

# MINOR LAND DIVISION / LOT SPLIT

JERSEY

TOWNSHIP APPLICATION FOR ADMINISTRATIVE APPROVAL

DATE SUBMITTED

8/1/2021

APPLICATION NUMBER

43-2021

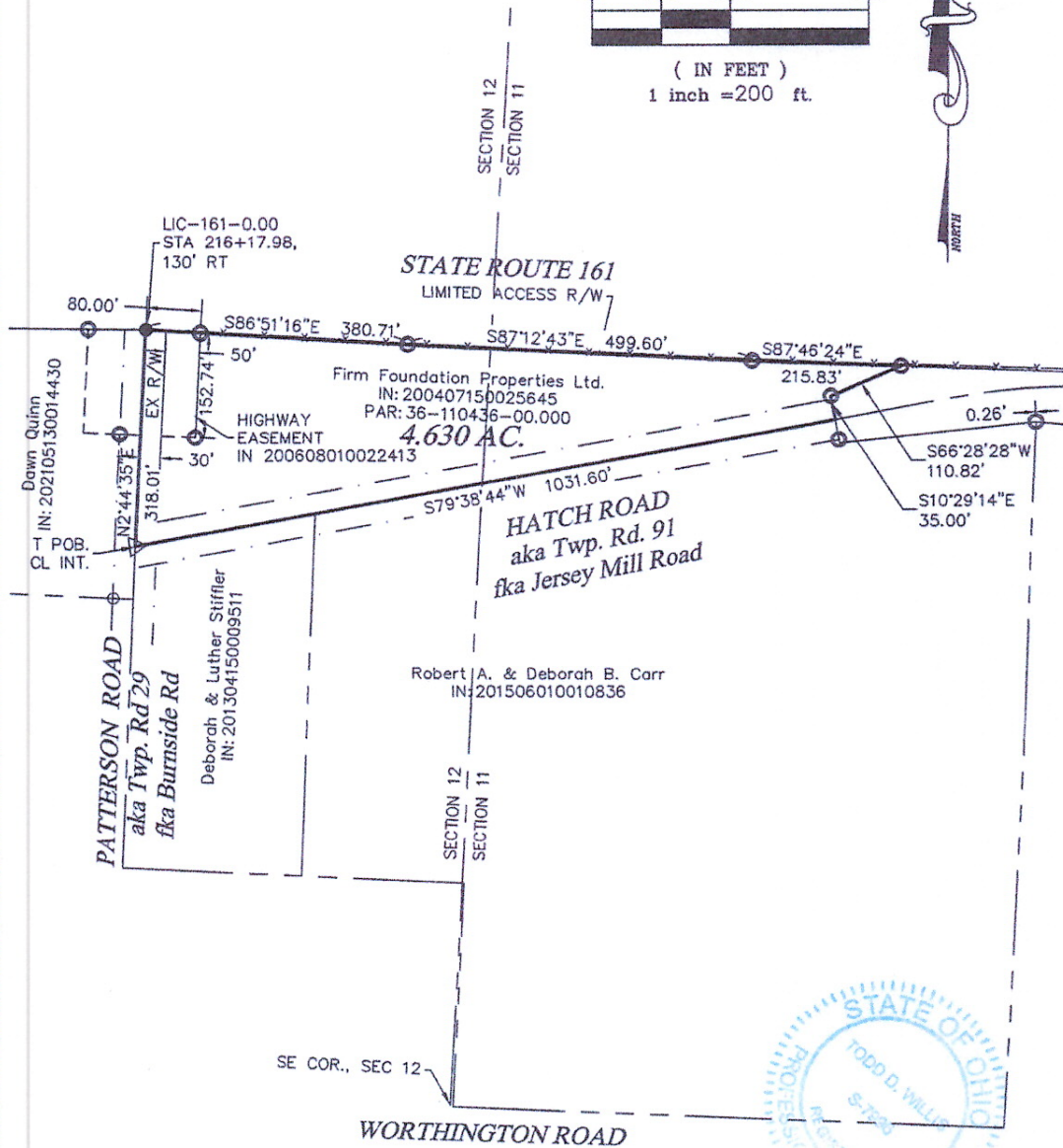
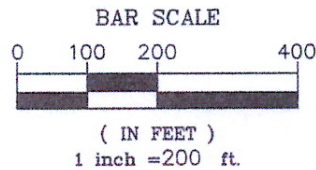
To Be Filled Out By Applicant	Southwest Licking Community				
	Applicant(s): Water and Sewer District		Phone Number: 740-927-0410		
	E-mail Address: cgilcher@swlcws.com				
	Mailing Address: P.O. Box 215		Etna	OH	43018
	Street		City	State	Zip Code
	Authorized Representative / Property Owner Signature(s): <i>Christopher D. Gilcher</i>				
	<b>Parcel Information:</b>				
	Current Property Owner(s): Firm Foundations Properties, LTD.				
	Parcel Address: Burnside Road		Pataskala	43062	
	Street		City	Zip Code	
	Parcel ID #: 036-110436-00.000				
	Original Acreage: 21.449				
	Proposed Lot Split(s):				
		Acreage	Frontage	Side	Rear
	1)	4.630	1031.60' (Hatch Rd.)	15	50
	2)	"	318.01' (Patterson Rd.)		
	3)				
	4)				
	REMAINDER				
Township Use Only	Variance Application : <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		Variance Section Number(s):		
	Was the Variance Approved: <input type="checkbox"/> Yes <input type="checkbox"/> No		Variance Application Number(s):		
	Zoning Classification: RR		Date Approved (Attach approval letter):		
	Minimum Frontage: 150		Building Setbacks (Minimum Requirements)		
	Minimum Acreage: 85,000 sq ft		Side: 15 Rear: 50		
	<input checked="" type="radio"/> APPROVED <input type="radio"/> DENIED <input type="radio"/> CONDITIONAL		Zoning Inspector Signature: <i>Ernest G. W. Iner</i>		
Comments:		Zoning Inspector Printed Name: Ernest G. W. Iner			
		Date: 8/2/2021			



# PLAT OF SURVEY FIRM FOUNDATION LTD.

## PARCEL

SITUATED IN SE QTR., SEC. 12 & SW QTR., SEC 11, TWP. 2N, RNG. 15W, U.S.M.L.,  
JERSEY TOWNSHIP, LICKING COUNTY, OHIO



### LEGEND

- 5/8" Dia. Iron Pin Found
- ⊙ 1" Dia. Iron Pin Found ODOT Cap
- Iron Pin Set 5/8" Dia x 30" L rebar w Org ID Cap
- △ Railroad Spike Set

### BASIS OF BEARINGS

Ohio State Plane Grid, South Zone, NAD83(2011)

PROJ. NO. 21127

I hereby certify that this plat represents a true and accurate survey made under my direct supervision of the parcel herein shown and all measurements were made in accordance with Chapter 4733-37 of the Ohio Administrative Code.

Todd D. Willis, PS  
Reg. No. S-7996  
Willis Engineering & Surveying  
740-739-4030

5-29-2021







EXHIBIT A

DESCRIPTION  
4.630 AC PARCEL

Situated in the Southeast Quarter, Section 12 and Southwest Quarter, Section 11, Township 2N, Range 15W, U.S.M.L., Jersey Township, County of Licking, State of Ohio, and being part of the Firm Foundation Properties, LTD parcel, as recorded in Instrument Number 200407150025645, all references are the Records of the Licking County Recorder, said parcel being further described as follows:

Commencing at a Railroad spike set at the centerline intersection of the Patterson Road, aka Township Road 29 and Hatch Road, aka Township Road 91, said point being the **True Point of Beginning** for the parcel herein described;

Thence, North 02° 44' 35" East, 318.01 feet, along the centerline of said Patterson Road to an iron pin set on the south line of the State of Ohio, Limited Access R/W, at STA 216+17.98, 130.00 feet Right, of LIC-161-0.00 centerline;

Thence, South 86° 51' 16" East, 380.71 feet, along the south line of the Limited Access R/W, passing a 1" dia. iron pin found with ODOT cap at 80.00 feet, to a 1" dia. iron pin found with ODOT cap;

Thence, South 87° 12' 43" East, 499.60 feet, along the south line of the Limited Access R/W, to a 1" dia. iron pin found with ODOT cap;

Thence, South 87° 46' 24" East, 215.83 feet, along the south line of the Limited Access R/W, to a 1" dia. iron pin found with ODOT cap on the north line of Hatch Road R/W;

Thence, South 66° 28' 28" West, 110.82 feet, along the north line of the Hatch Road, to a 1" dia. iron pin found with ODOT cap;

Thence, South 10° 29' 14" East, 35.00 feet, along the westerly line of the Hatch Road, to a point in the centerline of Hatch Road;

Thence, South 79° 38' 44" West, 1031.60 feet, along the centerline of Hatch Road, to the **True Point of Beginning**.

Containing 4.630 Acres, more or less, subject to all legal highways, all limitations of public access to highways, leases, zoning regulations, easements of record and restrictive covenants.

Subject to a Standard Highway Easement, granted to Licking County in Instrument Number 200608010022413;

All Iron Pins Set are 5/8" dia. rebar x 30" long with Orange ID cap stamped "Willis S7996".

Bearings are based on State Plane Grid, South Zone NAD83(2011).

Part of PN 36-110436-00.000

This Description is based on a survey made under the direct supervision of Todd D. Willis in May 2021, Reg. Surveyor No. 7996. Phone No. 740-739-4030, Willis Engineering & Surveying.

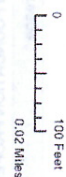
*Todd D. Willis*

5-29-2021

PRE-APPROVAL	
LICKING COUNTY ENGINEER	
APPROVED <input checked="" type="checkbox"/>	CONDITIONAL <input type="checkbox"/>
APPROVED BY: <i>[Signature]</i>	
DATE: 4/3/21	







LICKING COUNTY TAX MAP





Property Report

Address			
N/A FIRM FOUNDATION PROPERTIES LTD -- 1568 BURNSIDE RD			
Engineer's Pin	Owner	Auditor's PIN	
02150000700000034000	N/A FIRM FOUNDATION PROPERTIES LTD	036-110436-00.000	
Tax Acreage	Deed Acreage	Official Record	
35.178	35.354	200407150025645	

