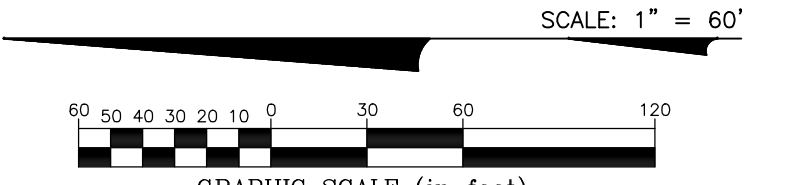


THE CORNERS

Line Type Legend

- Existing Property Line
- - - Existing R/W Line
- · - Existing R/W Centerline
- · - Existing Easement Line
- Proposed Subdivision Boundary Line
- Proposed Lot Line
- Proposed R/W Line
- · - Proposed R/W Centerline
- · - Proposed Easement Line

CURVE TABLE					
CURVE NO.	DELTA	RADIUS	LENGTH	CHORD BEARING	CHORD DISTANCE
C1	22°06'48"	823.00'	317.64'	S 89°22'47" E	315.67'
C2	9°09'40"	823.00'	131.59'	N 74°58'59" E	131.45'
C3	17°25'04"	1321.83'	401.83'	S 73°13'52" W	400.29'
C4	6°16'48"	1321.83'	144.88'	S 61°22'56" W	144.81'
C5	3°17'18"	1321.83'	75.86'	S 56°35'53" W	75.85'



- D.E. = Drainage Easement
- ① = Existing Easement O.R. 08122111
 - ② = Existing Easement I.N. 199803060052182
 - ③ = Existing 20' Sewer Easement O.R. 08559D10
 - ④ = Existing 10' Sewer Easement D.B. 3403, P. 904
 - ⑤ = Existing Utility, Grading and Drainage Easement I.N. 201409050116845
 - ⑥ = Existing 10' Gas Line Easement D.B. 3140, P. 695
 - ⑦ = Existing 10' Easement I.N. 199906140151037
 - ⑧ = Existing 21' Bike Path Easement I.N. 200212030309465
 - ⑨ = Existing Retention Easement I.N. 200112050283147
 - ⑩ = Existing Easement O.R. 09016C20
 - ⑪ = Existing 3' Easement D.B. 2957, P. 664
 - ⑫ = Existing Utility Easement I.N. 199903120062459
 - ⑬ = Existing 10' Drainage Easement I.N. 200201160015570
 - ⑭ = Existing Drainage Easement I.N. 20011205283147
 - ⑮ = Existing 20' Gas Line Easement O.R. 24590H19
 - ⑯ = Existing Drainage Easement O.R. 19507D05
 - ⑰ = Stormwater Drainage Ditch I.N. 199805180119880

NOTE "A": At the time of platting, all of The Corners is within Zone X (areas determined to be outside the 0.2% annual chance floodplain) as shown on FEMA Flood Insurance Rate Map for Franklin County, Ohio and Incorporated Areas Map Numbers 39049C0134K and 39049C0153K, both with effective date of June 17, 2008.

NOTE "B" - SCHOOL DISTRICT: At the time of platting, all of The Corners is in the Dublin City School District.

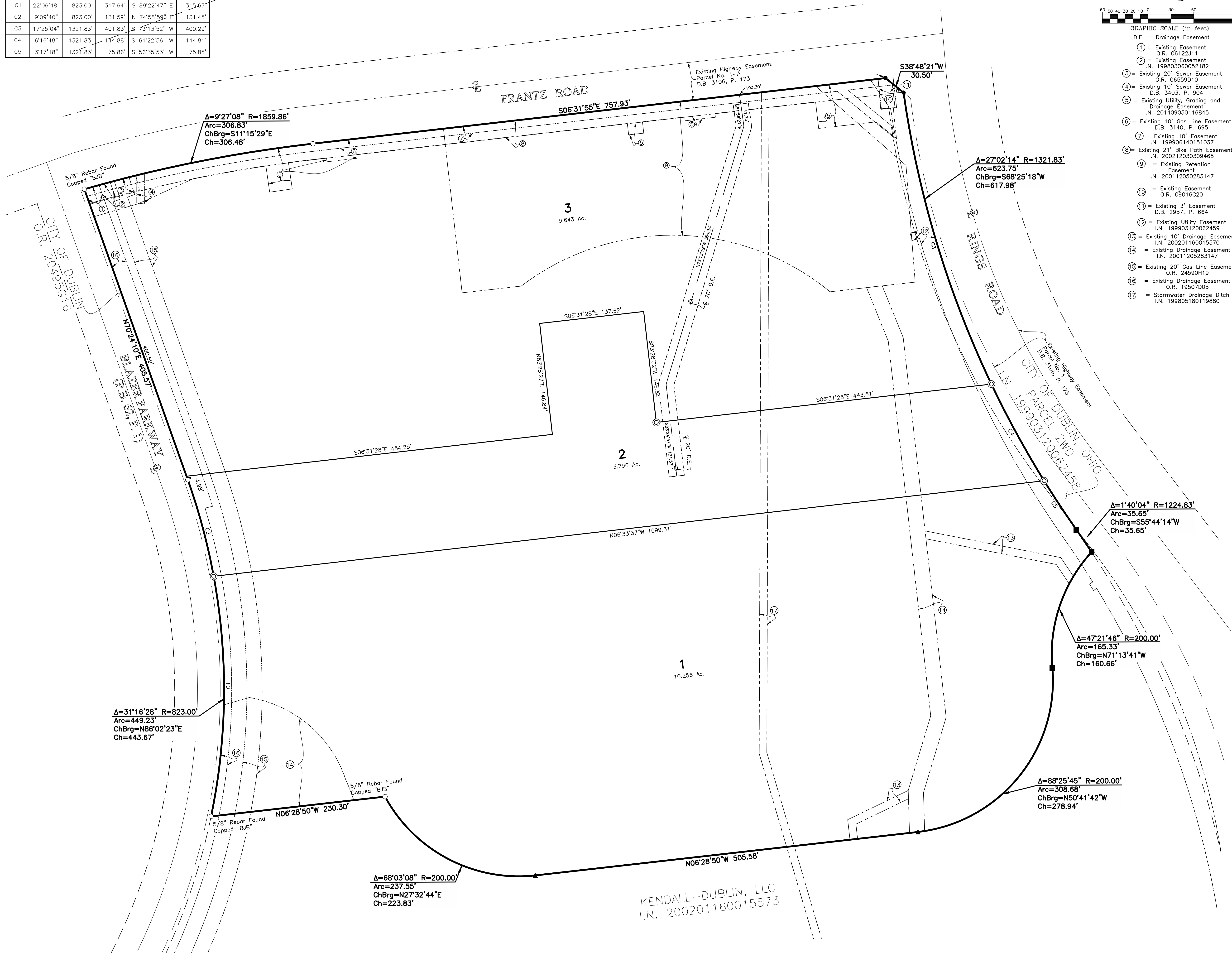
NOTE "C" - ACREAGE BREAKDOWN: The Corners is comprised of all the following Franklin County Parcel Number:

273-010749 23.695 Ac.

NOTE "D": At the time of platting, electric, cable, and telephone service providers have not issued information required so that easement areas, in addition to those shown on this plat, as deemed necessary by these providers, for the installation and maintenance of all of their main line facilities, could conveniently be shown on this plat. Existing recorded easement information about The Corners or any part thereof can be acquired by a competent examination of the then current public records, including those in the Franklin County Recorder's Office.

NOTE "E" - MINIMUM SETBACKS: City of Dublin zoning regulations for The Corners in effect at the time of platting are established per chapter 153 of the City of Dublin Code of Ordinances.

Said zoning regulations and any amendments thereto passed subsequent to acceptance of this plat, should be reviewed to determine the then current requirements. This notice is solely for the purpose of notifying the public of the existence, at the time of platting, of certain zoning regulations applicable to this property. This notice shall not be interpreted as creating plat or subdivision restrictions, private use restrictions, covenants running with the land or title encumbrances of any nature, and is for informational purposes only.



KENDALL-DUBLIN, LLC
I.N. 200201160015573

U:\20190813\DWG\CASHIETS\PLAT\20190813-A5-PLAT-01.DWG plotted by YOUSSEF, SHERIF on 1/27/2020 9:00:34 AM last saved by YOUSSEF on 1/27/2020 8:07:47 AM
 Xrefs: 20190813-A5-PLAT-01.DWG & 20190813-A5-REFR-NDWG & 20190813-A5-REFR-LDWG & 20190813-A5-REFR-LDWG & 20190813-A5-REFR-LDWG