

APPENDIX

APPENDIX

Carroll County Major Thoroughfare Plan (State Highway Department Classifications)	A
List of Offices to Review Plans	B
Cornerstone; Permanent Markers (711.03 of OR.C.)	C
Stopping Sight Distance of Crest, Vertical Curves	D
Typical Sections - Descriptions	E
Typical Sections – Drawings	F
Sample Pre-application Sketch	G
Sample Preliminary Plat	H
Sample Dedicated Public Drive Subdivision	I
Sample Cluster Subdivision	J
Principles of Planned Residential Neighborhood	K
Local Commercial Business Center	L
Sample Planned Industrial Development	M
Sample Application Forms*	N

*NOTE: These are samples of applications. Actual applications may change depending on changes in requirements, changes in the O.R.C. or requests from approving agencies. See the RPC Director for the most up-to-date form.

CARROLL COUNTY
MAJOR THOUGHFARE PLAN
(State Highway Department Classifications)

NAME	FROM	TO
Rural Minor Arterials (100 foot Right-of-Way)		
S.R. 43	Stark County Line	Amsterdam
Rural Major Collectors (80 foot Right-of-Way)		
S.R. 183	S.R. 43	Minerva
S.R. 183	Tuscarawas County Line	Magnolia
S.R. 212	Tuscarawas County Line	Harrison County Line
S.R. 39	Tuscarawas County Line	Columbiana County Line
S.R. 9	Carrollton	Columbiana County Line
S.R. 9	S.R. 43	Harrison County Line
S.R. 332	Harrison County Line	Carrollton
Rural Minor Collectors (60 foot Right-of-Way)		
S.R. 542	S.R. 212	Magnolia
C. 26	S.R. 542	Stark County Line
C. 69	S.R. 542	S.R. 171
C. 20	S.R. 542	Stark County Line
C. 68	S.R. 43	Stark County Line
C. 32	S.R. 183	Stark County Line
C. 14	C. 15	C. 18
C. 18	C. 14	Columbiana County Line
S.R. 171	Stark County Line	S.R. 9
C. 71	S.R. 9	S.R. 39
S.R. 524	Jefferson County Line	Mechanicstown
C. 11	Carrollton	Sherrodsville
C. 12	S.R. 9	S.R. 524
C. 12	Mechanicstown	C. 14
C. 12	C. 14	Columbiana County Line
C. 14	C. 12	C. 25
C. 19	S.R. 332	Leesville Lake
C. 22	Petersburg	Leesville Lake
C. 22	Leesville	Leesville Lake
C. 25	C. 14	Columbiana County Line
S.R. 644	Columbiana County Line	Columbiana County Line
S.R. 164	Jefferson County Line	Jefferson County Line
S.R. 164	S.R. 212	Amsterdam
Old S.R. 39	Tuscarawas County Line	Sherrodsville
C. 59	Harrison County Line	S.R. 164
T. 116	S.R. 212	Leesville Dam
C. 23	Magnolia	S.R. 171
Local Rural and Urban (50 foot Right-of-Way)		
The Township and County roads and Municipal streets in the County which are not listed in any of the previous classifications are included in this classification. Most new streets in proposed subdivisions will likely also be in this classification.		

A

LIST OF OFFICES TO RECEIVE PLANS

Offices to Receive Copies of	Plat		Construction Drawings	
	Preliminary	Final	Preliminary	Final
Planning Commission	2	2	1	1
County Engineer	1	1	2	1
County Health Department	1	1	1	1
County Prosecutor	1	1		
Township Trustees	1	1		1
Gas Company	1	1		1
Telephone Company	1	1		1
Power Company	1	1		1
House Numbering and Street Naming	1	1		
totals	10	10	4	7

NOTE:

A list of proposed Street Names shall be filed with the Postmaster of the appropriate U.S. Post Office from which mail will receive final distribution.

711.03 CORNERSTONE: PERMANENT MARKERS

At the time of surveying and laying out a village, or subdivision or addition to a municipal corporation, the proprietor of such village, or subdivision or addition, shall plant at the corner of the public ground or lot, if there is such, and if there is none, then at the corner of one of the in-lots and at the corner of each out-lot, a good and sufficient stone, of such size and dimensions and in such manner as the surveyor provided for under Section 711.01 of the Revised Code directs, for a corner from which to make future surveys, and the point at which it may be found shall be designated on the plat. Such proprietor shall direct the surveyor to place and set at least four permanent markers in each plat of ten lots or less. In a village or in a subdivision, addition, or allotment having more than ten lots, whether within or without a municipal corporation, the proprietor shall cause to be placed as many additional permanent markers as the surveyor deems necessary to properly control his original survey. Such permanent markers shall be placed in a manner so that the line of sight between such markers can be observed from one marker to the other. Such markers shall be made of either stone or concrete at least four inches in diameter, or four inches square, and properly marked. The markings on such markers shall consist of a cross cut with the legs of the cross at least three inches long and at least one-eighth inch deep. Solid iron pins of at least one inch diameter may also be used as permanent markers. All stone, concrete, or iron pin markers shall be at least thirty inches long and the bottom of such markers shall be at least thirty inches below finished grade.

If the location of a permanent marker is originally determined to be in an area of solid rock it may be relocated and offset from its original position. Such relocation must be noted on the plat. These and all other markers shall be designated on the plat before it is presented for record, but setting of such markers shall not be required prior to completion of construction necessary to the improvement of the land.

STOPPING SIGHT DISTANCES OF CREST VERTICAL CURVES.

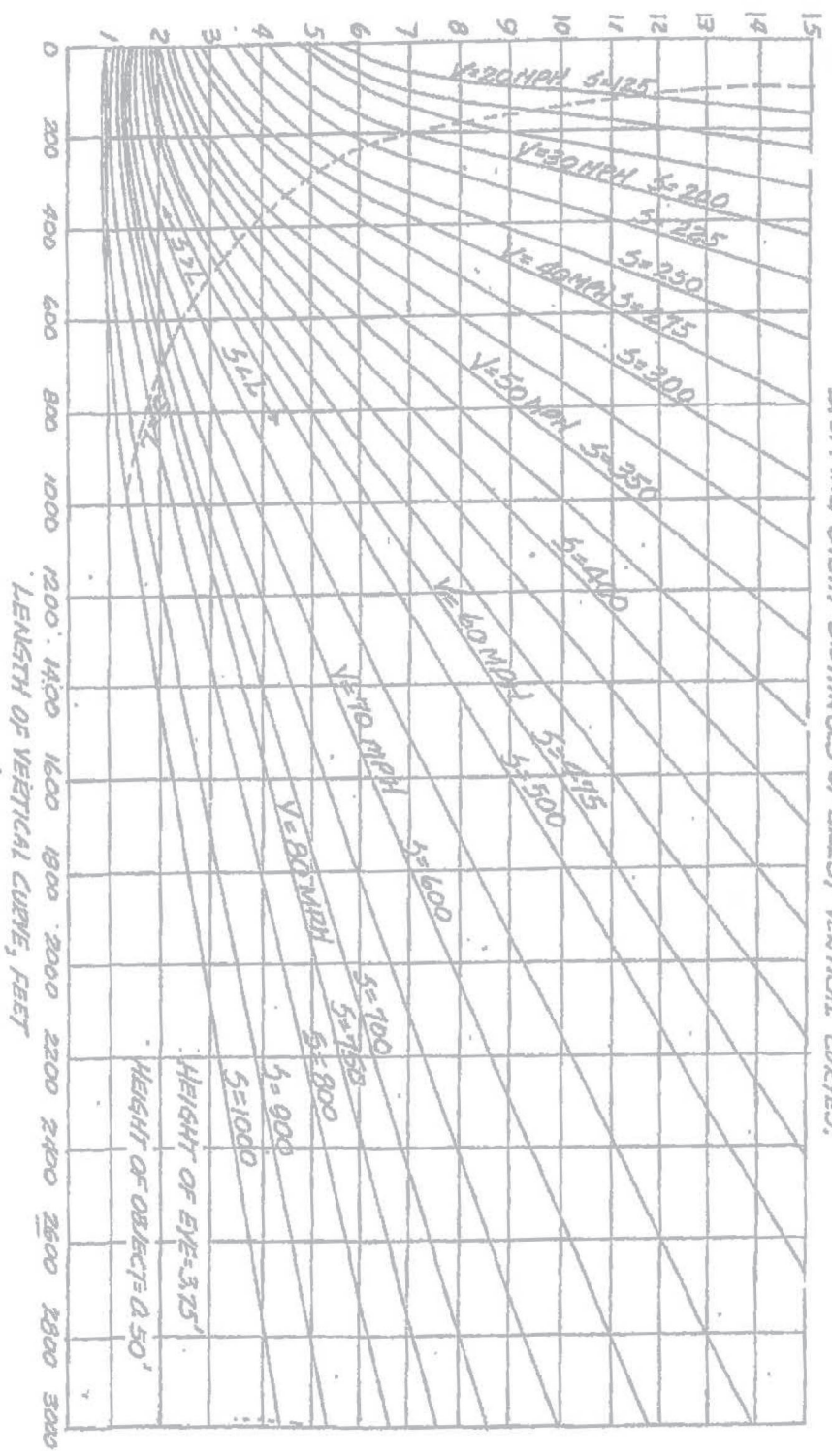


FIG. 102, DESIGN CONTROLS FOR CREST VERTICAL CURVES.

TYPICAL SECTIONS - DESCRIPTIONS

TYPE "A"

Type "A" streets are intended to be the highest class which is likely to be constructed in a subdivision or in a commercial area. Type "A" streets have curbs and storm sewer facilities to drain the pavement surface. They may have one or two sidewalks. Widths of Type "A" streets are set up to be multiples of 12 foot travel lanes and 8 foot parking lanes. The pavement structure consists of an 8 inch aggregate base and 3 inches of asphaltic concrete or equal structure approved by the county Engineer

TYPE "B"

Type "B" streets do not have curbs or storm drainage systems other than open ditches and culverts. Pavements are usually not wide enough to permit on pavement parking. Pavement structures are equivalent to Type "A"

TYPE "C"

Type "C" streets are the minimum which will be permitted to serve as local "Public" residential streets either in rural or urban areas. Pavement structure consists of double seal and chip over the 8 inch aggregate base.

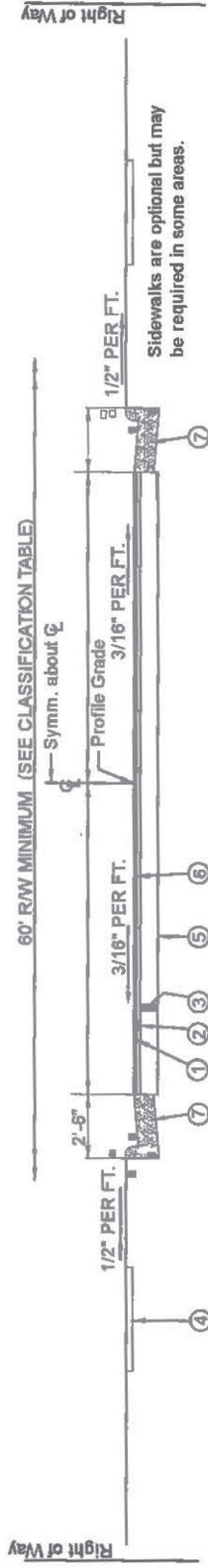
TYPE "D"

Type "D" streets are the minimum which will be permitted to serve as local "Private" residential streets either in rural or urban areas. Street construction to be the same as Type "C" street with the exception that the double seal and chip pavement may be omitted.

APPLICATION FOR FINAL PLAT APPROVAL

Carroll County, Ohio

CARROLL COUNTY TYPICAL SECTION "A"

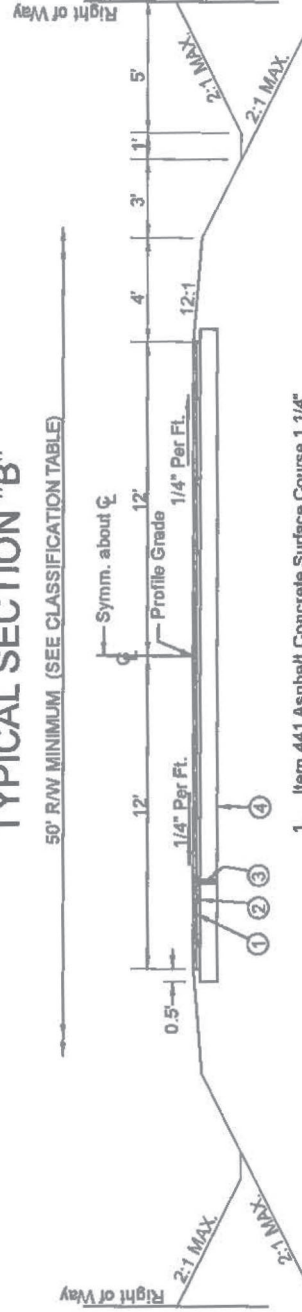


1. Item 441 Asphalt Concrete Surface Course 1 1/4"
2. Item 441 Asphalt Concrete Intermediate Course 1 3/4"
3. Item 304 Aggregate Base 8"
4. Item 608 Concrete Walk 4"
5. Item 204 Subgrade Compaction
6. Item 407 Tack Coat
7. Item 609 Type 2 Combination Curb & Gutter

POSSIBLE PAVEMENT WIDTHS (W)
Parking Both Sides - 40'
Parking One Side - 32'
No Parking - 24'

Current ODOT Standards shall be used

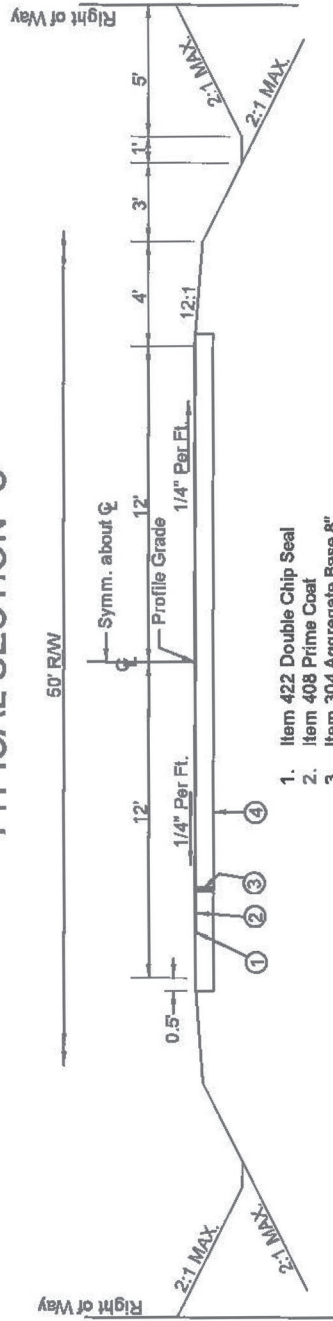
CARROLL COUNTY TYPICAL SECTION "B"



1. Item 441 Asphalt Concrete Surface Course 1 1/4"
2. Item 441 Asphalt Concrete Intermediate Course 1 3/4"
3. Item 304 Aggregate Base 8"
4. Item 204 Subgrade Compaction

Current ODOT Standards shall be used

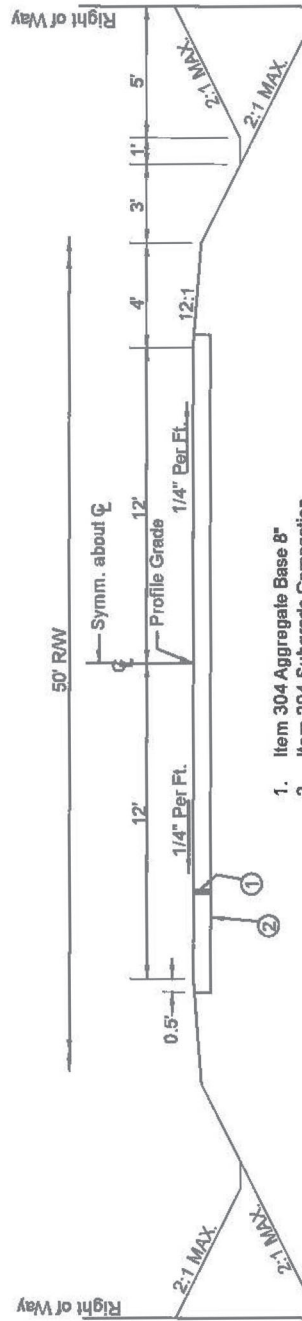
CARROLL COUNTY TYPICAL SECTION "C"



1. Item 422 Double Chip Seal
2. Item 408 Prime Coat
3. Item 304 Aggregate Base 8"
4. Item 204 Subgrade Compaction

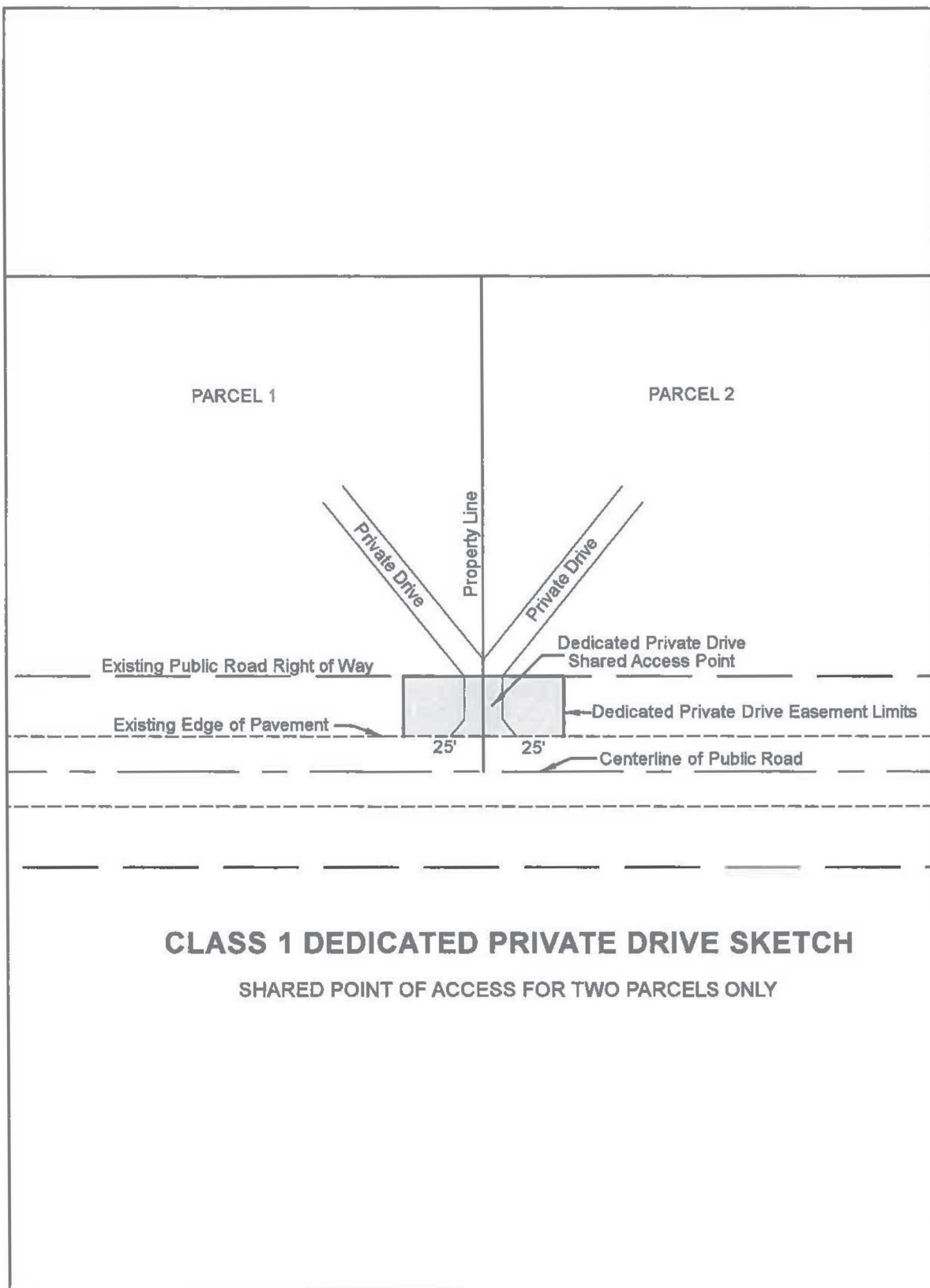
Current ODOT Standards shall be used

CARROLL COUNTY TYPICAL SECTION "D"



1. Item 304 Aggregate Base 8"
2. Item 204 Subgrade Compaction

Current ODOT Standards shall be used

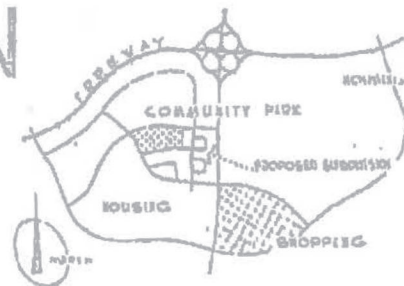


PROPOSED SUBDIVISION



VICINITY MAP

EXAMPLE PREAPPLICATION SKETCH

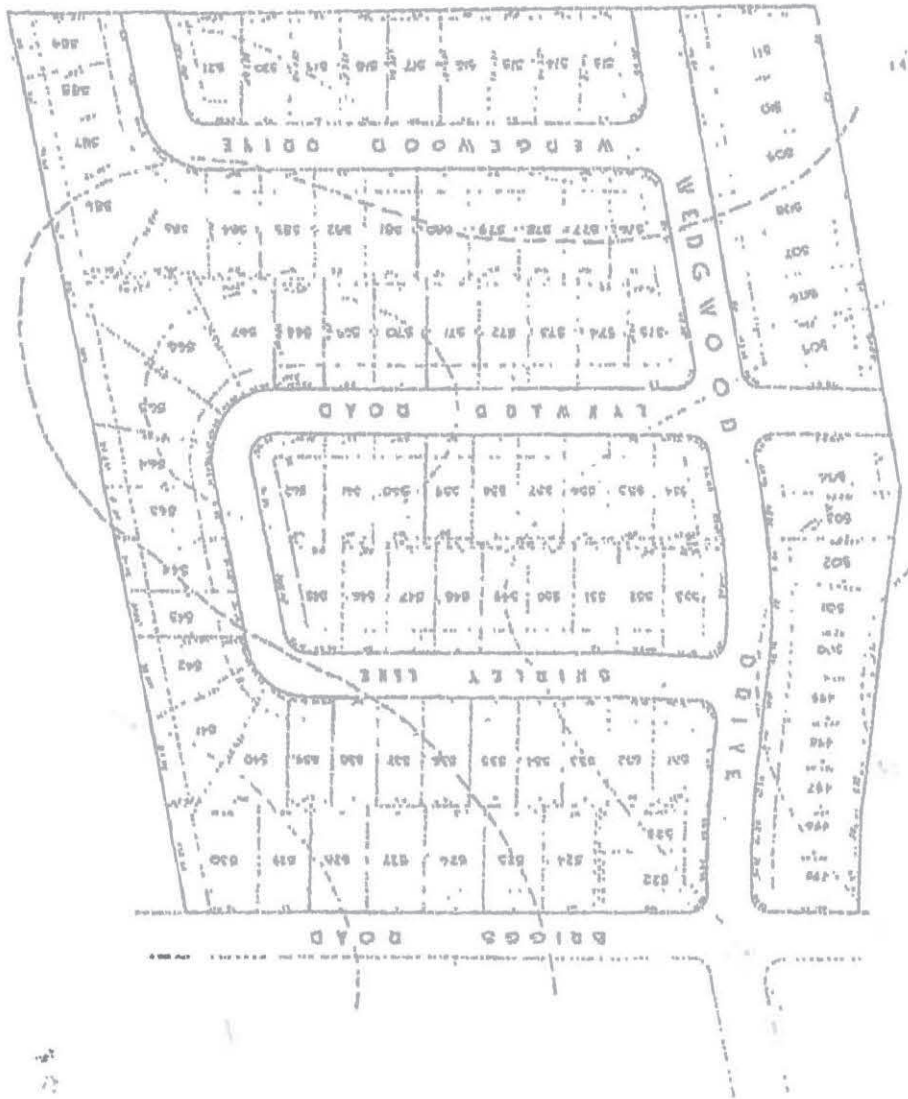


H

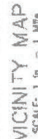


PRELIMINARY PLAT

EXAMPLE



Basis of Bearings: Ohio State Plane Coordinate System, Ohio North, NAD 83 (2011).



WELFARE

2.1 That the above constructed premises driveway shall (as measured on a horizontal plane) be on an equal basis according to the standards and specifications set by a registered valuer and owners, their heirs or assigns.

- 2.) That the cost of maintenance and repair of the gold driveway, including snow removal, shall be shared equally by the parties.
- 3.) That no party will consent or permit alienation of the said driveway in any manner.

4. That this agreement is entered by all parties to the said agreement by customer and

5) That the convergence and divergence of an infinite series shall be brought out and illustrated in the

6.) A vertical clearance of 13' 6" must be maintained at all times through out the entire length of length of the Freeway bridge spans of the project travel.

positive interactions associated with GAD65 will provide the first GAD65 transgenic mouse model for the study of the pathogenesis of type 1 diabetes.

se specific responses for the use and benefit of interested, fully here and designs and all the plans
ing the aim for the benefit of them to truly join and release on top of self-vehicle for all build

And in consideration of the mutual gains and agreements herein, the readers agreed.

This agreement shall constitute a covenant running with the land for the benefit of the owners of said tracts of Gas-Solene Land.

to return several we have not our hand this city of No

100

© 2006 The Authors
Journal compilation © 2006 Blackwell Publishing Ltd

INSTALLATION STATEMENT

[illegible]

producing a new (a) population and (b) increasing the size of the (b) population by 10%.

The day of _____ 20__

1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69	70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95	96	97	98	99	100
---	---	---	---	---	---	---	---	---	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	----	-----

705

Journal of Interpersonal Violence 26(1) 10-26
© The Author(s) 2011
Reprints and permissions: sagepub.com/journalsPermissions.nav
DOI: 10.1177/0886260510392101
jiv.sagepub.com
hosted at
<http://online.sagepub.com>

Friday, June 11, 1909

五



puede!

- ◆ 3/4" Iron Bar Found (unless otherwise noted)
- ◆ Highway Right of Way Monument
- ◆ Power Pole
- ◆ Sanitary Man Hole
- ◆ Stone Found
- ◆ 1/2" Spindle Set
- ◆ RR Spike Found
- ◆ Iron Pin Sucker Cap

hereby state that this plat of survey is true and correct to the best of
my knowledge and belief.

John Doe, D.D. 1999

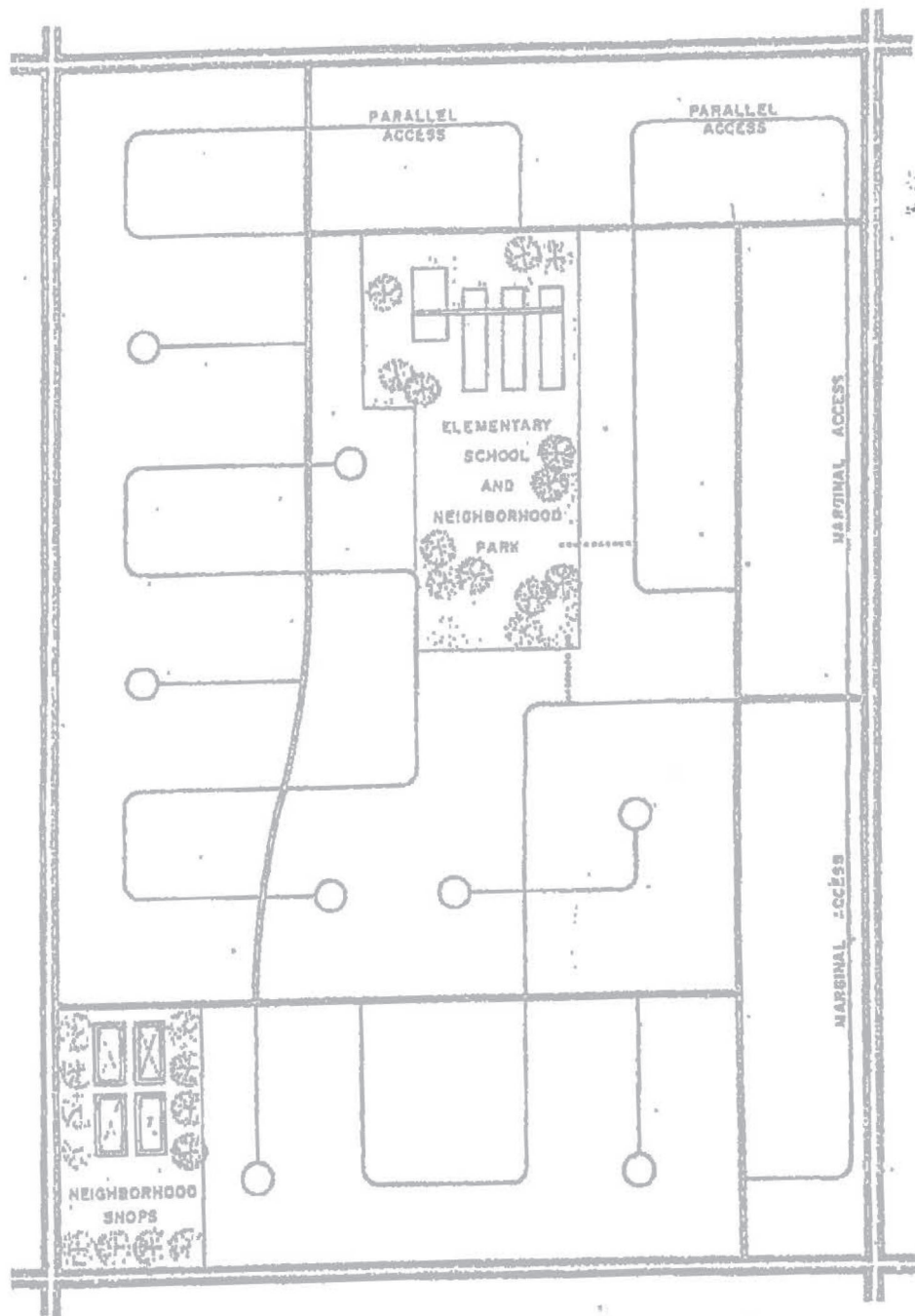
OWNER: OWNER NAME
DEED: VOLUME & PAGE
DATE: DATE OF SILENCE



CLUSTER SUBDIVISION

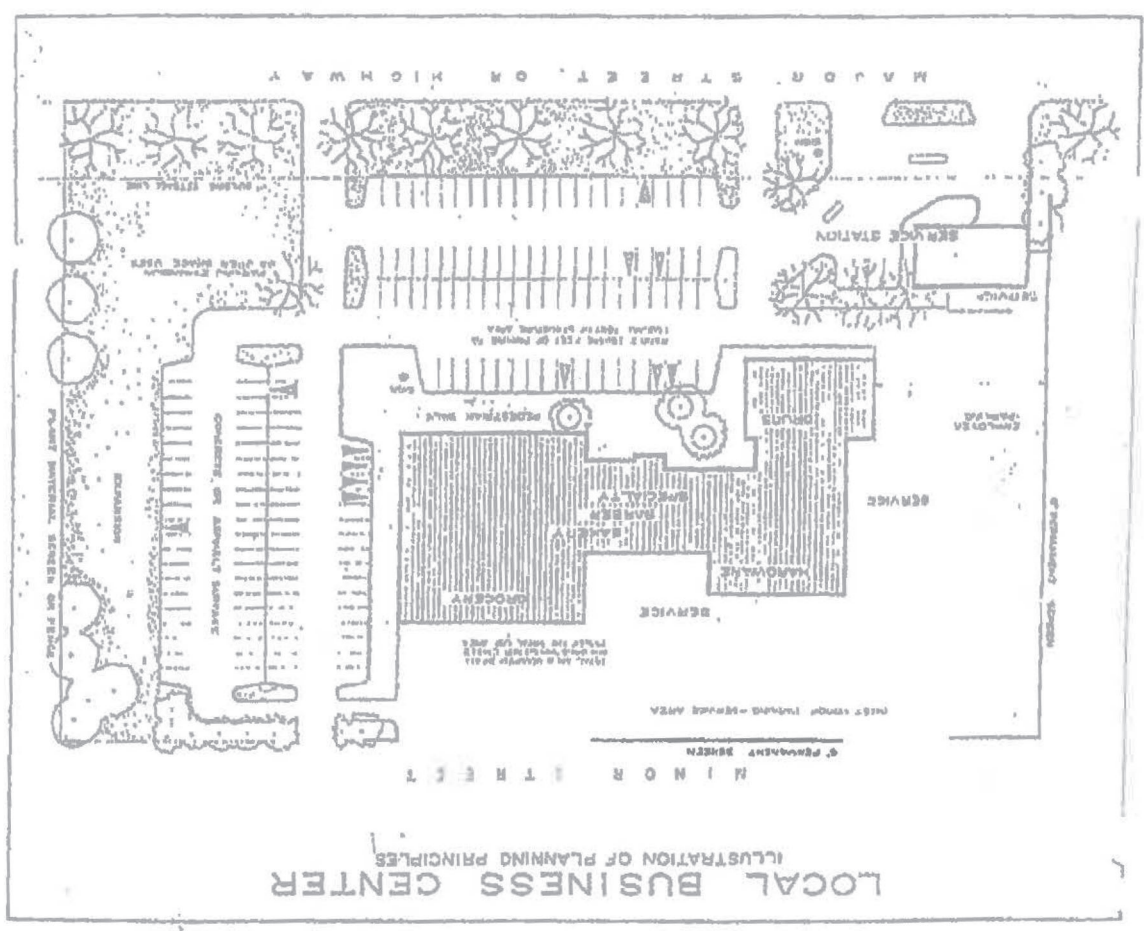
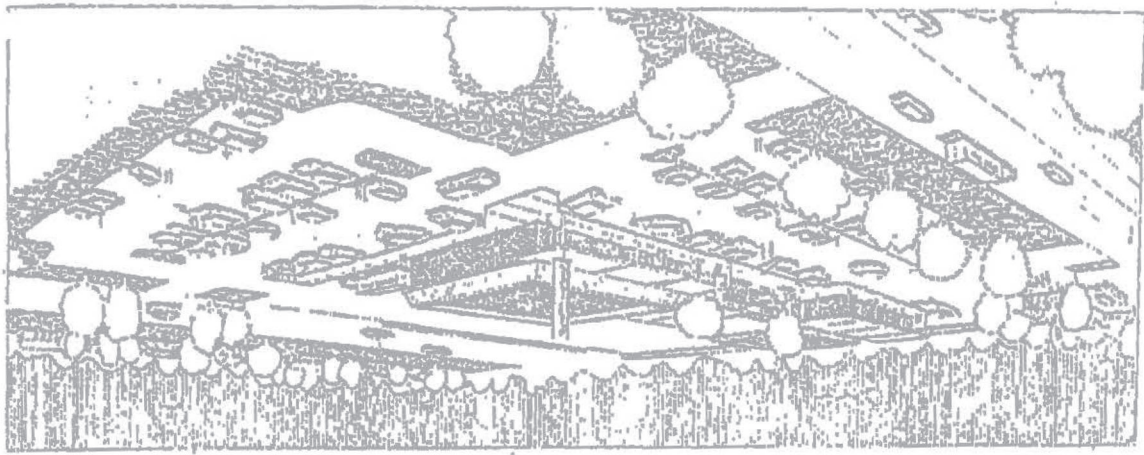
0 100 200 400 FT.





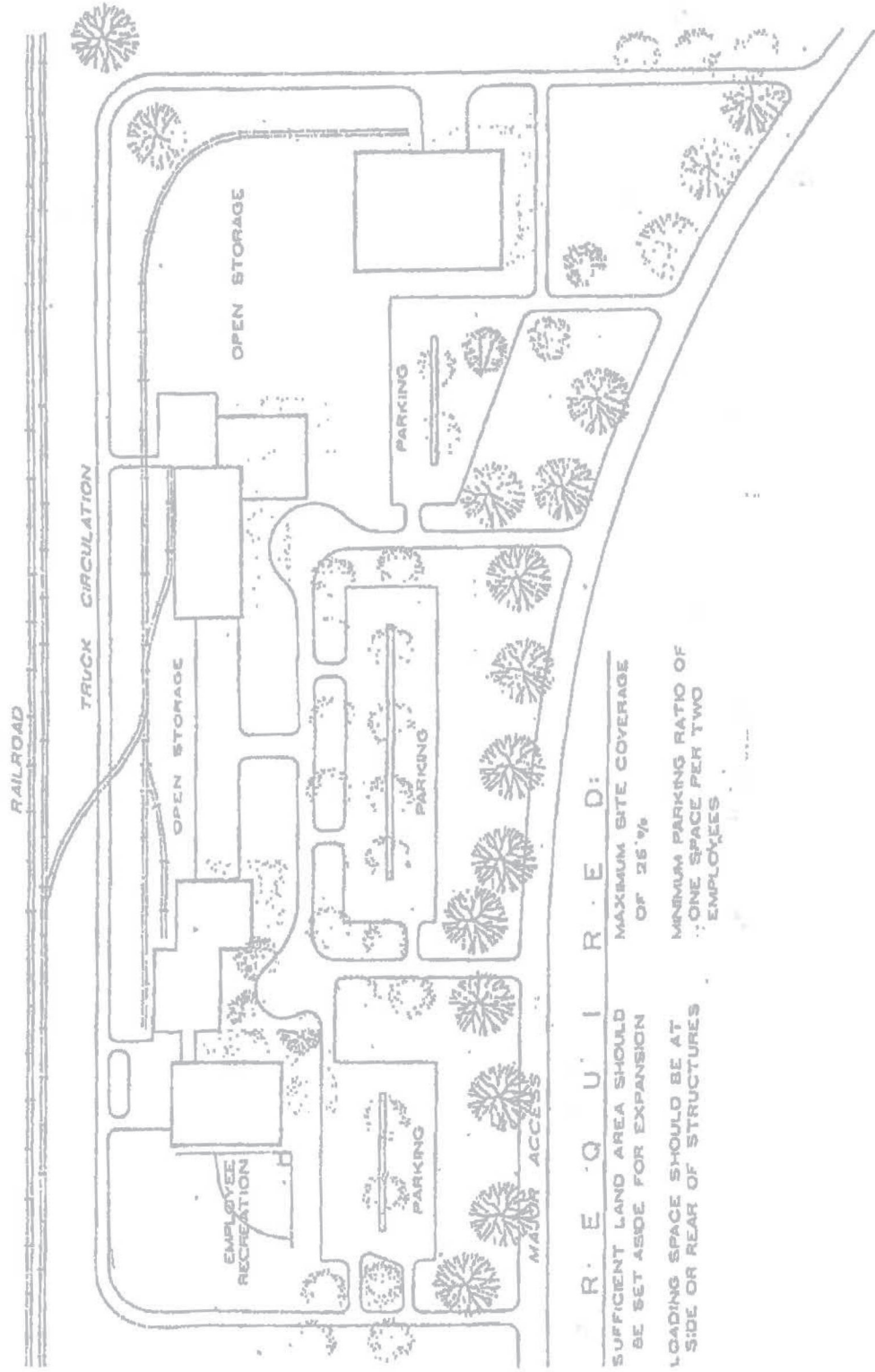
PRINCIPLES OF A PLANNED RESIDENTIAL NEIGHBORHOOD

- MAJOR STREETS
- COLLECTOR STREETS
- LOCAL STREETS
- CUL-DE-SAC
- PEDESTRIAN ACCESS



LOCAL BUSINESS CENTER
ILLUSTRATION OF PLANNING PRINCIPLES

PLANNED INDUSTRIAL DEVELOPMENT



R E Q U I R E D:

SUFFICIENT LAND AREA SHOULD BE SET ASIDE FOR EXPANSION

LOADING SPACE SHOULD BE AT SIDE OR REAR OF STRUCTURES

MAXIMUM SITE COVERAGE OF 26 7/8%

MINIMUM PARKING RATIO OF ONE SPACE PER TWO EMPLOYEES

Application for Tentative Approval of Preliminary Plat
Carroll County, Ohio

Date _____ Application No. _____

1. Name of Applicant _____

Address _____

Phone _____

2. Name of Surveyor or Engineer _____

Address _____

Phone _____

3. Name of Subdivision _____

4. Location Description: Section _____ Township _____

Range _____ VMS _____

5. Proposed Use _____

6. Present Zoning District _____

7. Proposed Zoning Changes, if any _____

8. Number of Lots _____ Area of Parcel _____

9. Do you propose deed restrictions? _____ Yes _____ No

If Yes, please attach a final copy

10. What type of Sewage Disposal; do you propose to use? _____

If "on lot" type of sewage disposal is proposed include a letter from the County Board of Health approving a specific type of sewage disposal.

11. List all proposed improvements and utilities and state your intention to install or to post a performance guarantee prior to actual installation.

	<u>IMPROVEMENT</u>	<u>INSTALLATION</u>	<u>GUARANTEE</u>
a.	_____	_____	_____
b.	_____	_____	_____
c.	_____	_____	_____
d.	_____	_____	_____

12. List other materials submitted with this application.

Applicant _____ Surveyor or Engineer _____

Date Received _____ Date of Next Planning Commission Meeting _____

Action By Planning Commission

If P_{lat} rejected, reason(s) for rejection _____

N-2

Application for Final Plat Approval
Carroll County, Ohio

Date _____ Application No. _____

1. Name of Applicant _____
Address _____
Phone _____
2. Name of Surveyor or Engineer _____
Address _____
Phone _____
3. Name of Subdivision _____
4. Date Preliminary Plat was approved _____
5. Was a Zoning change requested? _____ Yes _____ No
If yes the plat may not be approved until it conforms with the local zoning.
Include a certification of zoning, compliance if a change was requested.
6. Have all required improvements been installed? _____ Yes _____ No
If No, include detailed estimates of cost and a statement relative to the method of
improvement guarantes. All estimate must be approved by the responsible County Official. -
7. Do you propose deed restrictions? _____ Yes _____ No
If Yes, please attach a final copy
8. List all other materials submitted with this application.

	<u>Item</u>	<u>No.</u>
a.	_____	_____
b.	_____	_____
c.	_____	_____
d.	_____	_____
e.	_____	_____
f.	_____	_____
g.	_____	_____
h.	_____	_____

(For Official Use)

Date of next Carroll County Regional Planning Commission Meeting _____

Chairman, Regional Planning Commission

CARROLL COUNTY REGIONAL PLANNING COMMISSION

Application for Minor Subdivision Approval

Applications must be completed within 1 year of initial filing with the RPC

Property Information

Owners Name: _____

Purchasers Name: _____

Parcel ID #: _____

Contact Person: _____ Phone: _____

Township/Range/Section: _____

Road Name: _____

Split Size: _____ Original Acreage: _____

Intended Use: _____

**NOTE: PROPERTY BOUNDARIES MUST BE STAKED PRIOR TO HEALTH DEPARTMENT
INSPECTION!!!**

**Carroll County General Health District: 330-627-8022
(Preliminary Site Review)**

- | | | |
|---|-----------|----------|
| 1. Is new tract served by central water supply? | Yes _____ | No _____ |
| 2. Is new tract served by central sewer system? | Yes _____ | No _____ |
| 3. Is this property in or abut a flood zone? | Yes _____ | No _____ |

Comments: _____

County Sanitarian

Required Driveway Permit

Before a driveway is constructed contact the appropriate authority for advice, guidance and required approvals.

State Route – 330-627-4660 County Road – 330-627-2345 Township Road – Call Twp Trustees

**Carroll County Regional Planning Commission
330-627-5611**

Date Received: _____ Review Fee: _____

To Health Dept: _____ Health Dept Return: _____

To Map Office (Deed Review): _____ Final Review Date: _____

IMPORTANT: Minor Subdivision approval is provided for convenience. It does not in any way relieve the applicant from meeting all lawful regulations, including but not limited to the requirements of the Carroll County Subdivision Regulations, Carroll County Health District and the Carroll County Engineer.

Carroll County Regional Planning Commission

Date Deed Stamped: _____

Signature

Comments: _____

Title

Minor Subdivision Approval may be granted only under the following conditions:

1. The proposed subdivision is along an existing dedicated public street or road and involves no opening, widening or extension of any street.
2. No more than (5) lots are involved after then original parcel has been completed subdivided.
3. The subdivision is not contrary to applicable platting, subdividing, or zoning regulations.
Variance can only be requested by appearance before the entire Regional Planning Commission.
4. The property has been surveyed and a sketch and legal description is submitted in accordance with the minimum standards for instruments or transfer of real estate by the Carroll County Auditor.
5. Approval is granted, where applicable, by the agencies listed above.

Buyer/Grantee Certificate

This is to certify that I (we) _____
are aware of the regulation and/or guidelines relating to the acquisitions of property in Carroll County and are familiar with and understand the contents of this application.

Address: _____

Date: _____

Thank you for your cooperation

Please take this form and the approved Deed to the County Auditor's Office for transfer and then to the County Recorder's Office for final recording.

CARROLL COUNTY REGIONAL PLANNING COMMISSION

Application for Subdivision Variance

This application shall be completed by the applicant. The application shall be submitted by the First Monday of every month to be placed on the next regularly scheduled Planning Commission meeting. A separate application is required for each variance requested.

Date Submitted: _____ **Application Number:** _____

Fee Paid: _____ **Receipt Number:** _____

Applicant Name: _____

Address: _____
Street

City State Zip Code Telephone Number

Property Owner: _____

Address: _____
Street

City State Zip Code Telephone Number

Description of Property:

Township: _____ **Quarter Section:** _____

Acreage: _____ **Parcel Number:** _____

Proposed Acreage(s): _____ **Street Frontage:** _____

Description of Variance Requested: _____

Justification for the Variance:

On a separate page, please prepare a statement indicating why the variance from the Subdivision Regulation is being requested. Include such items as:

1. Exceptional topographical or other conditions peculiar to this particular parcel of land.
2. Why a literal interpretation of the Regulations would deprive the applicant of the rights enjoyed by other property owners.
3. That the peculiar conditions do not result from previous actions of the applicant.
4. That the requested Variance is the minimum variance that will allow a reasonable division of the land.
5. Below please provide a sketch of the area involved.

Signature of Applicant

Applicant's Printed Name

SKETCH

Date Request Received: _____ By: _____

Planning Commission Meeting Date: _____

Staff Recommendations: ☐ Approval ☐ Approval with Conditions ☐ Denial

Staff Comments: _____

Subcommittee Recommendations: ☐ Approval ☐ Approval with Conditions ☐ Denial

Subcommittee Comments: _____

Action by RPC: ☐ Approval ☐ Approval with Conditions ☐ Denial

Reason for Denial/Conditions of Approval/Comments: _____

Chairman, Regional Planning Commission

Revised 2/2017



Carroll County Regional Planning Commission
119 S. Lisbon Street, Suite 201
Carrollton, OH 44615 PH: 330-627-5611

Application for Dedicated Private Drive (DPD) Subdivision

A \$100.00 /plat plus \$10.00/lot filing fee payable to Carroll County Regional Planning Commission must accompany this application.

Preliminary sketch and RPC meeting must be completed prior to this step.

Attach one (1) copy of the sketch of the proposed DPD.

Maximum sheet size for plat: 24" x 36".

See reverse side for detailed instructions.

See Carroll County Subdivision Regulations Article IX for DPD Requirements

Date: _____

Owner(s) Name: _____ Phone #: _____

Mailing Address: _____

e-mail: _____

Developer's Name: _____ Phone #: _____

Mailing Address: _____

.....

Surveyor's Name: _____ Phone #: _____

Mailing Address: _____

.....

DPD Location: _____ Township: _____

Property Parcel ID(s) : _____

Applicant Signature: _____

Regional Planning Review

By: _____ Date: _____

Director

____ Approved ____ Disapproved Comments: _____

Approval valid for 12 months from date signed by RPC if not recorded.

Dedicated Private Drive (DPD) Review Procedure

A Dedicated Private Drive (DPD) Subdivision is a minor or any sized subdivision of 2 to 5 residential parcels that share access to a public road via a platted private drive. (See Carroll County Subdivision Regulations, Article IX). When a property owner wishes to develop a DPD on their property, they must obtain the services of a licensed surveyor and a title company (attorney). The survey is the first step. How long the process takes depends on how many changes are needed. That is why it is important to meet with RPC first.

Surveyor Phase

Step 1: Prepare a preliminary plat that shows the proposed DPD location, DPD profile and lots (if lots are to be recorded simultaneously with the DPD). This does not have to be the complete survey at this time. Meet with the RPC Director to review the preliminary plan, review regulations, pick up application and DPD checklist.

Step 2: Make any needed changes requested by RPC at the initial meeting; submit application, fee five copies of the preliminary plat, and two copies of the road profile to RPC. This will start the intergovernmental review process with the county engineer or ODOT (access management), Health Dept. or sewer district (water and sewer), township, EMA (floodplain), or another agency deemed necessary. These agencies are allowed 10 days to provide comments. If ODOT is reviewing, it will take longer.

Step 3: When all comments are received by RPC, they will be reviewed and incorporated into RPC's review and returned to surveyor for preparation of final plat. The surveyor shall submit a paper copy of the final plat and legal descriptions for the DPD and lots (if lots are to be recorded at the same time as the DPD) to RPC. RPC will submit these materials to the Map Office for their review of the plat and legal descriptions. The Map office will notify the surveyor of needed changes. Once the Map Office has completed their review, the RPC will review and sign off. Surveyor will make any needed corrections and prepare the final plat on mylar and legal descriptions. The surveyor will then give this information to the property owner or title company.

Title Company Phase

Step 4: The title company will submit the following to the RPC office:

- Mylar signed by the property owners
- Legal Descriptions of all parcels
- Unsigned deeds for all parcels
- Lot split forms for parcels under 5 acres
- Lot split fees

RPC will review, sign the mylar and lot split forms, get other required signatures and return to the title company.

Step 5: The title company will then submit all materials to the Auditor and Recorder's office for recording.