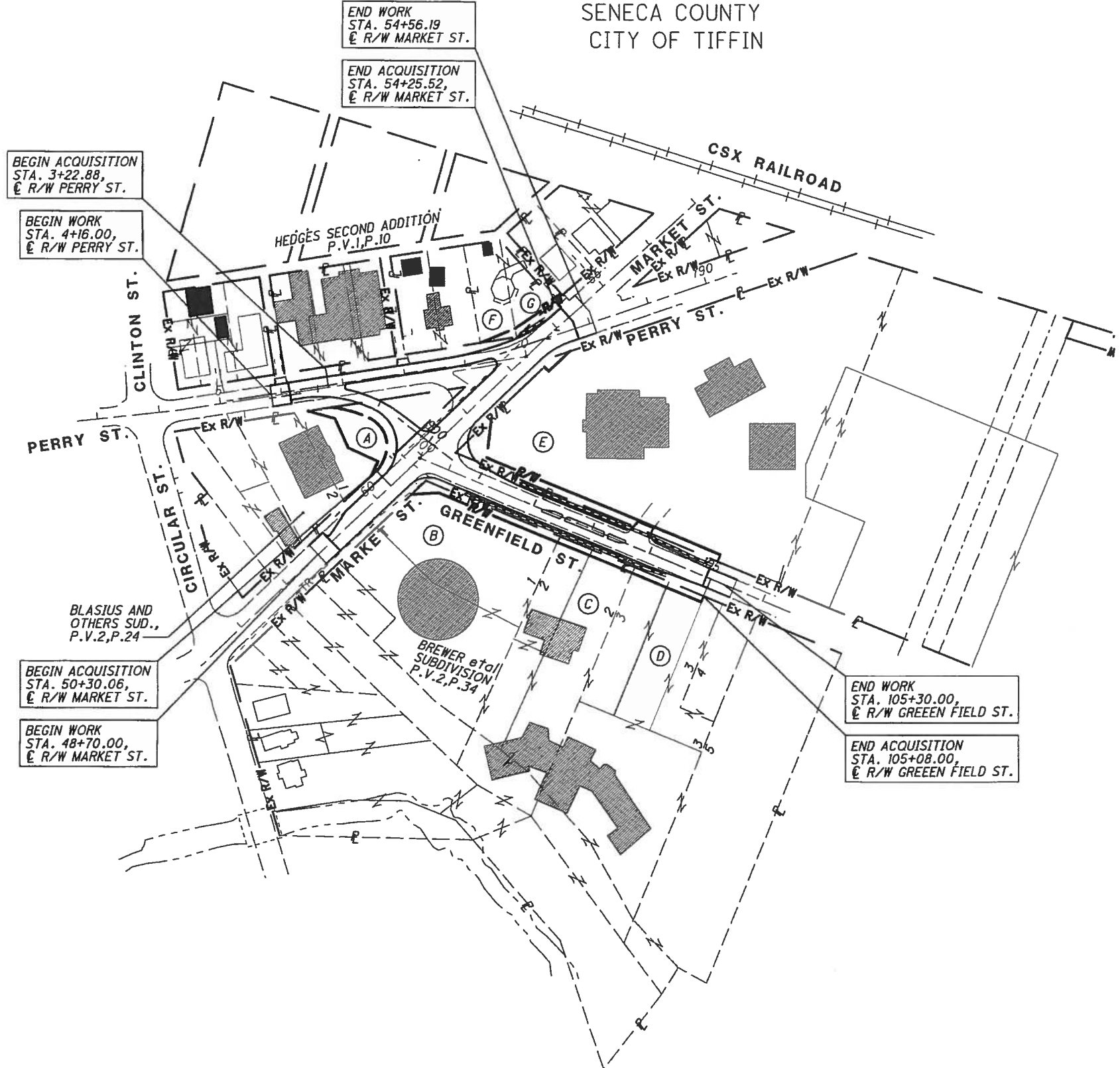
SURVEYORS SEAL

SIGNED: *Dana Parsell*
 DATE: 09-22-2011

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SEN-GREENFIELD ST.
SENECA COUNTY
CITY OF TIFFIN



BEGIN ACQUISITION
STA. 3+22.88,
E R/W PERRY ST.

BEGIN WORK
STA. 4+16.00,
E R/W PERRY ST.

END WORK
STA. 54+56.19
E R/W MARKET ST.

END ACQUISITION
STA. 54+25.52,
E R/W MARKET ST.

BEGIN ACQUISITION
STA. 50+30.06,
E R/W MARKET ST.

BEGIN WORK
STA. 48+70.00,
E R/W MARKET ST.

END WORK
STA. 105+30.00,
E R/W GREEN FIELD ST.

END ACQUISITION
STA. 105+08.00,
E R/W GREEN FIELD ST.

- (A) HEIDELBERG UNIVERSITY
AKA: HEIDELBERG COLLEGE
Q53015368440000
- (B) HEIDELBERG UNIVERSITY
AKA: HEIDELBERG COLLEGE
Q53015368360000
- (C) HEIDELBERG UNIVERSITY
AKA: HEIDELBERG COLLEGE
Q53015368460000
- (D) HEIDELBERG UNIVERSITY
AKA: HEIDELBERG COLLEGE
Q53015368380000
- (E) HEIDELBERG UNIVERSITY
AKA: HEIDELBERG COLLEGE
Q53015368680000
- (F) HEIDELBERG UNIVERSITY
AKA: HEIDELBERG COLLEGE
Q53011062880000
- (G) HEIDELBERG UNIVERSITY
AKA: HEIDELBERG COLLEGE
Q53011062840000

NOTE:
CONTIGUOUS PARCELS ARE OWNED
BY HEIDELBERG UNIVERSITY AKA
HEIDELBERG COLLEGE

STRUCTURE KEY

- RESIDENTIAL/DORMITORY
- COMMERCIAL/UNIVERSITY
- OUT-BUILDING

REV. BY	DATE	DESCRIPTION
FIELD REVIEW BY	DATE:	
OWNERSHIP VERIFIED BY	DATE:	
DATE COMPLETED		



200'
HORIZONTAL
SCALE IN FEET

R/W DESIGNER
KCD

R/W REVIEWER
DAP

PID NO. **80499**

PROPERTY MAP

SEN-GREENFIELD ST.

4 / 15

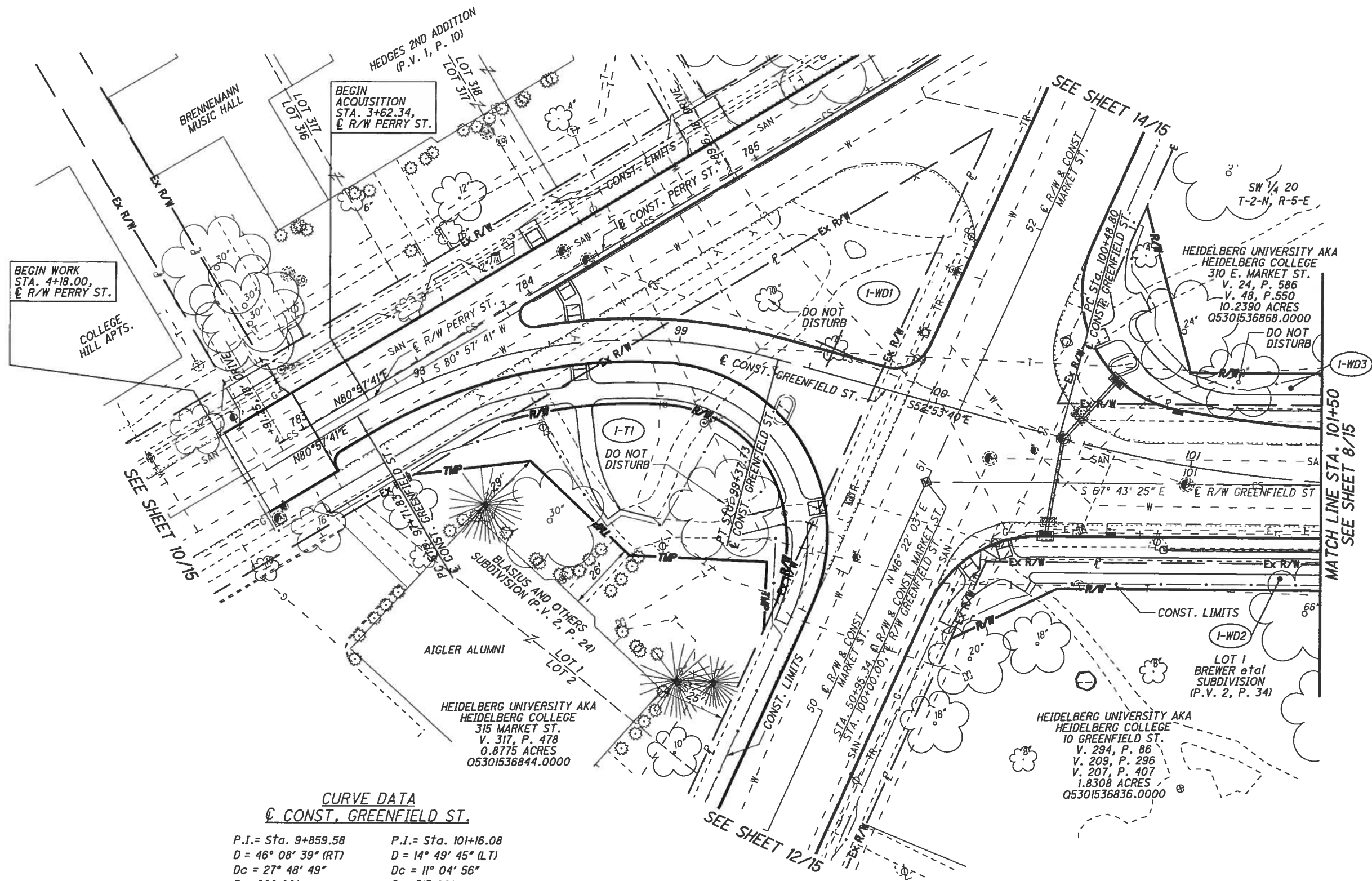
55

66

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SENECA COUNTY
CITY OF TIFFIN

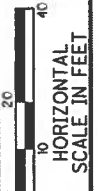


CURVE DATA
⊙ CONST. GREENFIELD ST.

P.I. = Sta. 9+859.58	P.I. = Sta. 101+16.08
D = 46° 08' 39" (RT)	D = 14° 49' 45" (LT)
Dc = 27° 48' 49"	Dc = 11° 04' 56"
R = 206.00'	R = 517.00'
T = 87.75'	T = 67.28'
L = 165.91'	L = 133.81'
E = 17.91'	E = 4.36'
C = 161.46'	C = 133.44'
C.B. = 104° 02' 01"	C.B. = 119° 41' 28"

REV. BY	DATE	DESCRIPTION





R/W DESIGNER	KCD	R/W REVIEWER	DAP	PID NO.	80499
RIGHT OF WAY TOPO SHEET				STA. 100+00.00 TO STA. 101+50.00	
SEN-GREENFIELD ST.				6 / 15	
DATE COMPLETED				57 66	

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SENECA COUNTY
CITY OF TIFFIN



0 10 20 40
HORIZONTAL
SCALE IN FEET

PID NO.
80499

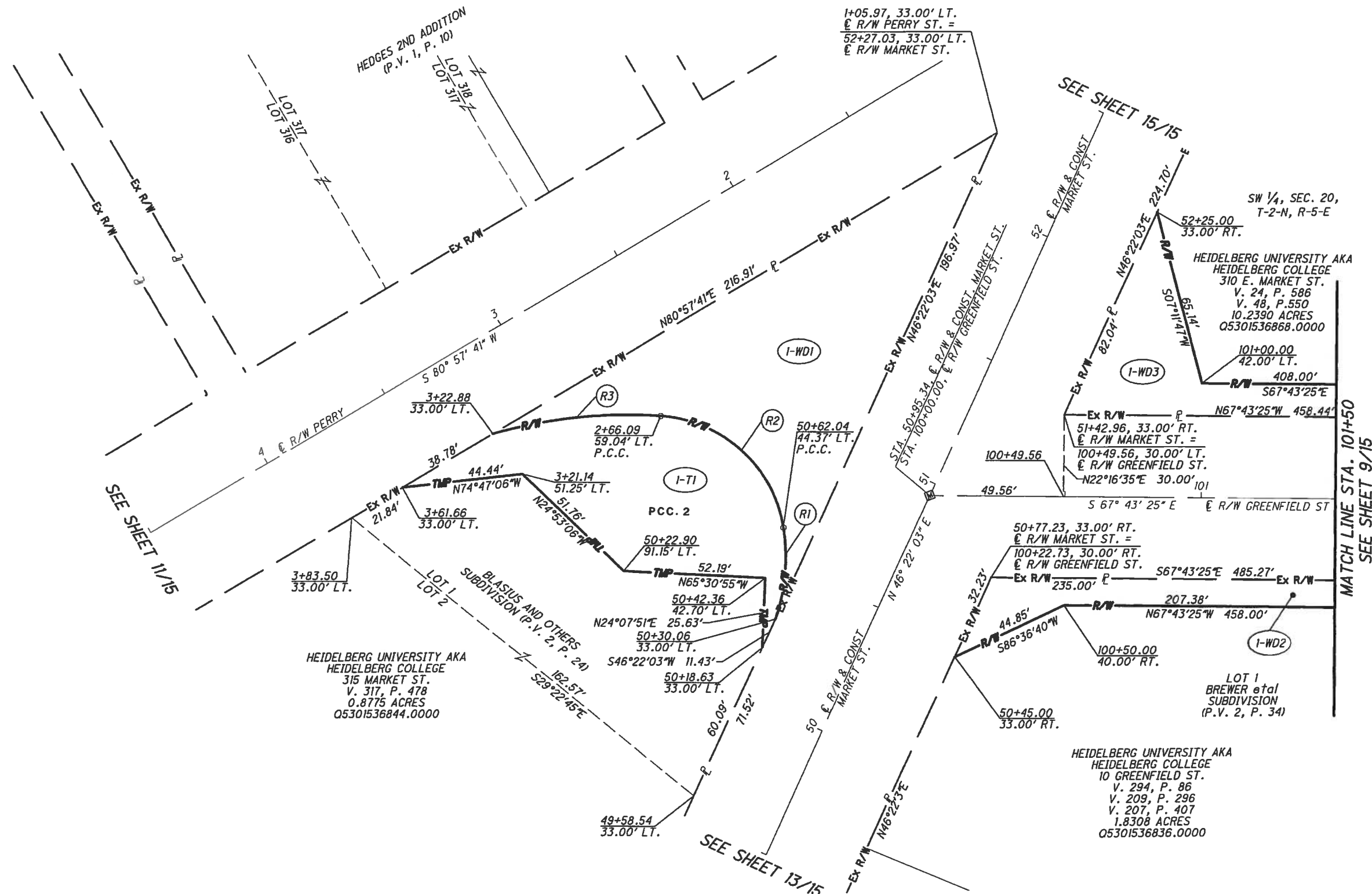
R/W DESIGNER
KCD
R/W REVIEWER
DAP

RIGHT OF WAY BOUNDARY SHEET
STA. 100+00.00 TO STA. 101+50.00

SEN-GREENFIELD ST.

7 / 15

58
66



R/W CURVE TABLE

CURVE	ARC LENGTH	RADIUS	DELTA	TANGENT	CHORD DIR.	CHORD
R1	34.29'	68.19	28°48'50"	17.52'	N26°47'59"E	33.93'
R2	65.78'	49.00'	76°54'59"	38.92'	N26°03'56"W	60.95'
R3	62.79'	182.00'	19°46'01"	31.71'	N74°24'08"W	62.48'

REV. BY	DATE	DESCRIPTION

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SENECA COUNTY
CITY OF TIFFIN



0 20 40
HORIZONTAL
SCALE IN FEET

PID NO.
80499

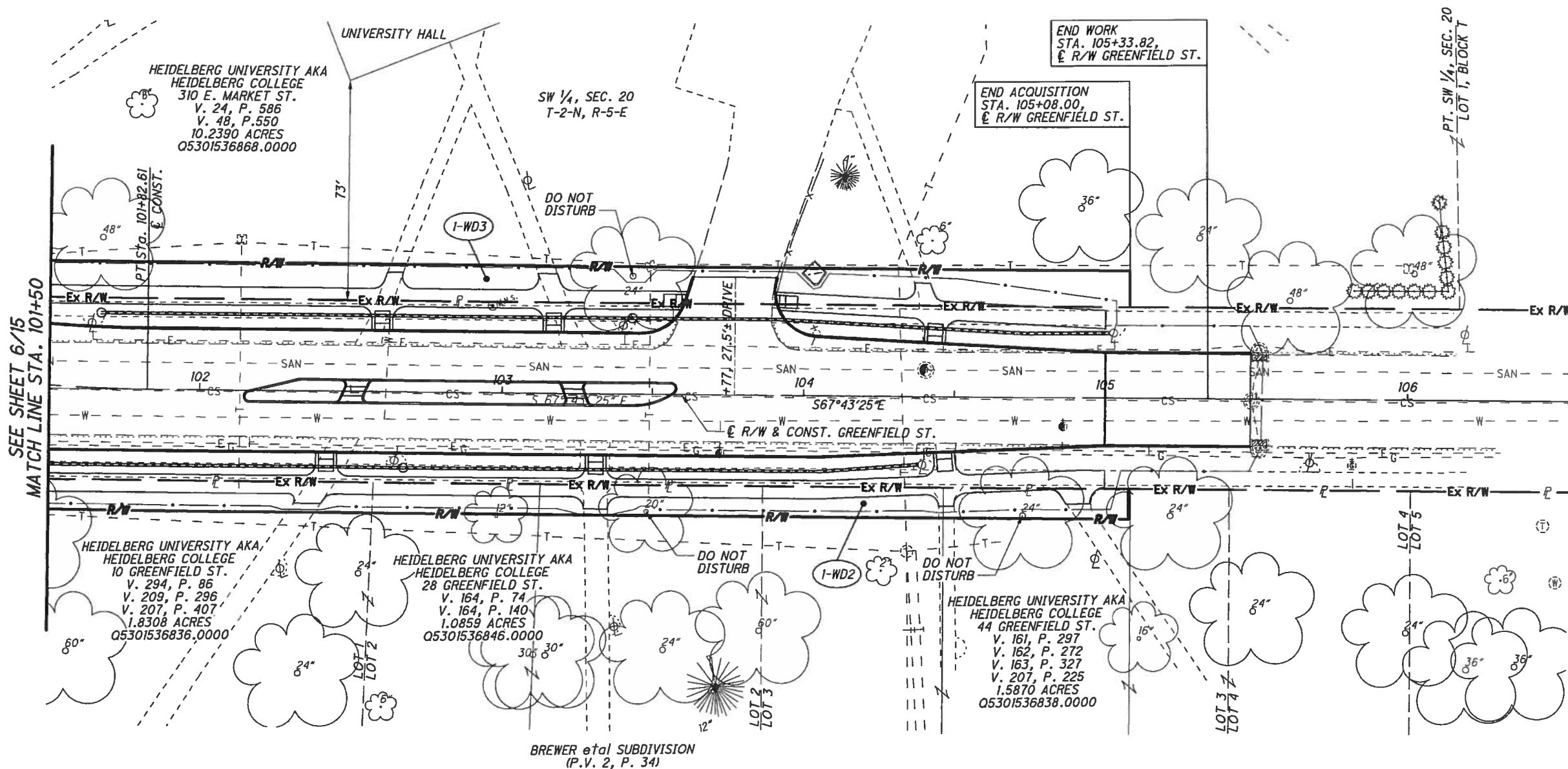
R/W DESIGNER
KCD
R/W REVIEWER
DAP

RIGHT OF WAY TOPO SHEET
STA. 101+50.00 TO STA. 105+75.00

SEN-GREENFIELD ST.

8 / 15

59
66



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REV. BY	DATE	DESCRIPTION

DATE COMPLETED

SENECA COUNTY
CITY OF TIFFIN



20
10
0
HORIZONTAL
SCALE IN FEET

PID NO.
80499

R/W DESIGNER
KCD
R/W REVIEWER
DAP

RIGHT OF WAY TOPO SHEET
STA. 782+88.94 TO STA. 787+25.00

SEN-GREENFIELD ST.

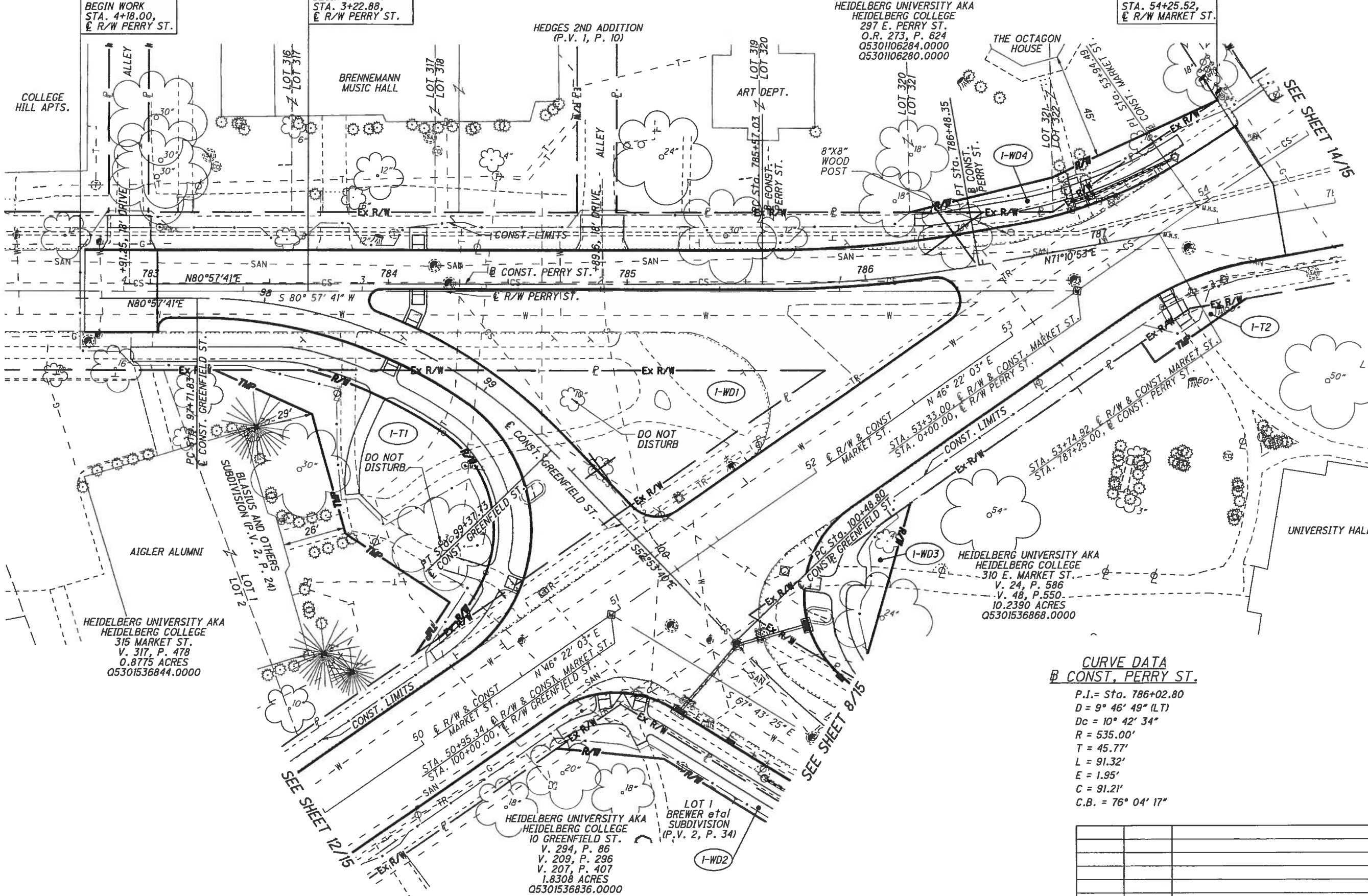
10 / 15

61
66

BEGIN WORK
STA. 4+18.00,
E R/W PERRY ST.

BEGIN ACQUISITION
STA. 3+22.88,
E R/W PERRY ST.

END ACQUISITION
STA. 54+25.52,
E R/W MARKET ST.



CURVE DATA
B CONST. PERRY ST.
P.I. = Sta. 786+02.80
D = 9° 46' 49" (LT)
Dc = 10° 42' 34"
R = 535.00'
T = 45.77'
L = 91.32'
E = 1.95'
C = 91.21'
C.B. = 76° 04' 17"

REV. BY	DATE	DESCRIPTION

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SENECA COUNTY
CITY OF TIFFIN



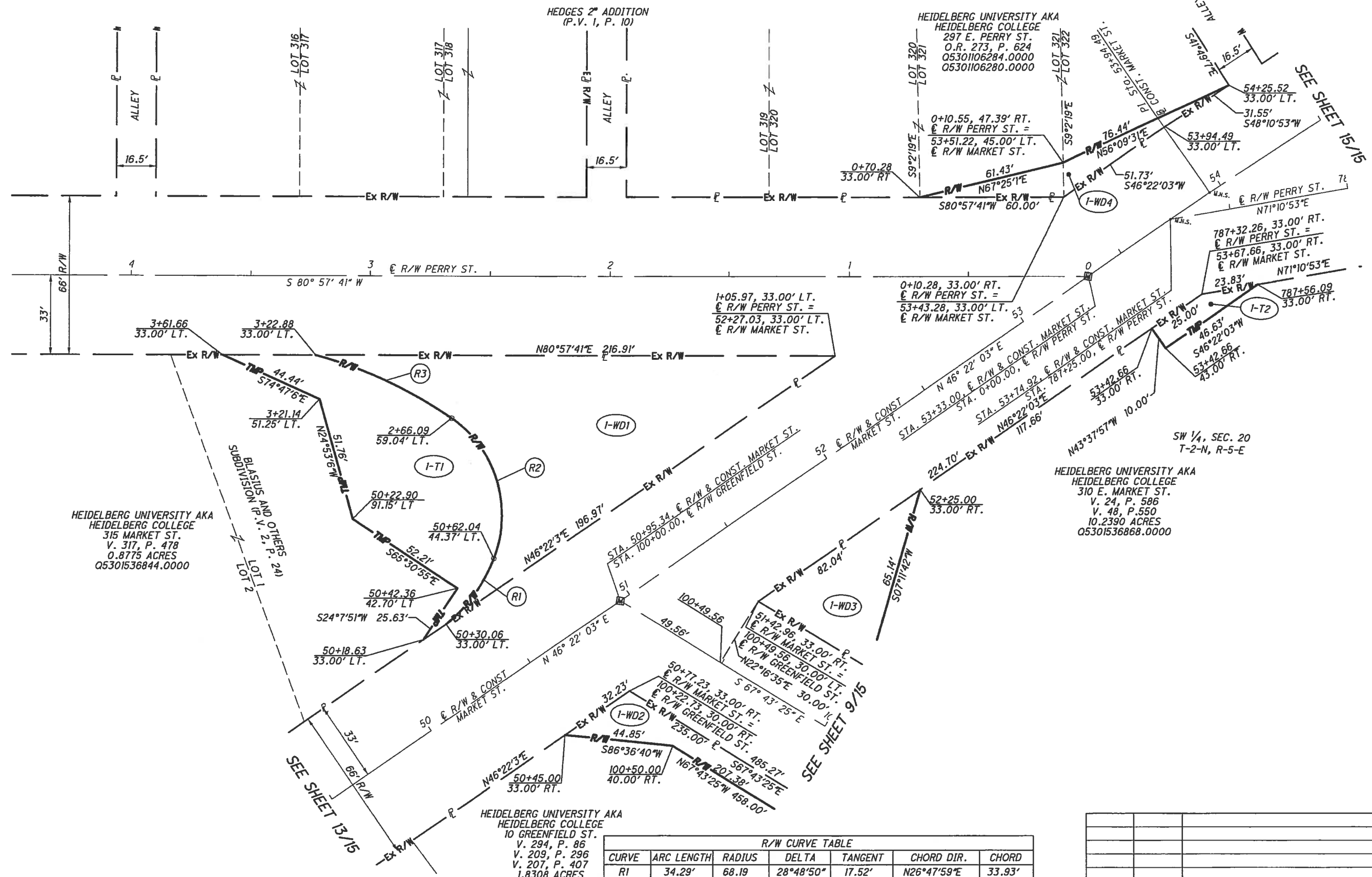
PID NO. **80499**

R/W DESIGNER KCD
R/W REVIEWER DAP

RIGHT OF WAY BOUNDARY SHEET
STA. 782+88.94 TO STA. 787+25.00

SEN-GREENFIELD ST.
11 / 15

62
66



R/W CURVE TABLE

CURVE	ARC LENGTH	RADIUS	DELTA	TANGENT	CHORD DIR.	CHORD
R1	34.29'	68.19	28°48'50"	17.52'	N26°47'59"E	33.93'
R2	65.78'	49.00'	76°54'59"	38.92'	N26°03'56"W	60.95'
R3	62.79'	182.00'	19°46'01"	31.71'	N74°24'08"W	62.48'

REV. BY	DATE	DESCRIPTION

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SENECA COUNTY
CITY OF TIFFIN



PID NO. **80499**

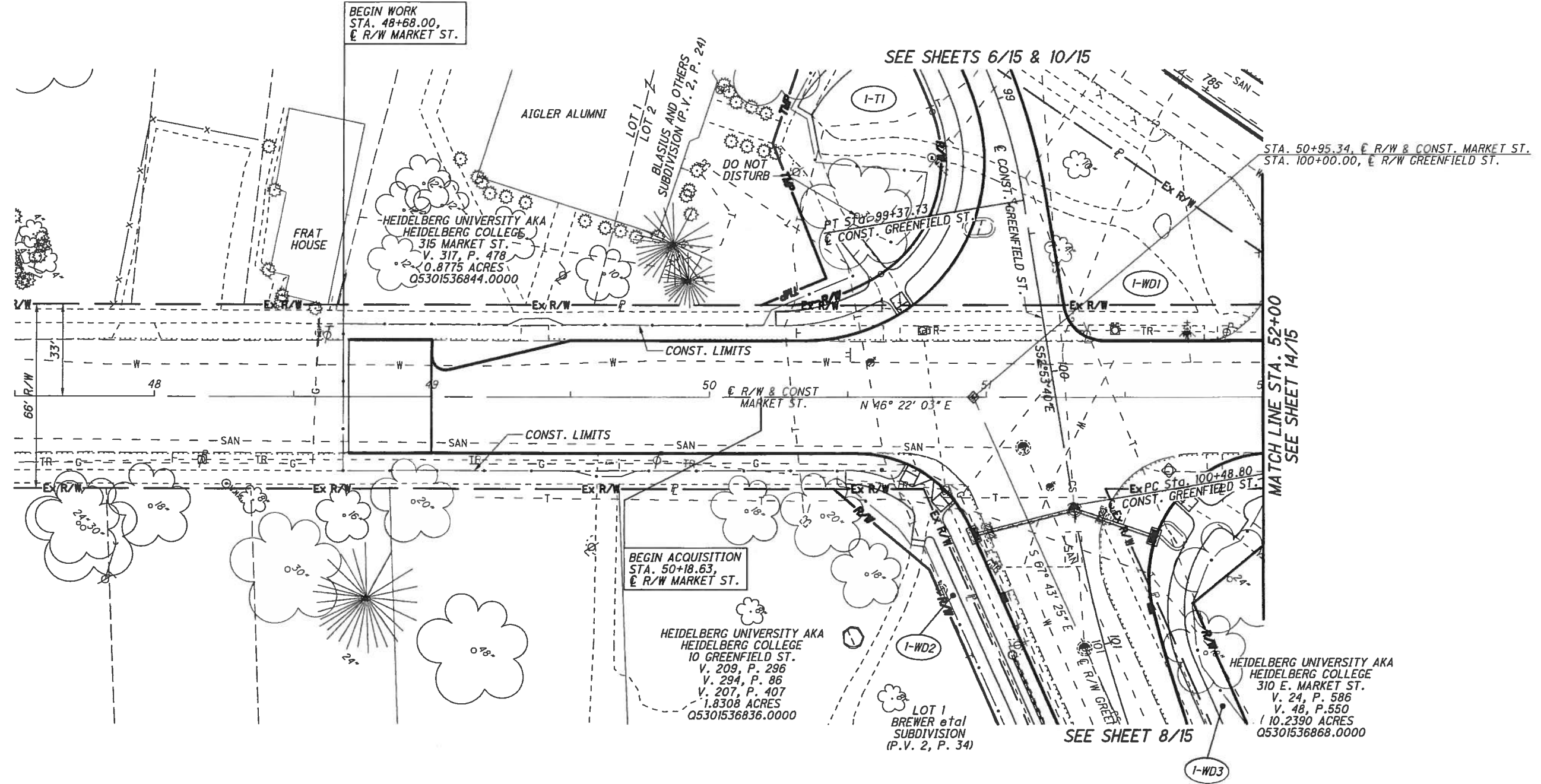
R/W DESIGNER KCD
R/W REVIEWER DAP

RIGHT OF WAY TOPO SHEET
STA. 47+50.00 TO STA. 52+00.00

SEN-GREENFIELD ST.

12 / 15

63
66



BEGIN WORK
STA. 48+68.00,
E R/W MARKET ST.

BEGIN ACQUISITION
STA. 50+18.63,
E R/W MARKET ST.

SEE SHEETS 6/15 & 10/15

STA. 50+95.34, E R/W & CONST. MARKET ST.
STA. 100+00.00, E R/W GREENFIELD ST.

MATCH LINE STA. 52+00
SEE SHEET 14/15

SEE SHEET 8/15

REV. BY	DATE	DESCRIPTION

DATE COMPLETED

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SENECA COUNTY
CITY OF TIFFIN



PID NO.
80499

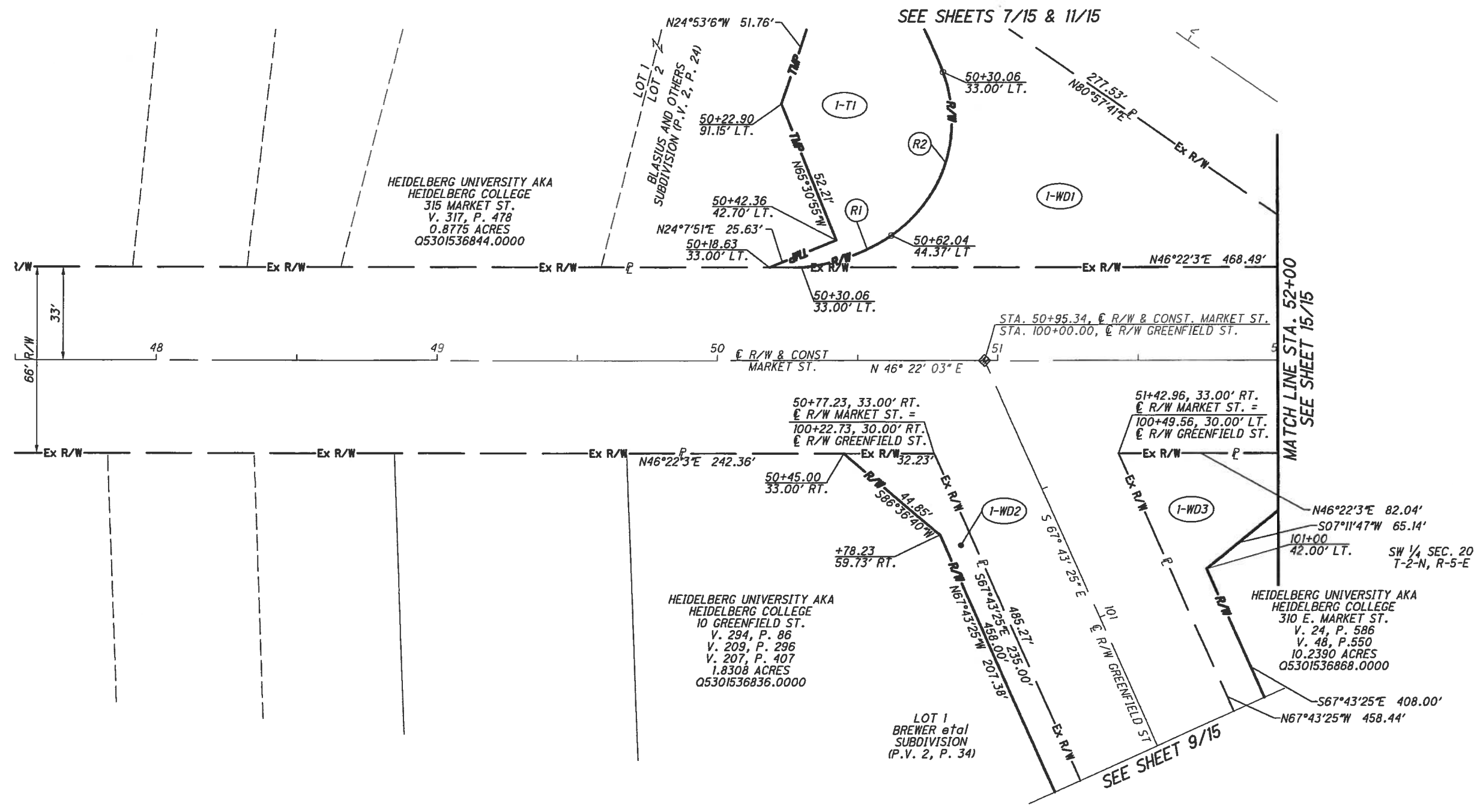
R/W DESIGNER
KCD
R/W REVIEWER
DAP

RIGHT OF WAY BOUNDARY SHEET
STA. 47+50.00 TO STA. 52+00.00

SEN - GREENFIELD ST.

13 / 15

64
66



R/W CURVE TABLE

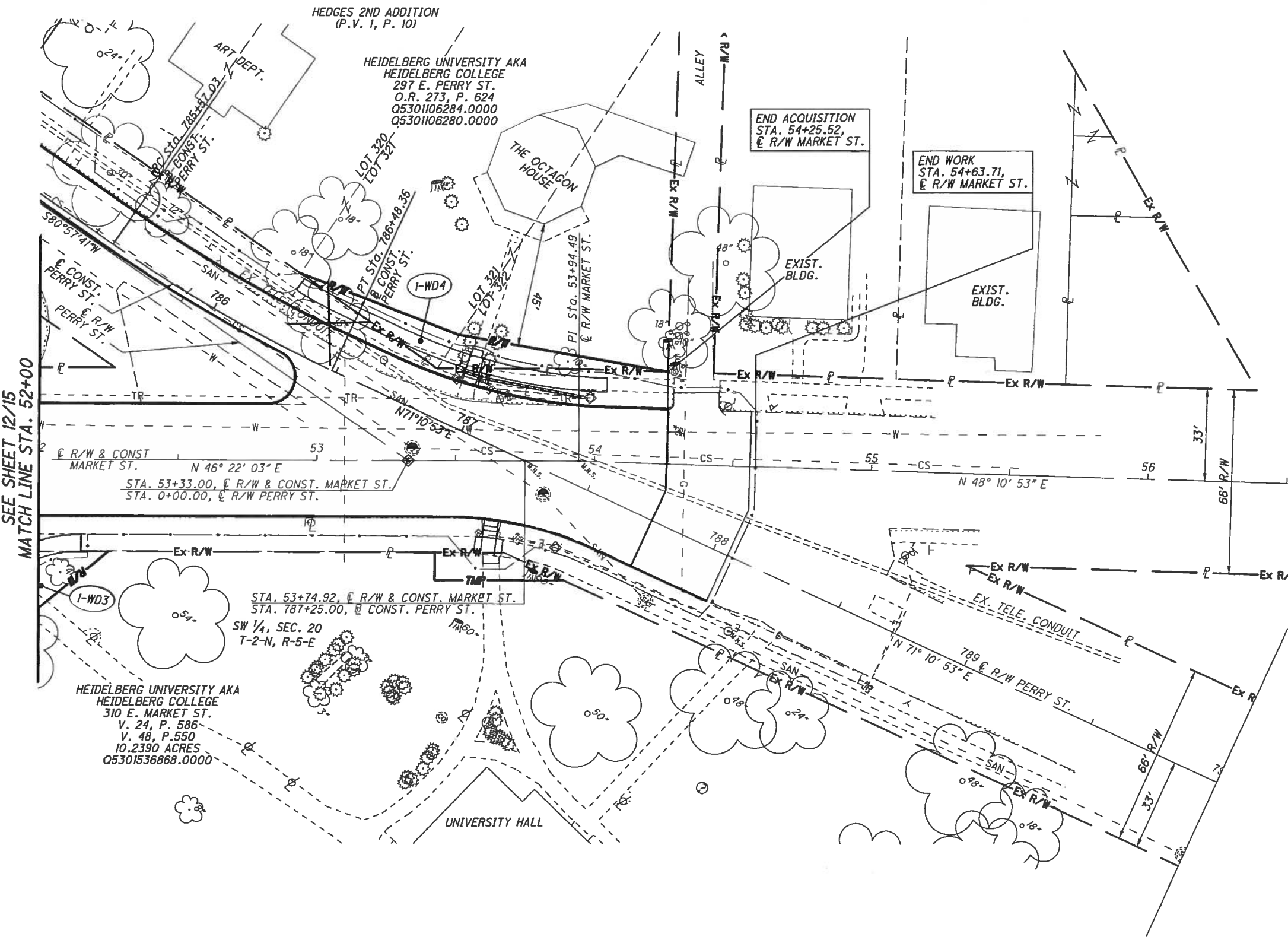
CURVE	ARC LENGTH	RADIUS	DELTA	TANGENT	CHORD DIR.	CHORD
R1	34.29'	68.19	28°48'50"	17.52'	S26°47'59"W	33.93'
R2	65.78'	49.00'	76°54'59"	38.92'	N26°03'56"W	60.95'

REV. BY	DATE	DESCRIPTION

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SENECA COUNTY
CITY OF TIFFIN



SEE SHEET 12/15
MATCH LINE STA. 52+00

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PID NO.
80499

R/W DESIGNER
KCD
R/W REVIEWER
DAP

RIGHT OF WAY TOPO SHEET
STA. 52+00.00 TO STA. 56+50.00

SEN-GREENFIELD ST.

14 / 15

65
66

REV. BY	DATE	DESCRIPTION

SENECA COUNTY
CITY OF TIFFIN



PID NO.
80499

R/W DESIGNER
KCD
R/W REVIEWER
DAP

RIGHT OF WAY BOUNDARY SHEET
STA. 52+00.00 TO STA. 56+50.00

SEN-GREENFIELD ST.

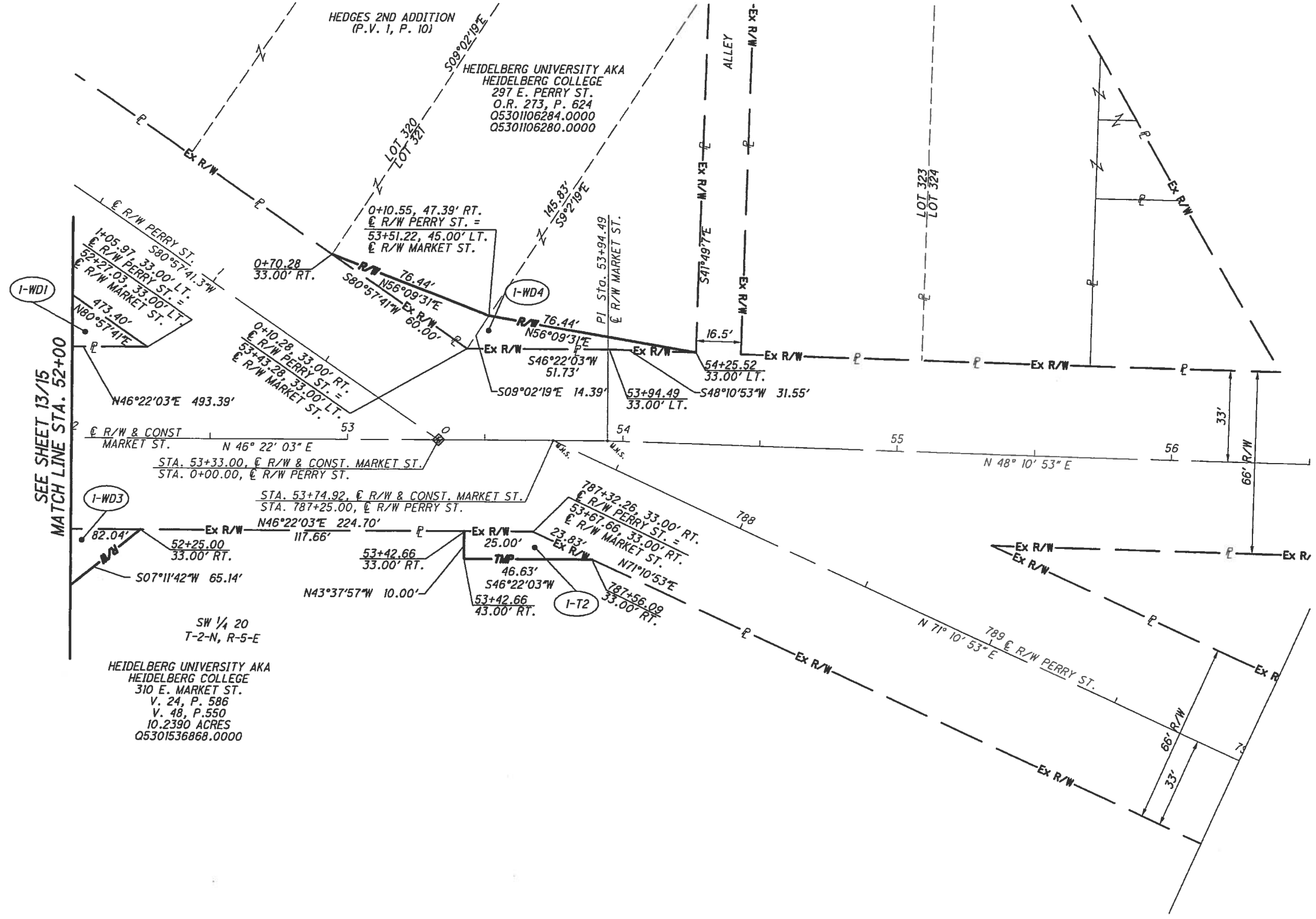
15 / 15

66
66

REV. BY	DATE	DESCRIPTION

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SEE SHEET 13/15
MATCH LINE STA. 52+00

SW 1/4 20
T-2-N, R-5-E
HEIDELBERG UNIVERSITY AKA
HEIDELBERG COLLEGE
310 E. MARKET ST.
V. 24, P. 586
V. 48, P. 550
10.2390 ACRES
Q5301536868.0000

HEIDELBERG UNIVERSITY AKA
HEIDELBERG COLLEGE
297 E. PERRY ST.
O.R. 273, P. 624
Q5301106284.0000
Q5301106280.0000

HEDGES 2ND ADDITION
(P.V. 1, P. 10)

1+05.97 580°57'41.3\"/>

1+05.97 580°57'41.3\"/>

1+05.97 580°57'41.3\"/>

1+05.97 580°57'41.3\"/>

1+05.97 580°57'41.3\"/>

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