

I, FRANKLIN D. SNYDER, JR., PS HAVE CONDUCTED A SURVEY FOR THE OHIO DEPARTMENT OF TRANSPORTATION (ODOT) BEGINNING IN JANUARY 2019 AS SHOWN HEREIN. THE HORIZONTAL COORDINATES ARE RELATIVE TO THE STATE PLANE GRID COORDINATES BY A COMBINED SCALE FACTOR OF 0.99993365 (P.A.F. 1.00006639) AS DETERMINED BY ODOT CADD & MAPPING SERVICES AT POINT GS16 (N=650356.2903, E=2199342.6906, GRID/U.S. FEET) IN AUGUST, 2018.

AS PART OF THIS PROJECT I HAVE REESTABLISHED THE LOCATIONS OF THE EXISTING PROPERTY LINES AND CENTERLINES OF EXISTING RIGHTS OF WAY FOR THE PROPERTY TAKES CONTAINED HEREIN.

ALL OF MY WORK WAS CONDUCTED IN ACCORDANCE WITH THE OHIO ADMINISTRATIVE CODE 4733-37, STANDARDS FOR BOUNDARY SURVEYS IN THE STATE OF OHIO. THE WORDS I AND MY AS USED HEREIN ARE TO MEAN EITHER MYSELF OR SOMEONE WORKING UNDER MY DIRECT SUPERVISION.

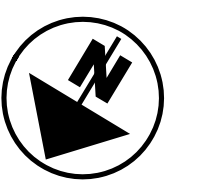
FRANKLIN D. SNYDER, JR., PROFESSIONAL SURVEYOR NO.S-7468

DATE 06/14/2023

# CSX TRANSPORTATION, INC.

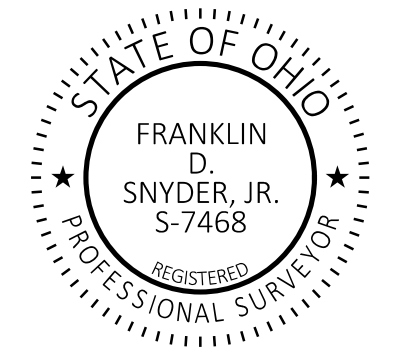
## CUYAHOGA COUNTY VILLAGE OF CUYAHOGA HEIGHTS - NEWBURGH TWP. O. L. 301 & 305 - TOWNSHIP 7, RANGE XII CONNECTICUT WESTERN RESERVE

- NOTES: 1. RAILROAD STATIONING REFERENCED FROM  $\bar{C}$  TRACK M1.  
2. PART OF CSXT RAILROAD AS SHOWN ON V53469, VS 2050, LC 3531, MP 10.0-11.0.  
3. EXISTING RIGHT OF WAY FROM ODOT PLAN CUY-77-10.56 (1972)  
4. REFERENCES USED:  
CUY-77-10.56 CENTERLINE PLAT, 01/05/1972  
MAP OF LOT SPLIT DOC. NO. 201902280285  
CUYAHOGA COUNTY DEEDS, PLATS, SURVEYS, AND RECORDS  
5. BASIS FOR BEARING: GRID NORTH RELATIVE TO THE STATE PLANE COORDINATE SYSTEM, OHIO NORTH ZONE (3401), NAD83(2011)  
6. (c) = RECORD AND PRO CALCULATED FROM CUYAHOGA COUNTY SHAPE FILES  
7. \* = EXCEPTION AREA - RESERVE 1815 S.F. FROM PARCEL 10-SH-1 & 1640 S.F. FROM PARCEL 10-SH-2 UNTO THE GRANTOR FOR AERIAL RIGHTS BETWEEN FACE OF NEW ABUTMENT AND LIMITED ACCESS EASEMENT LIMIT.



SURVEYOR'S SEAL

THOMAS FOK & ASSOC., INC.

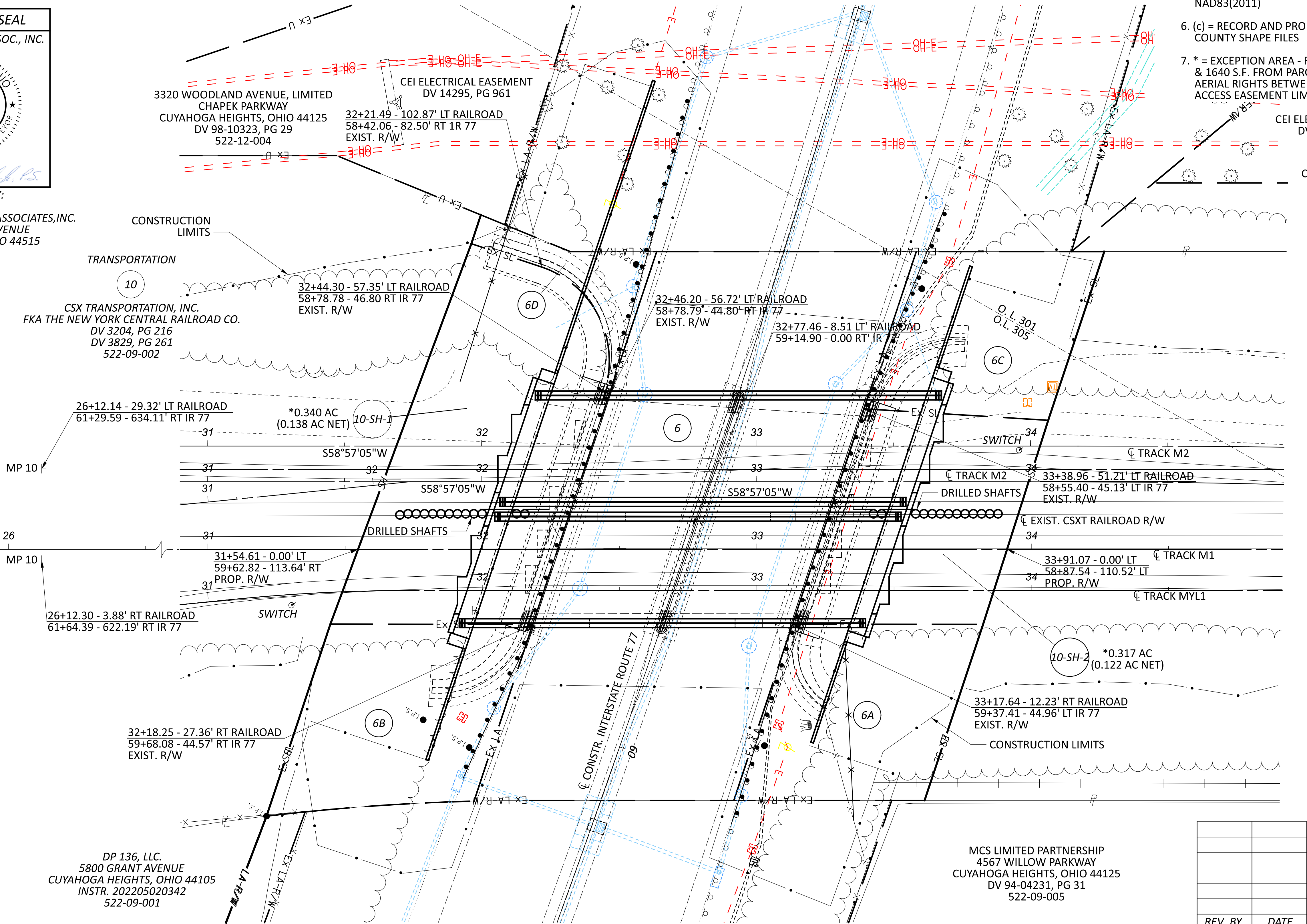


PLANS PREPARED BY:

THOMAS FOK AND ASSOCIATES, INC.  
3896 MAHONING AVENUE  
YOUNGSTOWN, OHIO 44515

CUY-77-11.11

MODEL: Sheet PAPER: 34x22 (in.) DATE: 6/9/2023 TIME: 12:43:22 PM USER: jslifka  
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DP 136, LLC.  
5800 GRANT AVENUE  
CUYAHOGA HEIGHTS, OHIO 44105  
INSTR. 202205020342  
522-09-001

MCS LIMITED PARTNERSHIP  
4567 WILLOW PARKWAY  
CUYAHOGA HEIGHTS, OHIO 44125  
DV 94-04231, PG 31  
522-09-005

STATE OF OHIO EASEMENTS  
DEED VOL. 5492, PAGE 183

EASEM'T NO.	TYPE	AREA (ACRES)
6	LA HWY	0.435
6A	SLOPE	0.102
6B	SLOPE	0.113
6C	SLOPE	0.093
6D	SLOPE	0.025

INTERSTATE ROUTE 77 CURVE  
PI = 59+11.57  
 $\Delta = 16^\circ 31' 08''$  RT  
R = 5729.58'  
L = 1651.88'  
C = 1646.16'  
N  $12^\circ 41' 04''$  W

TYPES OF TITLE LEGEND:  
SH = STANDARD HIGHWAY EASEMENT  
LA-R/W = LIMITED ACCESS RIGHT OF WAY  
LA = LIMITED ACCESS HIGHWAY EASEMENT  
SL = SLOPE EASEMENT  
U = UTILITY EASEMENT

REV. BY	DATE	DESCRIPTION

DATE COMPLETED 6/9/2023

RIGHT OF WAY DETAIL SHEET  
BRIDGE NO. CUY-00077-11.119 & CUY-00077-11.126  
CSXT RAILROAD OVER IR-77

DESIGN AGENCY  
**TF**  
ASSOCIATES

DESIGNER  
TJM

REVIEWER  
FDS

PROJECT ID  
21788

SUBSET TOTAL  
RW.1 2

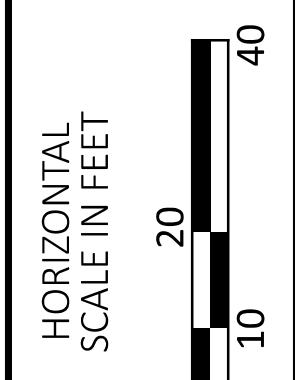
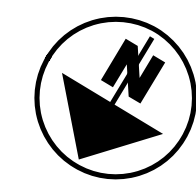
SHEET TOTAL

# CSX TRANSPORTATION, INC.

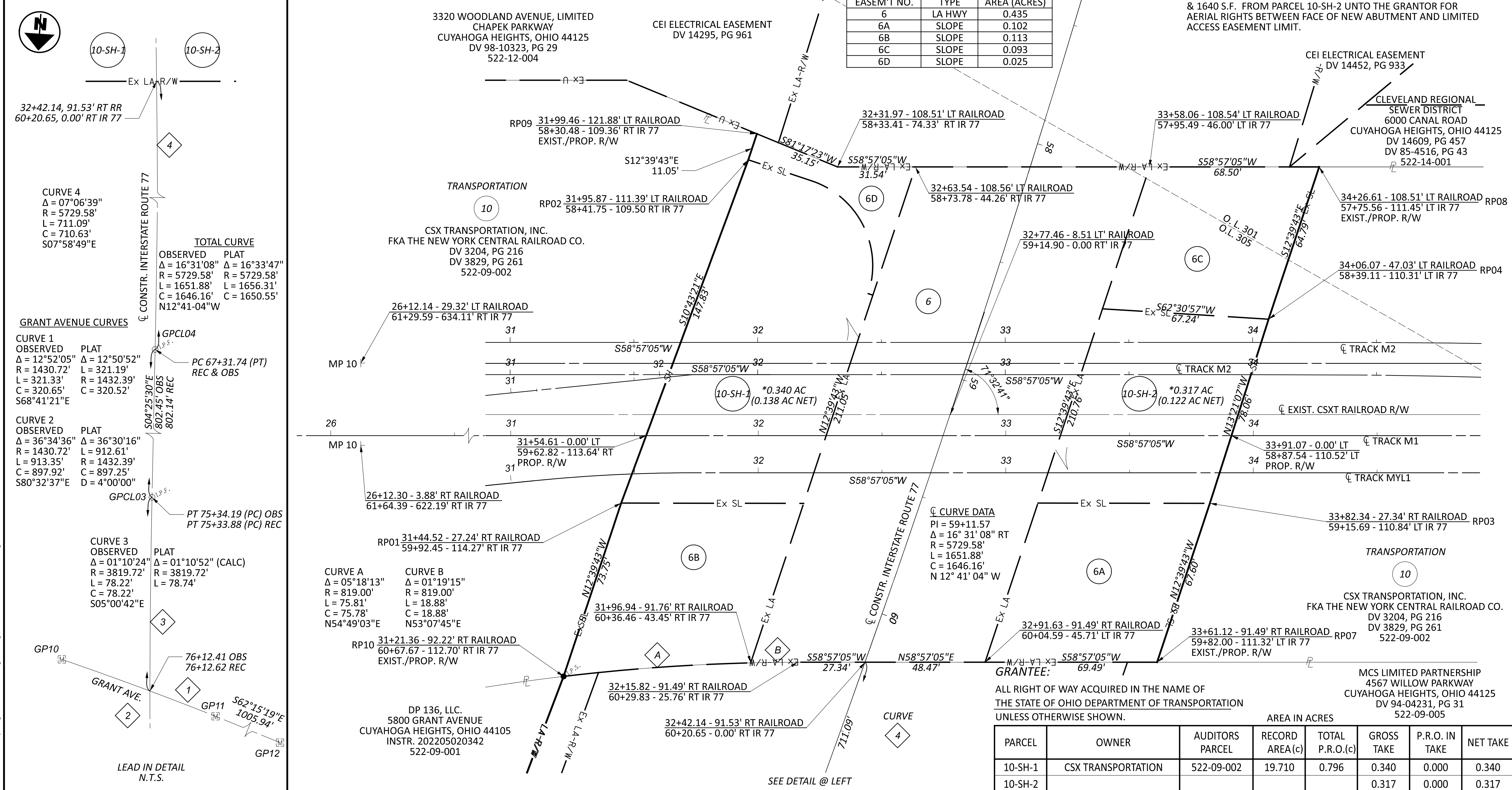
## CUYAHOGA COUNTY VILLAGE OF CUYAHOGA HEIGHTS - NEWBURGH TWP. O. L. 301 & 305 - TOWNSHIP 7, RANGE XII CONNECTICUT WESTERN RESERVE

PT#	PROJECT - U.S. SURVEY FEET		GRID (OHIO NORTH) - METERS		FEATURE
	NORTH	EAST	NORTH	EAST	
GPCL03	646798.189	2201760.301	197131.346	671053.163	1/2" IPIN FD IN BARRIER WALL
GPCL04	645998.344	2201822.196	196887.569	671072.028	1/2" IPIN FD IN BARRIER WALL
GP10	647460.942	2200564.457	197333.340	670688.694	5/8" IPIN FD IN MONBOX
GP11	646992.644	2201454.744	197190.612	670960.036	1" IPIN FD IN MONBOX
GP12	646845.119	2202340.460	197145.649	671229.984	1" IPIN FD IN MONBOX
RP01	645290.159	2202038.430	196671.728	671137.932	CALPT
RP02	645144.912	2202065.934	196627.459	671146.314	CALPT
RP03	645167.584	2201834.631	196634.369	671075.818	CALPT
RP04	645091.631	2201852.658	196611.220	671081.312	CALPT
RP07	645233.540	2201819.813	196654.471	671071.301	CALPT
RP08	645034.596	2201877.124	196593.837	671088.769	CALPT
RP09	645134.126	2202068.357	196624.172	671147.053	CALPT
RP10	645362.116	2202022.264	196693.659	671133.004	3/4" IRON PIN SET

- NOTES: 1. RAILROAD STATIONING REFERENCED FROM C TRACK M1.  
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STATE OF OHIO EASEMENTS DEED VOL. 5492, PAGE 183		
EASEM'T NO.	TYPE	AREA (ACRES)
6	LA HWY	0.435
6A	SLOPE	0.102
6B	SLOPE	0.113
6C	SLOPE	0.093
6D	SLOPE	0.025



CURVE 4  
 $\Delta = 07^{\circ}06'39''$   
 $R = 5729.58'$   
 $L = 711.09'$   
 $C = 710.63'$   
 $S07^{\circ}58'49''E$

TOTAL CURVE  
 OBSERVED PLAT  
 $\Delta = 16^{\circ}31'08''$   $\Delta = 16^{\circ}33'47''$   
 $R = 5729.58'$   $R = 5729.58'$   
 $L = 1651.88'$   $L = 1656.31'$   
 $C = 1646.16'$   $C = 1650.55'$   
 $N12^{\circ}41'04''W$

GRANT AVENUE CURVES  
 CURVE 1  
 OBSERVED PLAT  
 $\Delta = 12^{\circ}52'05''$   $\Delta = 12^{\circ}50'52''$   
 $R = 1430.72'$   $L = 321.19'$   
 $L = 321.33'$   $R = 1432.39'$   
 $C = 320.65'$   $C = 320.52'$   
 $S68^{\circ}41'21''E$

CURVE 2  
 OBSERVED PLAT  
 $\Delta = 36^{\circ}34'36''$   $\Delta = 36^{\circ}30'16''$   
 $R = 1430.72'$   $L = 912.61'$   
 $L = 913.35'$   $R = 1432.39'$   
 $C = 897.92'$   $C = 897.25'$   
 $S80^{\circ}32'37''E$

CURVE 3  
 OBSERVED PLAT  
 $\Delta = 01^{\circ}10'24''$   $\Delta = 01^{\circ}10'52''$  (CALC)  
 $R = 3819.72'$   $R = 3819.72'$   
 $L = 78.22'$   $L = 78.74'$   
 $C = 78.22'$   
 $S05^{\circ}00'42''E$

CURVE A  
 $\Delta = 05^{\circ}18'13''$   
 $R = 819.00'$   
 $L = 75.81'$   
 $C = 75.78'$   
 $N54^{\circ}49'03''E$

CURVE B  
 $\Delta = 01^{\circ}19'15''$   
 $R = 819.00'$   
 $L = 18.88'$   
 $C = 18.88'$   
 $N53^{\circ}07'45''E$

CURVE DATA  
 $PI = 59+11.57$   
 $\Delta = 16^{\circ}31'08''$  RT  
 $R = 5729.58'$   
 $L = 1651.88'$   
 $C = 1646.16'$   
 $N 12^{\circ}41'04'' W$

GRANTEE:  
 ALL RIGHT OF WAY ACQUIRED IN THE NAME OF THE STATE OF OHIO DEPARTMENT OF TRANSPORTATION UNLESS OTHERWISE SHOWN.

PARCEL	OWNER	AUDITORS PARCEL	RECORD AREA (c)	TOTAL P.R.O.(c)	GROSS TAKE	P.R.O. IN TAKE	NET TAKE
10-SH-1	CSX TRANSPORTATION	522-09-002	19.710	0.796	0.340	0.000	0.340
10-SH-2					0.317	0.000	0.317

RIGHT OF WAY BOUNDARY SHEET  
 BRIDGE NO. CUY-00077-11.119 & CUY-00077-11.126  
 CSXT RAILROAD OVER IR-77

DESIGN AGENCY  
  
 DESIGNER  
 TJM  
 REVIEWER  
 FDS 06-06-23  
 PROJECT ID  
 21788  
 SUBSET TOTAL  
 RW.2 2  
 SHEET TOTAL

CUY-77-11.11  
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