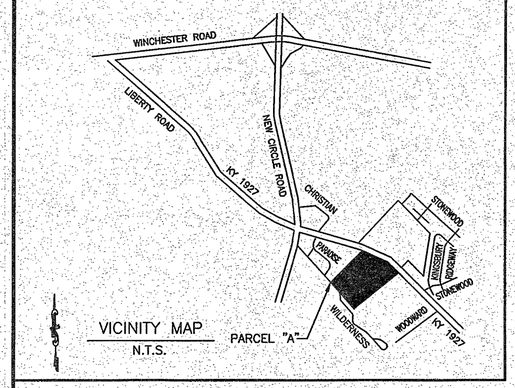
CAB. B SLIDE 534

PUBLIC ACQUISITION AND EASEMENT MINOR PLAT FOR PARADISE LANE PUMP STATION AND FORCE MAIN IMPROVEMENTS

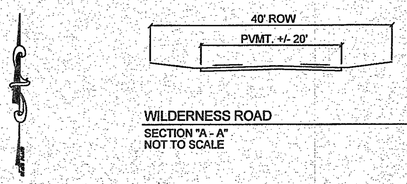
TO BE ACQUIRED FROM:

FAYETTE COUNTY BOARD OF EDUCATION
2264 LIBERTY ROAD
DECEMBER 2016
LEXINGTON, FAYETTE COUNTY, KENTUCKY

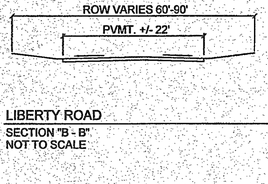


VICINITY MAP
N.T.S.

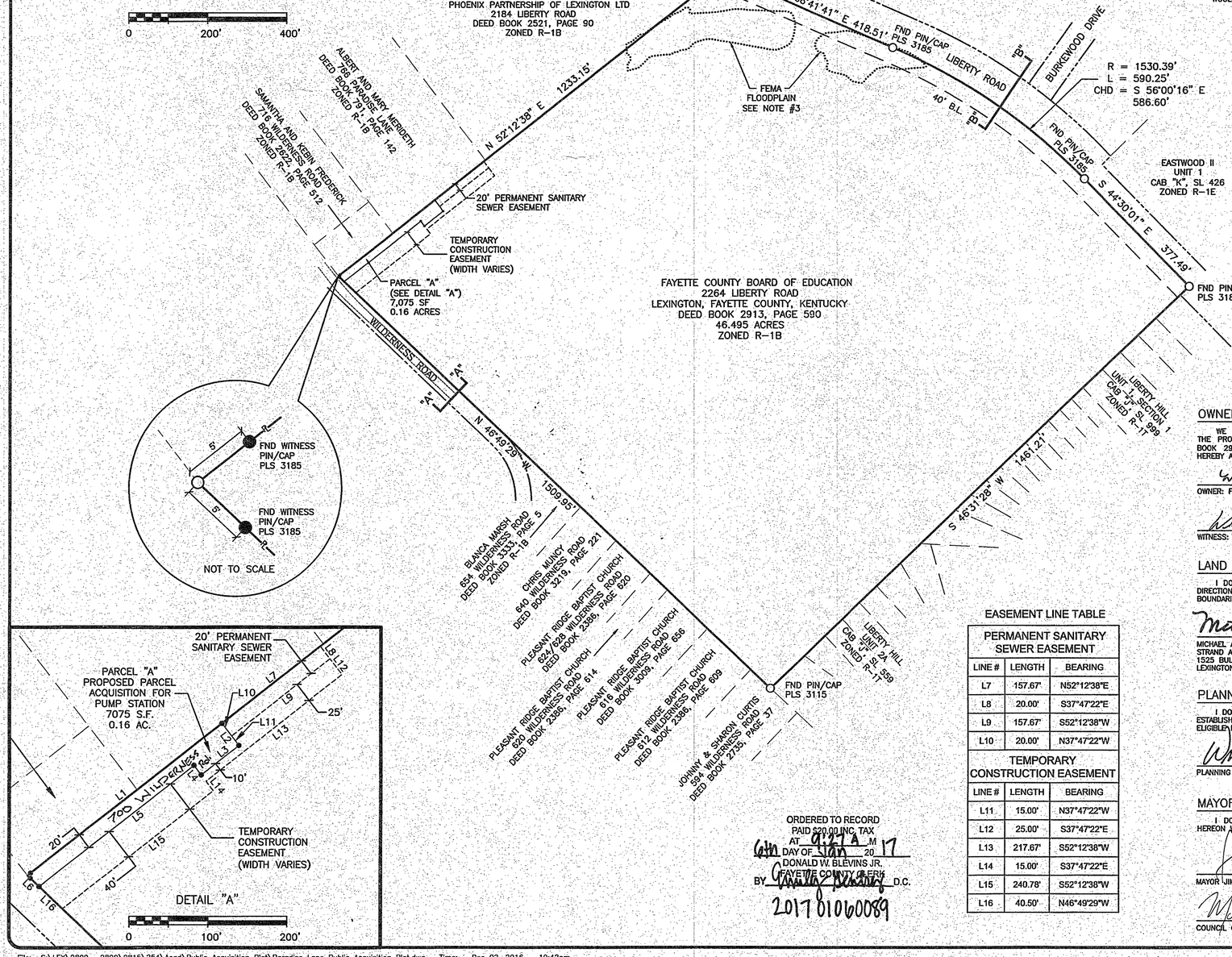
0 200' 400'



WILDERNESS ROAD
SECTION "A - A"
NOT TO SCALE



LIBERTY ROAD
SECTION "B - B"
NOT TO SCALE



PURPOSE OF PLAT:

- TO CREATE PARCEL "A" AS A FEE SIMPLE TRACT AS SHOWN FOR CONVEYANCE TO THE LEXINGTON-FAYETTE URBAN COUNTY GOVERNMENT.
- TO CREATE A PERMANENT SANITARY SEWER EASEMENT AND A TEMPORARY CONSTRUCTION EASEMENT AS SHOWN.
- ANY NOTES, EASEMENTS, CONDITIONS, OR RESTRICTIONS THAT APPEAR ON ANY PREVIOUSLY RECORDED PLAT OF THIS PROPERTY SHALL ALSO APPLY TO THIS PLAN.

PUBLIC ACQUISITION PLAT NOTE:

- THE URBAN COUNTY COUNCIL APPROVED ACQUISITION OF PARCEL "A" ON DECEMBER 6, 2016 AS EVIDENCED BY COUNCIL RESOLUTION NO. 724-2016 IN [illegible]

SURVEYOR'S NOTES:

1. THIS PLAT IS BASED ON A BOUNDARY AND TOPOGRAPHIC SURVEY PERFORMED BY PEH ENGINEERS (NKA STRAND ASSOCIATES, INC.) IN DECEMBER 1998. THE UNADJUSTED ERROR OF CLOSURE WAS 1:35,107. THE TRAVERSE WAS NOT ADJUSTED.
2. THE BEARINGS ON THIS PLAT ARE BASED ON LFUCG GPS STA 0017 AND 0017 AZI AS USED FOR THE BOUNDARY AND TOPOGRAPHIC SURVEY FROM DECEMBER 1998.
3. FEMA FIRM SPECIAL FLOOD HAZARD AREA – ZONE "A" SHOWN ON THIS PLAN IS BASED ON FEMA MAP #21067C0139E DATED 03/03/2014.
4. ALL PROPERTY MONUMENTS FOR THE PARCEL "A" FEE SIMPLE ACQUISITION AREA ARE SET PIN/CAPS, 1/2" X 18" REBAR WITH STAMPED CAP "PLS 2937 WOOLUM".

LOT LINE TABLE

PARCEL "A"		
LINE #	LENGTH	BEARING
L1	310.33'	N52°12'38"E
L2	35.00'	S37°47'22"E
L3	60.00'	S52°12'38"W
L4	15.00'	N37°47'22"W
L5	247.15'	S52°12'38"W
L6	20.25'	N46°49'29"W

EASEMENT LINE TABLE

PERMANENT SANITARY SEWER EASEMENT		
LINE #	LENGTH	BEARING
L7	157.67'	N52°12'38"E
L8	20.00'	S37°47'22"E
L9	157.67'	S52°12'38"W
L10	20.00'	N37°47'22"W
TEMPORARY CONSTRUCTION EASEMENT		
LINE #	LENGTH	BEARING
L11	15.00'	N37°47'22"W
L12	25.00'	S37°47'22"E
L13	217.67'	S52°12'38"W
L14	15.00'	S37°47'22"E
L15	240.78'	S52°12'38"W
L16	40.50'	N46°49'29"W

ORDERED TO RECORD
PAID $20.00 INC. TAX
AT 9:57 A M
6th DAY OF Jan 20 17
DONALD W. BLEVINS JR.
FAYETTE COUNTY CLERK
BY [illegible] D.C.
2017010600089

OWNER'S CERTIFICATION:

WE DO HEREBY CERTIFY THAT WE ARE THE ONLY OWNER OF RECORD OF THE PROPERTY PLATTED HEREON, SAID PROPERTY BEING RECORDED IN DEED BOOK 2913, PAGE 590, IN THE FAYETTE COUNTY CLERK'S OFFICE; AND DO HEREBY ADOPT THIS AS OUR RECORD PLAT FOR THIS PROPERTY.

[signature] 12/7/16
OWNER: FAYETTE COUNTY BOARD OF EDUCATION DATE:

[signature] 12/7/16
WITNESS: DATE:

LAND SURVEYOR'S CERTIFICATION:

I DO HEREBY CERTIFY THAT THIS RECORD PLAT WAS PREPARED UNDER MY DIRECTION AND THAT, TO THE BEST OF MY KNOWLEDGE AND BELIEF, THE BOUNDARIES OF THE PROPERTY BEING TRANSFERRED ARE TRUE AND ACCURATE.

[signature] PE, PLS 12/2/16
MICHAEL A. WOOLUM, PE, PLS #2937 DATE:
STRAND ASSOCIATES, INC.
1525 BULL LEA ROAD, SUITE 100
LEXINGTON, KY 40511

PLANNING COMMISSION'S CERTIFICATION:

I DO HEREBY CERTIFY THAT THIS RECORD PLAT HAS MET THE REQUIREMENTS ESTABLISHED BY THE SUBDIVISION REGULATIONS FOR A MINOR PLAN, AND IS NOW ELIGIBLE FOR RECORDING.

[signature] 1/6/17
PLANNING COMMISSION SECRETARY DATE:

MAYOR'S CERTIFICATION:

I DO HEREBY CERTIFY THAT THE ACQUISITION OF THE PROPERTY SHOWN HEREON WAS APPROVED BY THE URBAN COUNTY COUNCIL ON 12-6-16

[signature]
MAYOR JIM GRAY DATE:

[signature] 12-15-16
COUNCIL CLERK DATE:

MNSUB-11-00057

STATE OF KENTUCKY
MICHAEL A. WOOLUM
2937
LICENSED
LAND SURVEYOR

1525 BULL LEA ROAD
SUITE 100
LEXINGTON, KY 40511
(859) 225-8500
WWW.STRAND.COM

STRAND ASSOCIATES®

OWNER:
FAYETTE COUNTY BOARD OF EDUCATION
701 EAST MAIN STREET
LEXINGTON, KENTUCKY 40502

File: S:\LEX\2800--2899\2815\254\Acad\Public Acquisition Plat\Paradise Lane Public Acquisition Plat.dwg Time: Dec 02, 2016 - 10:42am

User Requesting Plat: LAND RECORDS Thursday, January 19, 2017 Fayette County Clerk