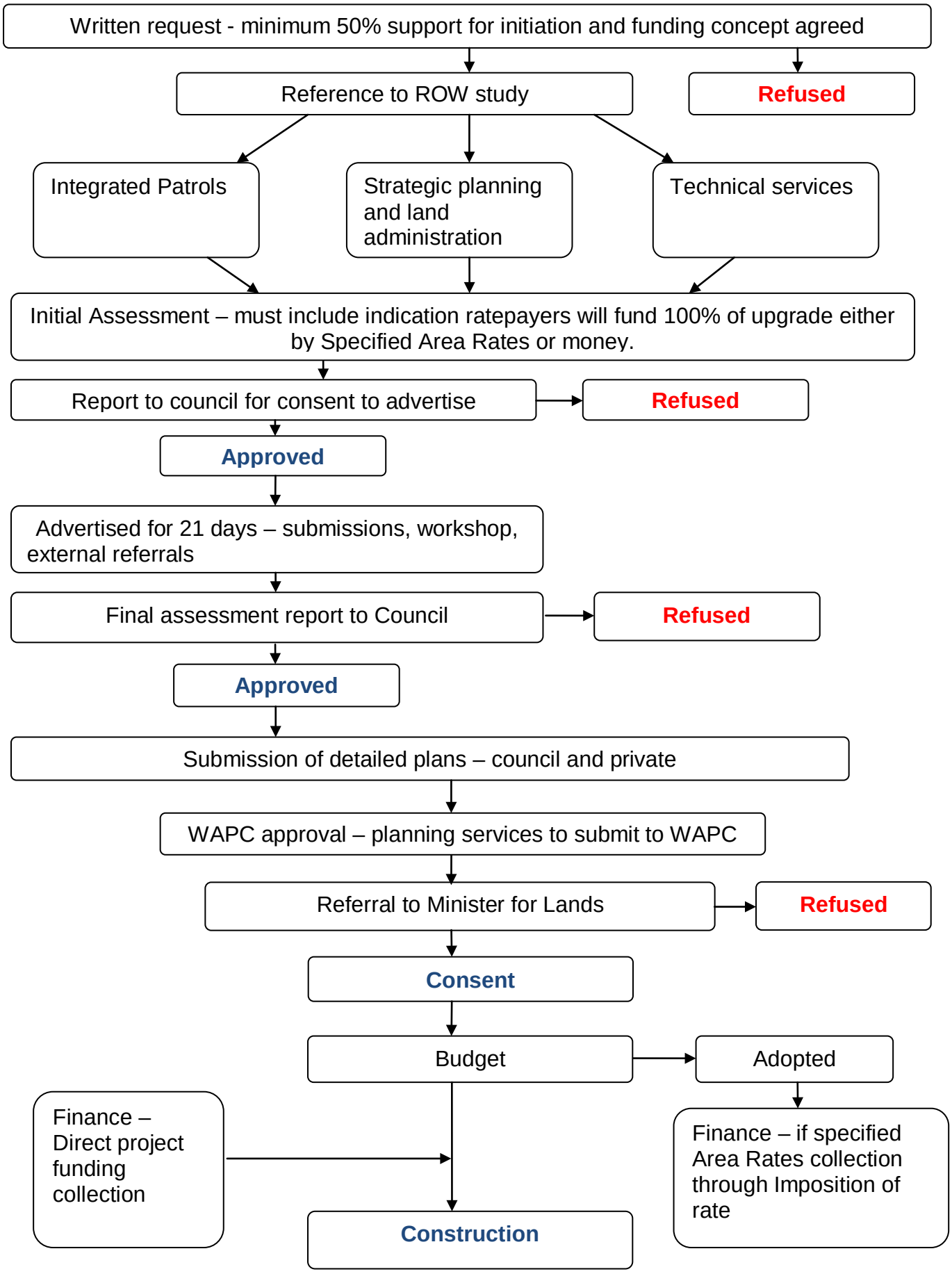As a pre requisite to the dedication of a closed private road or ROW