

Schlabach Builders, Ltd.
O.R. Book 3066, P. 48
Part of P.N. 17-19-03-33-001: 0.922 acre

APPROVED BY CITY
PLANNING COMMISSION
ZANESVILLE, OHIO
12-3-25

This plat was approved by the Community Development of the City of Zanesville, Ohio hereby approves this platting as shown hereon.

Director _____ Date _____

This condominium plat have been transferred.

This _____ day of _____, 20____.

Platted Acreage _____

Dedicated Roadway _____

Auditing Fee _____

Muskingum County Auditor _____

The plat was received for recording.

This _____ day of _____, 20____ at _____ M and Recorded

This _____ day of _____, 20____ at _____ M in Plat Cabinet

Slot _____ Declaration recorded in Vol. _____ Pages _____ Deed Records.

Plat fee _____

Covenants fee _____

Total Recording fee _____

Muskingum County Recorder _____

CERTIFICATION:
THE BELOW NAMED PROFESSIONAL SURVEYOR AND LICENSED PROFESSIONAL ENGINEER UNDER THE LAWS OF THE STATE OF OHIO, HEREBY CERTIFIES THAT THESE DRAWINGS SHOW GRAPHICALLY ALL THE PARTICULARS OF THE BUILDING, THE LAYOUT, LOCATION, DESIGNATION, DIMENSIONS OF EACH UNIT, AND THE COMMON AREAS AND FACILITIES AND LIMITED COMMON AREAS AND FACILITIES IN SO FAR AS IS GRAPHICALLY POSSIBLE AND THAT SAID GRAPHIC REPRESENTATION SHOWS THE BUILDING AS CONSTRUCTED.

OFFICE COPY
NOT RECORDABLE

Aaron R. Cox
Aaron R. Cox, P.E. # 85044



ACREAGE SUMMARY

AREA OF DEVELOPMENT = 9.746 Acres
AREA OF PRIVATE STREET = 1.421 Acres
AREA OF FIRST AMENDMENT = -0.567 Acres
AREA OF SECOND AMENDMENT = -1.411 Acres
AREA OF THIRD AMENDMENT = -0.421 Acres
AREA OF FOURTH AMENDMENT = -0.838 Acres
AREA OF FIFTH AMENDMENT = -0.922 Acres
REMAINING AREA TO DEVELOP = 5.587 Acres

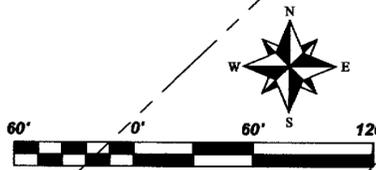
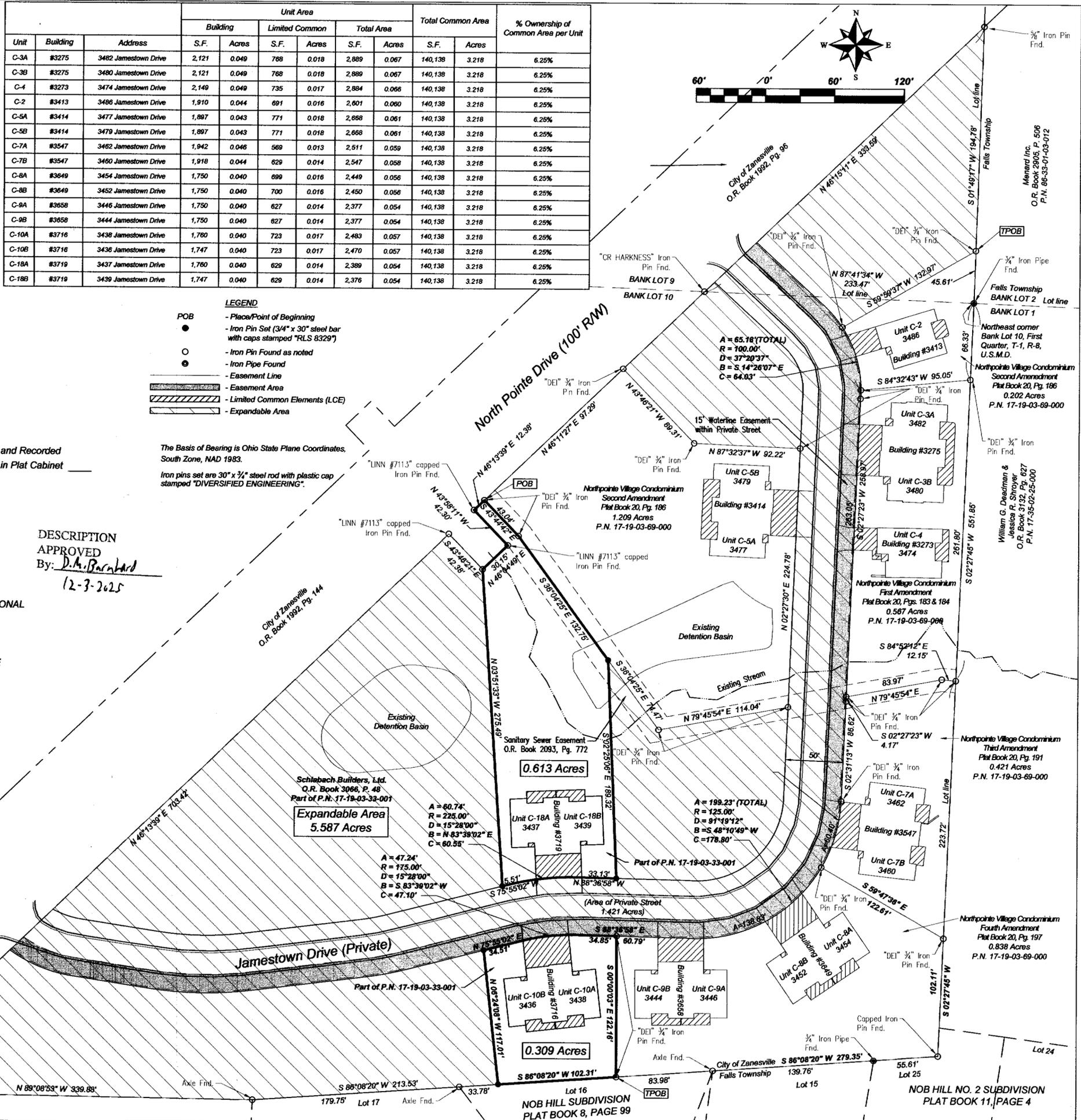
Developer:
Schlabach Builders, Ltd.
6678 State Route 241
Millersburg, Ohio 44654

Unit	Building	Address	Building		Limited Common		Total Area		Total Common Area		% Ownership of Common Area per Unit
			S.F.	Acres	S.F.	Acres	S.F.	Acres	S.F.	Acres	
C-3A	#3275	3482 Jamestown Drive	2,121	0.049	768	0.018	2,889	0.067	140,138	3,218	6.25%
C-3B	#3275	3480 Jamestown Drive	2,121	0.049	768	0.018	2,889	0.067	140,138	3,218	6.25%
C-4	#3273	3474 Jamestown Drive	2,149	0.049	735	0.017	2,884	0.066	140,138	3,218	6.25%
C-2	#3413	3486 Jamestown Drive	1,910	0.044	691	0.016	2,601	0.060	140,138	3,218	6.25%
C-5A	#3414	3477 Jamestown Drive	1,897	0.043	771	0.018	2,668	0.061	140,138	3,218	6.25%
C-5B	#3414	3479 Jamestown Drive	1,897	0.043	771	0.018	2,668	0.061	140,138	3,218	6.25%
C-7A	#3547	3462 Jamestown Drive	1,942	0.046	569	0.013	2,511	0.059	140,138	3,218	6.25%
C-7B	#3547	3458 Jamestown Drive	1,918	0.044	629	0.014	2,547	0.058	140,138	3,218	6.25%
C-8A	#3649	3454 Jamestown Drive	1,750	0.040	699	0.016	2,449	0.056	140,138	3,218	6.25%
C-8B	#3649	3452 Jamestown Drive	1,750	0.040	700	0.016	2,450	0.056	140,138	3,218	6.25%
C-9A	#3658	3446 Jamestown Drive	1,750	0.040	627	0.014	2,377	0.054	140,138	3,218	6.25%
C-9B	#3658	3444 Jamestown Drive	1,750	0.040	627	0.014	2,377	0.054	140,138	3,218	6.25%
C-10A	#3716	3438 Jamestown Drive	1,760	0.040	723	0.017	2,483	0.057	140,138	3,218	6.25%
C-10B	#3716	3436 Jamestown Drive	1,747	0.040	723	0.017	2,470	0.057	140,138	3,218	6.25%
C-18A	#3719	3437 Jamestown Drive	1,760	0.040	629	0.014	2,389	0.054	140,138	3,218	6.25%
C-18B	#3719	3439 Jamestown Drive	1,747	0.040	629	0.014	2,376	0.054	140,138	3,218	6.25%

LEGEND
 POB - Place/Point of Beginning
 ● - Iron Pin Set (3/4" x 30" steel bar with caps stamped "RLS 8329")
 ○ - Iron Pin Found as noted
 ○ - Iron Pipe Found
 --- - Easement Line
 --- - Easement Area
 --- - Limited Common Elements (LCE)
 --- - Expandable Area

The Basis of Bearing is Ohio State Plane Coordinates, South Zone, NAD 1983.
 Iron pins set are 30" x 3/4" steel rod with plastic cap stamped "DIVERSIFIED ENGINEERING".

DESCRIPTION APPROVED
 By: *D.M. Barnard*
 12-3-2025



1/1

PLAT OF NORTHPOINTE VILLAGE CONDOMINIUM
 FIFTH AMENDMENT

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Diversified Engineering Inc.
 CONSULTING ENGINEERS & SURVEYORS
 175 RAY AVENUE, N.E.
 NEW PHILADELPHIA, OH 44663

ISSUE DATE 10/08/25 SCALE 1" = 60'
 SURVEYED BY DEI DATE 10/08/25
 DRAWN BY AMA / CHM DATE 11/04/25
 CHECKED BY DJK DATE 11/04/25
 FILE ID: ENG-1962 PHASE 5 PLAT