



SCALE: 1" = 150'

NEW SPLIT
 RICHLAND COUNTY
 TAX MAP OFFICE
EAK 8-4-23

NEW SURVEY
 OF EXISTING PARCEL
 RICHLAND COUNTY
 TAX MAP OFFICE
EAK 8-4-23

BASIS OF BEARING IS STATE PLANE
 GRID NORTH NAD 83 (2011), GEOID
 18A, OHIO NORTH ZONE.

NORTH



INITIAL & DATE
VERBAL APPROVAL BY DALE MYERS PP-205
MONROE ZONING INSPECTOR 8-4-23

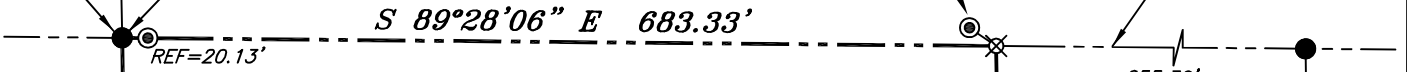
SEE ATTACHED FOR
HEALTH DEPT APPROVAL

P.O.B.
 PARCEL "A"

THE NW CORNER OF
 THE NE QTR. SEC. 25

N 74°50'27" W
 10.39'

THE NORTH LINE OF
 THE NE QTR. SEC. 25



PARCEL "A"
4.28 ACRES

PARCEL "B"
5.71 ACRES

TRUMPOWER ROAD (T.H. 368)

P.O.B. "B"
 PARCEL "B"

HOCHSTETLER MILLING LTD
 O.R.V. 2853, PAGE 403

S. & S. PERRYVILLE LLC
 O.R.V. 2315, PAGE 882

S. & S. PERRYVILLE LLC
 O.R.V. 2315, PAGE 882

2050.64'
 THE WEST LINE OF
 THE NE QTR. SEC. 25

THE SW CORNER OF
 THE NE QTR. SEC. 25

LEGEND

- IRON PIN FOUND
- ⊙ IRON PIPE FOUND
- ⊗ 3" SURVEY MARKER SET
- △ RAILROAD SPIKE SET
- ▲ RAILROAD SPIKE FOUND
- ⊗ 5/8" IRON PIN SET WITH CAP
 STAMPED "CRAIG 8195"



Chad F. Craig

SURVEY BY: CHAD F. CRAIG P.S. #8195
 for SEILER & CRAIG SURVEYING INC.
 270 PARK AVENUE WEST
 MANSFIELD, OHIO 44902
 (419) 525-3644
 EMAIL:SEILERANDCRAIG@SEILERANDCRAIG.COM

SURVEY PLAT FOR HOCHSTETLER MILLING LTD	
PART NE QTR. SEC. 25, T-22, R-17 MONROE TOWNSHIP RICHLAND COUNTY, OHIO	
DATE: JULY 19, 2023	SCALE: 1"=150'
TRUMPOWER_RD_3391	

**SURVEY DESCRIPTION
PARCEL "A"**

PART OF THE NE QUARTER OF SECTION 25
MONROE TOWNSHIP
RICHLAND COUNTY, OHIO

Situated in the Township of Monroe, County of Richland, State of Ohio and being a part of the Northeast quarter of Section 25 of Township 22 North, Range 17 West, and being more particularly described as follows:

Beginning for the same at an iron pin found and accepted as marking the northwest corner of the Northeast quarter of Section 25 and being a point in the centerline of Trumpower Road (T.H. 368) and being referenced by an iron pipe found on a bearing of South 89 degrees 28 minutes 06 seconds East and at a distance of 20.13 feet, Thence, South 89 degrees 28 minutes 06 seconds East with the north line of said quarter section passing through said iron pipe found, a total distance of 683.33 feet to an iron pin set on the northwest corner of a parcel currently owned by S. & S. Perrysville LLC. (O.R.V. 2315, P. 882);

Thence, South 00 degrees 59 minutes 31 seconds East with the west line of said Perrysville parcel 247.23 feet to an iron pin set;

Thence, South 89 degrees 00 minutes 29 seconds West 188.67 feet to an iron pin set;

Thence, South 83 degrees 22 minutes 34 seconds West 406.31 feet to an iron pin set;

Thence, North 88 degrees 03 minutes 15 seconds West passing through an iron pin set for reference at a distance of 70.19 feet, a total distance of 90.19 feet to a point on the west line of said quarter section and in said centerline;

Thence, North 00 degrees 59 minutes 31 seconds West with the west line of said quarter section and said centerline 300.65 feet to the place of beginning, containing 4.28 acres according to a survey by Chad F. Craig P.S. #8195 for Seiler & Craig Surveying, Inc. on July 19, 2023, but subject to all easements, right of ways and highways of record.

Iron pins set are 5/8" rods with caps stamped "CRAIG 8195".

Bearings are based on State Plane Grid North, NAD 83 (2011), Geoid 18A, Ohio North Zone and are intended to be used for angular determination only.



NEW SPLIT
RICHLAND COUNTY
TAX MAP OFFICE
EAK 8-4-23

INITIAL & DATE

PP-205

A handwritten signature in black ink that reads "Chad F. Craig".

Chad F. Craig P.S.#8195
for Seiler & Craig Surveying, Inc.

**SURVEY DESCRIPTION
PARCEL "B"**

PART OF THE NE QUARTER OF SECTION 25
MONROE TOWNSHIP
RICHLAND COUNTY, OHIO

Situated in the Township of Monroe, County of Richland, State of Ohio and being a part of the Northeast quarter of Section 25 of Township 22 North, Range 17 West, and being more particularly described as follows:

Commencing at an iron pin found and accepted as marking the northwest corner of the Northeast quarter of Section 25 and being a point in the centerline of Trumpower Road (T.H. 368), Thence, South 00 degrees 59 minutes 31 seconds East with the west line of said quarter section and said centerline 300.65 feet to a point referenced by an iron pin set on a bearing of South 88 degrees 03 minutes 15 seconds East and at distance of 20.00 feet, said point being the place of beginning of the parcel herein described;

Thence, South 88 degrees 03 minutes 15 seconds East passing through said iron pin set, a total distance of 90.19 feet to an iron pin set;

Thence, North 83 degrees 22 minutes 34 seconds East 406.31 feet to an iron pin set;

Thence, North 89 degrees 00 minutes 29 seconds East 188.67 feet to an iron pin set on the west line of a parcel currently owned by S. & S. Perrysville LLC (O.R.V. 2315, P. 882);

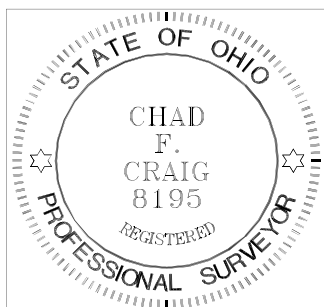
Thence, South 00 degrees 59 minutes 31 seconds East with the west line of said Perrysville parcel 389.98 feet to an iron pin set;

Thence, North 89 degrees 28 minutes 06 seconds West with a line common to said Perrysville parcel passing through an iron pin set at a distance of 668.33 feet, a total distance of 683.33 feet to a point on the west line of said quarter section and said centerline;

Thence, North 00 degrees 59 minutes 31 seconds West with the west line of said quarter section and said centerline 336.56 feet to the place of beginning, containing 5.71 acres according to a survey by Chad F. Craig P.S. #8195 for Seiler & Craig Surveying, Inc. on July 19, 2023, but subject to all easements, right of ways and highways of record.

Iron pins set are 5/8" rods with caps stamped "CRAIG 8195".

Bearings are based on State Plane Grid North, NAD 83 (2011), Geoid 18A, Ohio North Zone and are intended to be used for angular determination only.



NEW SURVEY
OF EXISTING PARCEL
RICHLAND COUNTY
TAX MAP OFFICE
EAK 8-4-23

INITIAL & DATE
PP-205

A handwritten signature in black ink that reads "Chad F. Craig".

Chad F. Craig P.S.#8195
for Seiler & Craig Surveying, Inc.



Environmental Division
555 Lexington Ave.
Mansfield, OH 44907
 (419)774-4520 phone
 (419)774-0845 fax

RECEIVED

JUL 17 2023

Lot Split Application

Review by Richland Public Health (RPH) is required for any lot split that does not have an associated sanitary sewer tap, a sewage treatment system that will remain on lot, and/or where potential buildable lots may be created with no access to sanitary sewer system.

Richland Public Health will assess existing sewage treatment system(s) to ensure proper function, establish that space remains on the lot(s) for replacement of existing sewage treatment(s), assign required area for installation of sewage treatment system(s) on new lots, and determine that any split does not encroach on required isolation distances.

Applicant Information

Name Joseph Hochstetler		Date 6/30/2023	
Mailing Address 552 State Route 95	City Loudonville	State OH	Zip 44842
Email contact@hochstetlerloghomes.com	Phone 419-368-0005		

Site Information

Site Address 3391 Trumpower Road			
City Perrysville	State OH	Zip 44864	Township Monroe
Parcel #(s) 0191515607003		Total Acreage (Before Lot Splits) 9.99	

Acreage Per Lot(s):	Existing Home (check if yes)	Combining to Another Lot?
Lot 1: <u>5.71</u>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Lot 2: <u>4.28</u>	<input type="checkbox"/>	<input type="checkbox"/>
Lot 3: _____	<input type="checkbox"/>	<input type="checkbox"/>
Lot 4: _____	<input type="checkbox"/>	<input type="checkbox"/>
Lot 5: _____	<input type="checkbox"/>	<input type="checkbox"/>

All newly created lots under five (5) acres will be required to have a soil evaluation conducted by an approved Soil Evaluator.

All newly created lots that are 5 acres or greater, will not be required to have a soil evaluation conducted by an approved Soil Evaluator unless a building location has been determined on the new lot.

A septic permit will not be issued for a lot until a soil evaluation has been conducted by an approved Soil Evaluator.

As required by Ohio Administrative Code (OAC) 3701-29-08, the following information must be submitted with this application prior to review:

- | | |
|--|------------------------------|
| (1) Soil Evaluation Report for each lot in accordance with OAC 3701-29-07. | Yes <input type="checkbox"/> |
| (2) Staked or marked locations of proposed lot corners/property lines. | Yes <input type="checkbox"/> |
| (3) A survey prepared for <u>each lot</u> by a Registered Surveyor | Yes <input type="checkbox"/> |

- (4) Scaled site drawing including: (a) acreage of each proposed lot and land area; (b) proposed lot lines with detail of site conditions including vegetation and drainage; (c) site information including easements, utilities, structures, wells, foundations, roads, drainage features, water bodies. (Include: future buildings, landscaping, pools, etc) RECEIVED
JUL 17 2023
BY: _____ Yes
- (5) Identification of one or more sewage treatment system type(s) that might be feasible for each lot. Yes
LEACH FIELD 5 BA

Please submit this completed form, the above required documents and payment of **\$250.00 per each new lot** either by mail or in person to: Richland Public Health, 555 Lexington Avenue, Mansfield, OH 44907 (Checks payable to: Richland Public Health).

This evaluation does not indicate specific sewage treatment system type(s) to be installed on the lot(s). A site review for permit must be approved by RPH to determine exact specifications, type, and size of system. This evaluation is not a guarantee of system approval or type and applies to only those site conditions known at the time of inspection and documents submitted for review. The review is limited to the site conditions at time of inspection and documents submitted for review.

Applicant Signature <i>Joseph S. Haddock</i>	Date <i>6/30/23</i>
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----- OFFICE USE ONLY -----

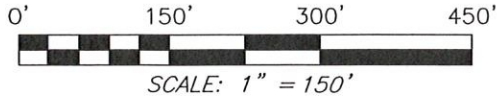
Final Lot Split Consideration:

<input checked="" type="checkbox"/> Approved	Environmental Health Specialist/In Training Signature <i>M. L. [Signature]</i>	Date of Approval <i>7/25/2023</i>
<input type="checkbox"/> Disapproved	Environmental Health Specialist/In Training Signature	Date of Disapproval
<input type="checkbox"/> Exempt	Environmental Health Specialist/In Training Signature	Date of Exempt Status

Comments:

DRIVEWAY PLACEMENT IS LIMITED BY AREAS DESIGNATED FOR SEWAGE TREATMENT. ENSURE DRIVEWAY LOCATION ADHERES TO ALL NECESSARY ISOLATION DISTANCES. AREAS DESIGNATED FOR INSTALLATION AND/OR REPLACEMENT OF A SEWAGE TREATMENT SYSTEM SHALL BE UNDISTURBED AND PROTECTED FROM DAMAGE OR DISTURBANCE. DAC 3701-29-15(P)(1). INFORMATION PROVIDED WITH THE LOT SPLIT APPLICATION DID NOT INDICATE ANY POTENTIAL OF EXISTING EASEMENTS AND/OR UTILITY EASEMENTS.

Fee Paid	<i>250.00</i> ✓#71481
Date Paid	<i>7/17/23</i>
Receipt #	<i>15902</i>
Recorded By	<i>J.C</i>
Date Recorded	<i>7/17/23</i>

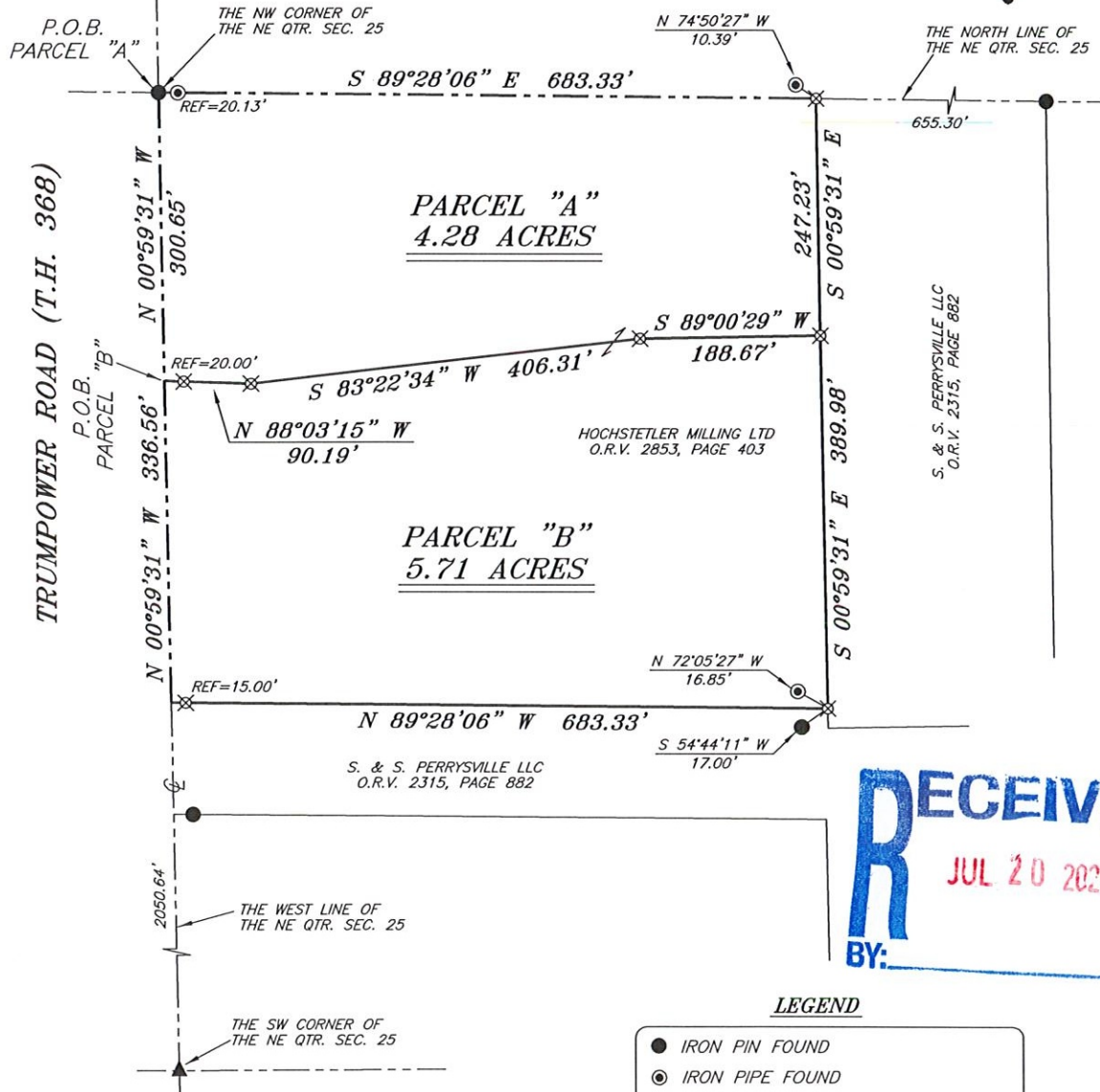


BASIS OF BEARING IS STATE PLANE
GRID NORTH NAD 83 (2011), GEOID
18A, OHIO NORTH ZONE.

NORTH



HEALTH DEPT. MAP



RECEIVED
 JUL 20 2023
 BY: _____

LEGEND

- IRON PIN FOUND
- ⊙ IRON PIPE FOUND
- ⊗ 3" SURVEY MARKER SET
- △ RAILROAD SPIKE SET
- ▲ RAILROAD SPIKE FOUND
- ⊗ 5/8" IRON PIN SET WITH CAP STAMPED "CRAIG 8195"



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