

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

Date \_\_\_\_\_

This \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_

Dedicated Roadway \_\_\_\_\_

Auditing Fee \_\_\_\_\_

Muskingum County Auditor

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 \_\_\_\_\_

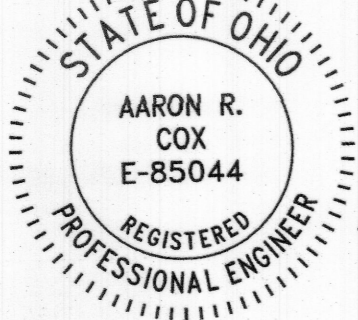
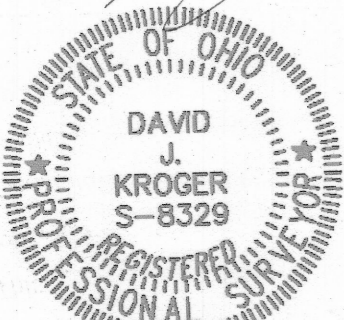
Total Recording fee \_\_\_\_\_

Muskingum County Recorder

**OFFICE COPY**

**NOT RECORDED**

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 Acre  
 AREA OF SECOND AMENDMENT = -1.411 Acres  
 AREA OF THIRD AMENDMENT = -0.421 Acres  
 REMAINING AREA TO DEVELOP = 7.347 Acres

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

Unit	Building	Address	Unit Area						Total Common Area		% Ownership of Common Area per Unit
			Building		Limited Common		Total Area		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	82,764	1.900	12.5%
C-3B	#3275	3480 Jamestown Drive	2,121	0.049	768	0.018	2,889	0.067	82,764	1.900	12.5%
C-4	#3273	3474 Jamestown Drive	2,149	0.049	735	0.017	2,584	0.066	82,764	1.900	12.5%
C-2	#3413	3486 Jamestown Drive	1,910	0.044	691	0.016	2,600	0.060	82,764	1.900	12.5%
C-5A	#3414	3477 Jamestown Drive	1,897	0.043	771	0.018	2,668	0.061	82,764	1.900	12.5%
C-5B	#3414	3479 Jamestown Drive	1,897	0.043	771	0.018	2,668	0.061	82,764	1.900	12.5%
C-7A	#3547	3462 Jamestown Drive	1,942	0.046	569	0.013	2,511	0.059	82,764	1.900	12.5%
C-7B	#3547	3460 Jamestown Drive	1,918	0.044	629	0.014	2,547	0.058	82,764	1.900	12.5%

**POB**

- - Iron Pin Set (3/4" x 30" steel bar with caps stamped "RLS 8329")
- - Iron Pin Found as noted
- ⊗ - Iron Pipe Found

**LEGEND**

- Place/Point of Beginning
- 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".

# PLAT OF NORTHPOINTE VILLAGE CONDOMINIUM THIRD AMENDMENT

Situated in the City of Zanesville, County of Muskingum and State of Ohio, being part of Bank Lot 10 as recorded in Deed Volume K, Page 844 of the Muskingum County Deed Records and

**Diversified Engineering Inc.**

Phone: (330) 364-1631  
Fax: (330) 364-4031  
E-mail: dei@div-eng.com  
Web: www.div-eng.com

175 RAY AVENUE, N.E.  
NEW BRUNSWICK, NJ 08901

ISSUE DATE	11/19/24	SCALE	1" = 60'
SURVEYED BY	DEI	DATE	9/27/24
DRAWN BY	LDB	DATE	10/2/24
CHECKED BY	DIK	DATE	11/19/24

FILE ID: ENG-1962 PHASE 3 PLAT

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