

Mayor's Office of Capital Projects

Date: January 17, 2024

To: Rebecca Maurer, Councilmember
Ward 12

From: James DeRosa, Director
Mayor's Office of Capital Projects

Re: Request for review and approval of the proposed Trailside Subdivision and dedication of Echo Avenue and East 71st Place

Location: In between East 71st Street & East 72nd Street, north of Aetna Road, south of Morgana Run multipurpose trail

Ward: 12, Councilmember Rebecca Maurer

Description:

This is a proposed subdivision that will create 17 fee simple lots and also dedicate a tee shaped portion of existing road to become public right of way. The road dedication is to provide access to the proposed lots.

The proposed re-subdivision plat has been forwarded to you for review. If you have any questions please contact Shane Shuba, Survey Department at 216-664-2475.

Thank you.

JDD/sms

Cc: Eric Westfall
Ines Jimenez
Kathleen Moser
Lillian Patterson

APPROVALS

This subdivision, dedication and plat are approved by the Planning Director of the City of Cleveland, Ohio this _____ day of _____, 20____

Joyce Pan Huang - Planning Director

This subdivision and streets herein proposed to be dedicated are sufficiently defined by monuments and are approved by the Platting Commissioner of the City of Cleveland, Ohio this _____ day of _____, 20____

Richard Switalski - Platting Commissioner

This subdivision, dedication and plat are in accordance with the rules of the Planning Commission and is hereby approved by the Director of Capital Projects of the City of Cleveland, Ohio this _____ day of _____, 20____

James DeRosa - Director of Capital Projects

This subdivision, dedication and plat are approved by the Council of the City of Cleveland, Ohio this _____ day of _____, 20____

Patricia Britt - Clerk of Council

Cleveland City Council File No. _____
I/we, _____ (Print Name), the undersigned owner/agent of the land shown hereon, do hereby accept this subdivision, dedication and plat of the same, and dedicate to the public use of land embraced in Echo Avenue and East 71st Place as shown hereon.

Owner/Agent (Sign) _____ Date _____

County of _____

State of Ohio

Before me a notary public in and for said county and state, personally

appeared the above named _____ Owner/Agent who acknowledged the making of the foregoing instrument and the signing of this survey to be their own free act and deed. In testimony

whereof I have hereunto set my hand and official seal at _____

Ohio this _____ day of _____, 20____

Notary public _____ My commission expires _____

NOTES
G.U.E - General Underground Easement

REFERENCES:

Deed & Plat documents as referenced by survey.

"Plat of Lot Split" by Edward B. Dudle, P.S. S-6747, filed as A.F.N. 200908260010 of Cuyahoga County Recorder's Records.

"Plat of Consolidation" by Richard A. Thompson, P.S. S-7388, filed as A.F.N. 200407260117 of the Cuyahoga County Recorder's Records.

"Subdivision Plat for Morgana Run Subdivision Phase 1" by Joseph Gustoskey, P.S. S-7567, filed as 201205030364 of the Cuyahoga County Recorder's Records.

BASIS OF BEARINGS:

Centerline bearing of East 72nd Street was calculated to be North 01°12'50" West, based upon Ohio State Plane Coordinate System, North Zone, NAD 1983, Ground.

APPROVED BY THE DEVELOPMENT, PLANNING AND SUSTAINABILITY COMMITTEE

Anthony Hairston - Chair _____
Jasmine Santana - Vice Chair _____

Kris Harsh _____
Stephanie Howse _____

Joseph Jones _____
Kerry McCormock _____

Jenny Spencer _____

APPROVED BY THE MUNICIPAL SERVICES AND PROPERTY COMMITTEE

Kevin Bishop - Chair _____
Richard Starr - Vice Chair _____

Stephanie Howse-Jones _____
Joseph Jones _____

Brian Kazy _____
Rebecca Maurer _____

Danny Kelly _____

SURVEYOR CERTIFICATION

I hereby certify that this survey was prepared from a field survey and analysis of recorded plats, recorded deeds, and survey records, as applicable. This survey was prepared in accordance with the provisions of chapter 4733-37 of the Ohio Administrative Code. All distances are given in feet and decimal parts thereof and all dimensions and geodetic details are correct and close to the best of my knowledge.

Daniel P. Engle, P.S. S-8452 _____ Date _____

All 5/8 inch by 30 inch iron pins set with cap reading "DAVEY RESOURCE GROUP"
All monument boxes located within roadways will have 1" iron pins to be set by the City of Cleveland

Plat of Subdivision for Trailside Phase 7

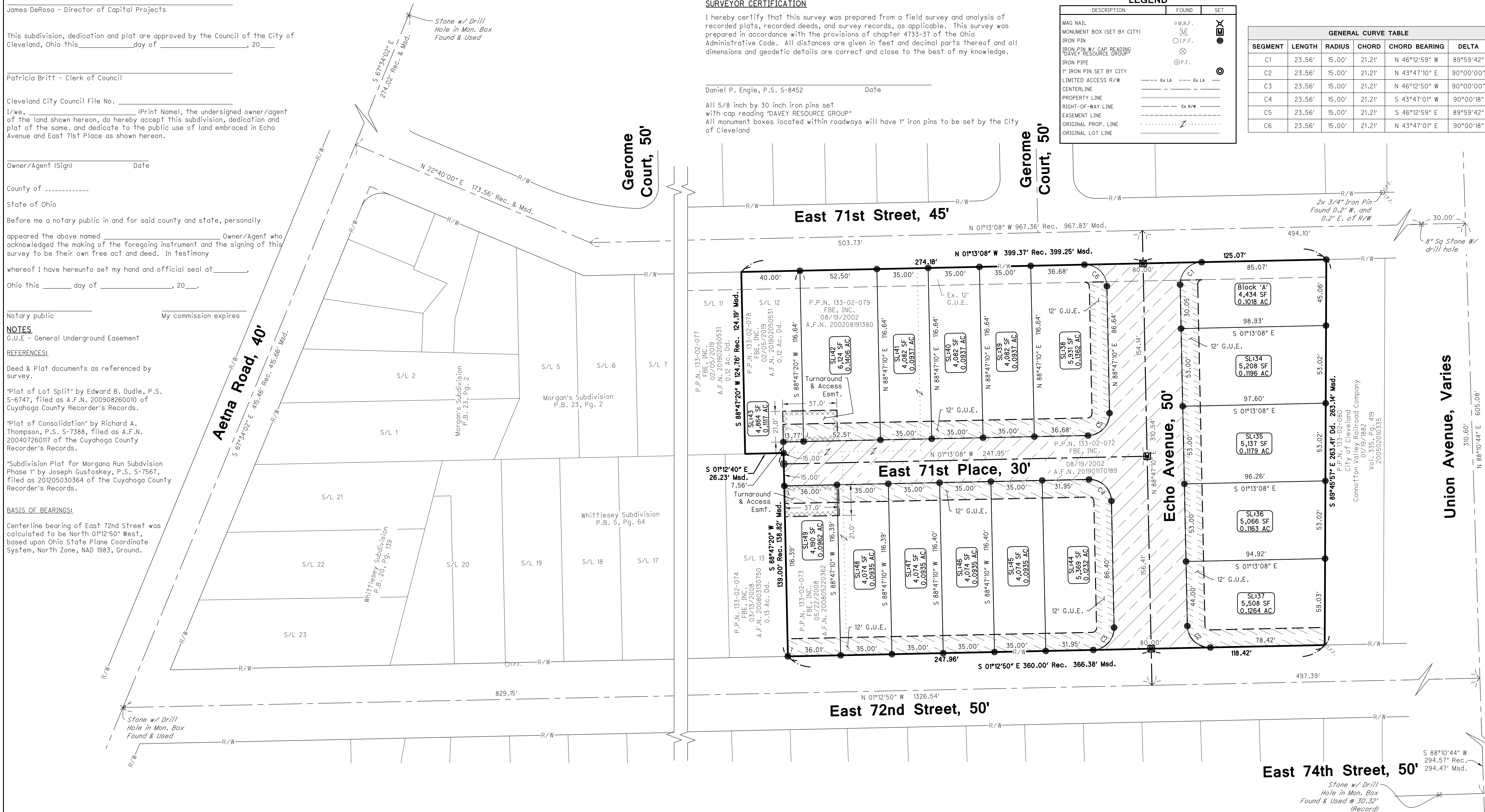
City of Cleveland, Ohio

Situated in the City of Cleveland, County of Cuyahoga and State of Ohio and known as being part of Sublot No. 3 and all of Sublot Nos. 4 through 12 in Whittlesey Subdivision of Part of Original One Hundred Acre Lot No. 319 as recorded in Volume 5, Page 64 of the Cuyahoga County Recorder's Records and all of Sublot Nos. 13 through 21 in C. C. Morgan's Subdivision of Part of Original One Hundred Acre Lot No. 319 as recorded in Volume 23, Page 2 of the Cuyahoga County Recorder's Records

LEGEND

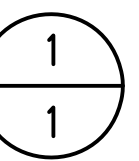
DESCRIPTION	FOUND	SET
MAG NAIL	○ M.N.F.	● M.N.F.
MONUMENT BOX (SET BY CITY)	□ M.B.	■ M.B.
IRON PIN	○ I.P.F.	● I.P.F.
IRON PIN W/ CAP READING DAVEY RESOURCE GROUP	⊗	⊙
IRON PIPE	⊙ I.P.F.	⊙ I.P.F.
1" IRON PIN SET BY CITY	⊙	⊙
LIMITED ACCESS R/W	---	---
CENTERLINE	---	---
PROPERTY LINE	---	---
RIGHT-OF-WAY LINE	---	---
EASEMENT LINE	---	---
ORIGINAL PROP. LINE	---	---
ORIGINAL LOT LINE	---	---

GENERAL CURVE TABLE					
SEGMENT	LENGTH	RADIUS	CHORD	CHORD BEARING	DELTA
C1	23.56'	15.00'	21.21'	N 46°12'59" W	89°59'42"
C2	23.56'	15.00'	21.21'	N 43°47'10" E	90°00'00"
C3	23.56'	15.00'	21.21'	N 46°12'50" W	90°00'00"
C4	23.56'	15.00'	21.21'	S 43°47'01" W	90°00'18"
C5	23.56'	15.00'	21.21'	S 46°12'59" E	89°59'42"
C6	23.56'	15.00'	21.21'	N 43°47'01" E	90°00'18"



**TRAILSIDE PHASE 7
PLAT**

PROJECT NUMBER
2538
DATE
2023-11-21



DAVEY Resource Group 1310 SHARON COPLEY ROAD, P.O. BOX 37 SHARON-CENTER, OHIO 44274 (PHONE) 330.550.8004 FAX 888.820.8423