

Review of petition to annex 4.4 +/- acres from Jackson Township to the City of Grove City by the City of Grove City CASE #ANX-MUNI-14-11 (ECONOMIC DEVELOPMENT & PLANNING)

WHEREAS, the Commissioners of Franklin County, State of Ohio, proceeded to journalize the petition that the City of Grove City filed on July 12, 2011 and solicited to and/or been heard by all persons desiring to be reviewed for or against the granting of the Municipal Annexation petition, and having considered all the facts with reference thereto, being fully advised, and

WHEREAS, the Commissioners make the following findings based upon the exhibits and testimony presented at the review of this matter that the petition meets all the requirements set forth in, and was filed in the manner provided in, section 709.16 of the Revised Code for a Municipal Annexation.

BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF FRANKLIN COUNTY, OHIO:

That, in accordance with the findings made in the preamble, which are incorporated herein, the prayer of the Petition be approved, and the territory sought to be annexed by the petition filed herein shall be annexed to the City of Grove City, Ohio, in accordance with the law; that the orders and proceedings of this board relating to the Petition, and map and description attached thereto, and all papers on file relating to this matter be delivered forthwith to the Clerk of Council, City of Grove City, Ohio.

Prepared by: R. Lee Brown

Cc: Economic Development & Planning Department

SIGNATURE SHEET

Resolution No. 0523-11

August 02, 2011

**REVIEW OF PETITION TO ANNEX 4.4 +/- ACRES FROM JACKSON
TOWNSHIP TO THE CITY OF GROVE CITY BY THE CITY OF GROVE CITY
CASE #ANX-MUNI-14-11**

**(Economic Development and
Planning)**

Upon the motion of Commissioner Paula Brooks, seconded by Commissioner John O'Grady:

Voting:

Marilyn Brown, President	Aye
Paula Brooks	Aye
John O'Grady	Aye

Board of County Commissioners
Franklin County, Ohio

CERTIFICATE OF CLERK

IT IS HEREBY CERTIFIED that the foregoing is a true and correct transcript of a resolution acted upon by the Board of County Commissioners, Franklin County, Ohio on the date noted above.



Debra A Willaman, Clerk
Board of County Commissioners
Franklin County, Ohio



Commissioners
Marilyn, President
Paula Brooks
John O'Grady

Economic Development & Planning Department
James Schimmer, Director

RESOLUTION SUMMARY

Review of petition to annex 4.4 +/- acres from Jackson Township to the City of Grove City by the City of Grove City

Description:

Attached is a resolution to consider the annexation of 4.4-acres, more or less, from Jackson Township to the city of Grove City. The petition case number is ANX-MUNI-14-11.

Applicant:

City of Grove City

Agent:

Asim Z. Haque, Esq.

Site:

White Road

Analysis:

The applicant *has met* all statutory requirements outlined in Section 709.16 of the Ohio Revised Code.

Recommendation:

Pending any questions, staff would request your approval of this annexation.



Commissioner John O'Grady · Commissioner Paula Brooks · Commissioner Marilyn Brown
President

Economic Development & Planning Department
James Schimmer, Director

MEMO JOURNALIZATION

TO: Debbie Willaman, County Clerk
Franklin County Commissioners Office

FROM: R. Lee Brown, Planning Administrator
Franklin County Economic Development & Planning Department

CC: James Schimmer, Director
Franklin County Economic Development & Planning Department

RE: Description of Municipal annexation case to be journalized on the
July 26, 2011 General Session Agenda for a hearing on **August 2, 2011**.

Case #ANX-MUNI-14-11- A municipal annexation ANX-MUNI-14-11 was filed in our office on July 12, 2011. The petition is requesting to annex 4.4 +/- acres from Jackson Township to the city of Grove City. The property in question is public right-of-way of White Road. The applicant is Asim Z. Haque, Esq. **Site: White Road**



Commissioners
 Marilyn Brown, President
 Paula Brooks
 John O'Grady

Economic Development & Planning Department
 James Schimmer, Director

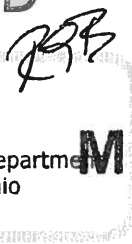
Application for
**Annexation
 Petition**

Municipal
 Pursuant to ORC §709.15

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Franklin County Planning Department
 Franklin County, Ohio



Property Information	
Site Address White Road (Please see annexation plot)	
Parcel ID(s) Please see annexation plot	Total Acreage 4.4 ±
From Township Jackson	To Municipality Grave City

Staff Use Only	
Case #	MUNI-14-11
Hearing date:	8/2/11
Date filed:	7/12/11
Fee paid	N/A
Receipt #	N/A
Date Journalized	7/19/11

Municipal Authority	
Authorizing Ordinance No.	C-15-11
Land Ownership (check one)	
<input checked="" type="checkbox"/> Municipality	<input type="checkbox"/> Franklin County
<input type="checkbox"/> State of Ohio	

Applicant/Agent Information	
Name	Asim Z. Haque
Address	250 West Street Columbus, OH 43215
Phone #	614-462-1072
Fax #	614-222-4725
Email	ASIM_Z.HAQUE -> AHAQUE@SZD.COM

Document Submission	
The following documents must accompany this application on letter-sized 8 1/2" x 11" paper:	
<input checked="" type="checkbox"/>	Legal description of property
<input checked="" type="checkbox"/>	Map/plot of property
<input checked="" type="checkbox"/>	Certified copy of ordinance authorizing this application

Signatures		
The undersigned, petitioners in the premises, and being authorized to act on behalf of the municipality listed above, do hereby pray that the territory listed above be annexed to said municipality.		
The undersigned further acknowledge that the Franklin County Board of Commissioners may take the following actions:		
<ul style="list-style-type: none"> For land owned by the municipality, the Board must grant the petition For land owned by a County, the Board may grant or deny the petition For land owned by the State of Ohio, if the Director of Administrative Services has filed written consent, the Board must grant the petition. 		
	Attorney - Grave City	7-12-11
Agent or Authorized Representative	Title	Date
Agent or Authorized Representative	Title	Date

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Franklin County Engineer
Dean C. Ringle, P.E., P.S.

2.2 ACRES
ANNEXATION

ANNEXATION
PLAT & DESCRIPTION
ACCEPTABLE
DEAN C. RINGLE, P.E., P.S.
FRANKLIN COUNTY ENGINEER
By DR Date 7/7/11

FROM: TOWNSHIP OF JACKSON

TO: CITY OF GROVE CITY

Situated in the State of Ohio, County of Franklin, Township of Jackson, lying in survey Numbers 8231 and 6840 of the Virginia Military District, being all of the 0.055 acre tract conveyed to City of Grove City, Ohio of record in Instrument Number 201104110047917, the 0.031 acre tract conveyed to City of Grove City, Ohio of record in Instrument Numbers 201104110047910 and 201104110047911, the 0.304 acre tract conveyed to City of Grove City, Ohio of record in Instrument Numbers 201101240011869 and 201101240011870, the 0.098 acre tract conveyed to City of Grove City, Ohio of record in Instrument Number 201104110047918, the 0.754 acre tract conveyed to City of Grove City, Ohio of record in Instrument Number 201104110047919, the 0.227 acre tract conveyed to City of Grove City, Ohio of record in Instrument Number 201104110047915, the 0.126 acre tract conveyed to City of Grove City, Ohio of record in Instrument Number 201104110047923, the 0.151 acre tract conveyed to City of Grove City, Ohio of record in Instrument Number 201105100060060, the 0.110 acre tract conveyed to City of Grove City, Ohio of record in Instrument Number 201104110047924, the 0.103 acre tract conveyed to City of Grove City, Ohio of record in Instrument Number 201104110047925, and the 0.103 acre tract conveyed to City of Grove City, Ohio of record in Instrument Numbers 201101240011867 and 201101240011868, and part of the roadway dedicated by the subdivision plat entitled "Briarwood Hills" of record in Plat Book 38, Page 11, and described as follows:

Beginning at the intersection of the southerly right-of-way line of White Road with the easterly limited access right-of-way line of Interstate 71 as shown on the right-of-way plan FRA-62-7.29 on file at the Ohio Department of Transportation;

thence northeasterly, with said easterly limited access right-of-way line, an arc distance of approximately 88 feet, to a point on the northerly right-of-way line of White Road;

thence easterly, with the northerly right-of-way line of White Road, a distance of approximately 312 feet, to a point;

thence southerly, with the easterly line of said 0.304 acre tract, a distance of approximately 45 feet, to the centerline of White Road;

thence easterly, with said centerline, a distance of approximately 123 feet, to a point;

thence northerly, with the westerly line of said 0.227 acre tract, a distance of approximately 40 feet, to a point;

thence with the northerly right-of-way line of White Road, the following courses:

easterly, a distance of approximately 110 feet, to a point;

northerly, a distance of approximately 10 feet, to a point;

easterly, a distance of approximately 110 feet, to a point;

southerly, a distance of approximately 20 feet, to a point;

easterly, a distance of approximately 220 feet, to a point;

northerly, a distance of approximately 15 feet, to a point;

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Franklin County Planning Department
Franklin County, Ohio

2.2 ACRES
ANNEXATION

-2-

easterly, a distance of approximately 100 feet, to a point on the existing City of Grove City Corporation line by Ordinance Number C-63-95 and of record in Official Record 31122E15;

thence southerly, with said existing City of Grove City Corporation line (C-63-95), a distance of approximately 75 feet, to a point in the southerly right-of-way line of White Road;

thence westerly, with said southerly right-of-way line, a distance of approximately 459 feet, to a point;

thence with the perimeter of said 0.754 acre tract (Auditor's Parcel Number 160-001334), the following courses:

southerly, a distance of approximately 128 feet, to a point;

westerly, a distance of approximately 209 feet, to a point;

northerly, a distance of approximately 128 feet, to a point on the southerly right-of-way line of White Road;

thence westerly, with said southerly right-of-way line, a distance of approximately 142 feet, to a point of curvature in the easterly right-of-way line of Briar Hill Drive as shown on Briarwood Hills of record in Plat Book 38, Page 11;

thence southwesterly, with said easterly right-of-way line, an arc distance of approximately 47 feet, to a point of tangency;

thence westerly, across the right-of-way of Briar Hill Drive, a distance of approximately 60 feet to the westerly right-of-way line of Briar Hill Drive;

thence northwesterly, with said westerly right-of-way line, an arc distance of approximately 47 feet, to a point of tangency on the southerly right-of-way line of White Road;

thence westerly, with said southerly right-of-way line, a distance of approximately 89 feet, to the Point of Beginning, containing 2.2 acres, more or less.

This description is from record information and not to be used for deed transfer.



EVANS, MECHWART, HAMBLETON & TILTON, INC.

Michael O. Wanchick 5/13/11

Michael O. Wanchick
Professional Surveyor No. 7854

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Franklin County Engineer
Dean C. Ringle, P.E., P.S.

2.2 ACRES
ANNEXATION

ANNEXATION
PLAT & DESCRIPTION
ACCEPTABLE
DEAN C. RINGLE, P.E., P.S.
FRANKLIN COUNTY ENGINEER
By DR Date 7/7/11

FROM: TOWNSHIP OF JACKSON

TO: CITY OF GROVE CITY

Situated in the State of Ohio, County of Franklin, Township of Jackson, lying in survey Numbers 8231 and 6840 of the Virginia Military District, being all of the 0.744 acre tract conveyed to Franklin County Commissioners of record in Instrument Number 200905290077274, the 0.009 acre tract conveyed to Franklin County Commissioners of record in Instrument Number 200906040080875, the 0.023 acre tract conveyed to Franklin County Commissioners of record in Instrument Number 200905060064186, and the 0.329 acre tract conveyed to City of Grove City, Ohio of record in Instrument Number 201101100004886, and being part of the 0.559 acre tract conveyed to City of Grove City, Ohio of record in Instrument Number 201104110047909, the roadway dedicated by the subdivision plat entitled "Briarwood Hills No. 4" of record in Plat Book 42, Page 129, and the roadway dedicated by the subdivision plat entitled "Keller Farm East Section One" of record in Plat Book 69, Page 68, and described as follows:

Beginning at the northwesterly corner of Lot 9 as shown on Briarwood Hills No. 4 of record in Plat Book 42, Page 129, on the southerly right-of-way line of White Road, and on the existing City of Grove City Corporation line by Ordinance Number C-38-00 and of record in Instrument Number 200005240102319;

thence northerly, with said existing City of Grove City Corporation line (C-38-00), a distance of approximately 60 feet, to a point on the southerly existing City of Grove City Corporation line by Ordinance Number C-52-88 and of record in Official Record 12437F20;

thence easterly, with said existing City of Grove City Corporation line by Ordinance Number C-52-88 and of record in Official Record 12437F20, a distance of approximately 247 feet, to a easterly line thereof and on the easterly line of Keller Farm East Section One of record in Plat Book 69, Page 68;

thence northerly, with said easterly line and said existing City of Grove City Corporation line (C-52-88), a distance of approximately 52 feet, to a point;

thence with the northerly right-of-way line of White Road, the following courses:

southeasterly, a distance of approximately 64 feet, to a point;

easterly, a distance of approximately 656 feet, to a point;

easterly, a distance of approximately 310 feet, to a point in the existing City of Grove City Corporation line by Ordinance Number (C-52-88);

thence southerly, with said existing City of Grove City Corporation line (C-52-88), a distance of approximately 75 feet, to a point in the southerly right-of-way line of White Road;

thence westerly, with said southerly right-of-way line and the existing City of Grove City Corporation line by Ordinance Number C-2-72 and of record in Miscellaneous Volume 155, Page 27, a distance of approximately 310 feet, to a point;

thence with the southerly right-of-way line of White Road, the following courses:

westerly, a distance of approximately 186 feet, to a point;

southerly, a distance of approximately 15 feet, to a point;

westerly, a distance of approximately 92 feet, to a point;

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Franklin County, Ohio

**2.2 ACRES
ANNEXATION**

-2-

northerly, a distance of approximately 15 feet, to a point in the southerly right-of-way line of White Road;

westerly, a distance of approximately 676 feet, to the Point of Beginning, containing 2.2 acres, more or less.

This description is from record information and not to be used for deed transfer.



EVANS, MECHWART, HAMBLETON & TILTON, INC.

Michael O. Wanchick

5/13/11

Michael O. Wanchick
Professional Surveyor No. 7854

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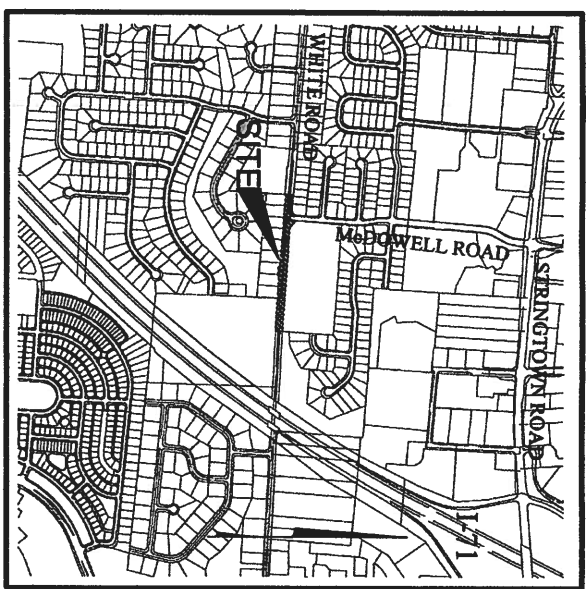
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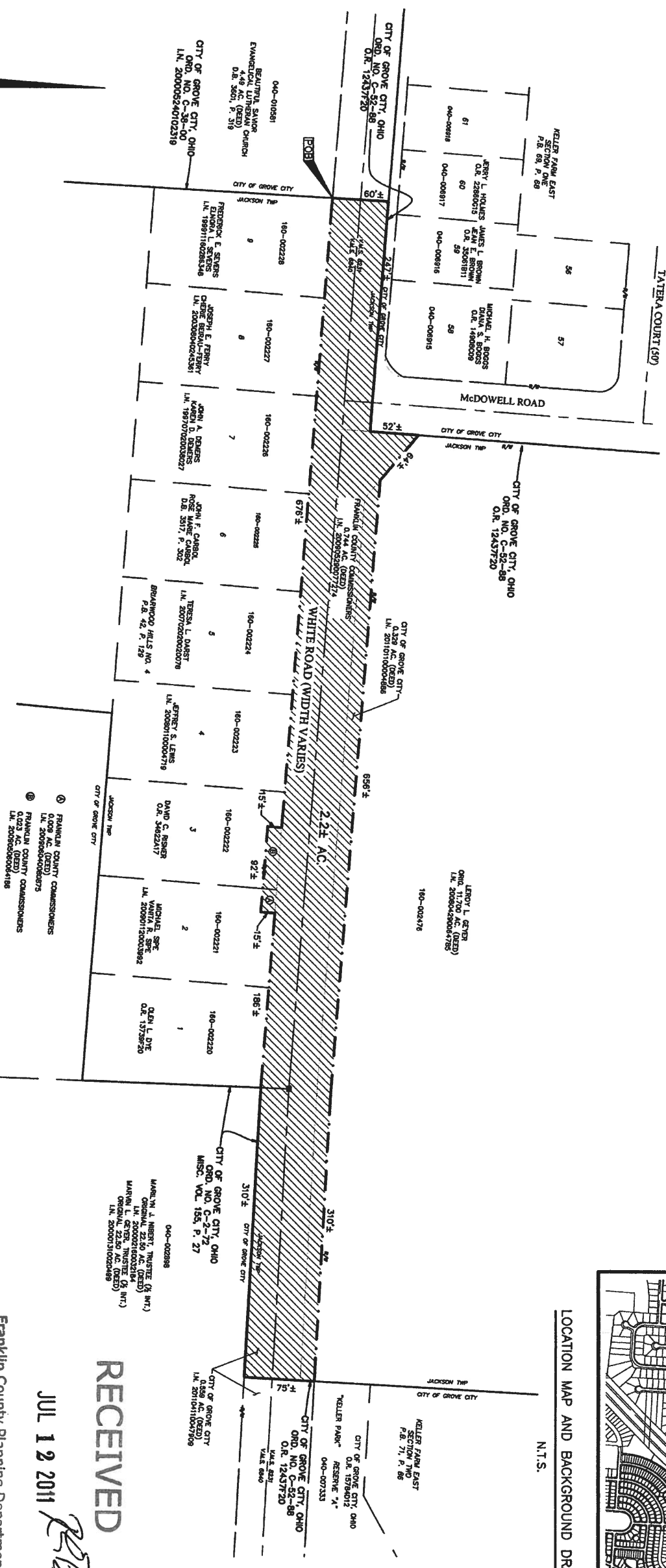
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Franklin County, Ohio

ANNEXATION OF 2.2± ACRES TO THE CITY OF GROVE CITY FROM JACKSON TOWNSHIP SURVEY NUMBERS 8231 AND 6840 VIRGINIA MILITARY DISTRICT TOWNSHIP OF JACKSON, COUNTY OF FRANKLIN, STATE OF OHIO



LOCATION MAP AND BACKGROUND DRAWING
N.T.S.



Franklin County Planning Department
Franklin County, Ohio

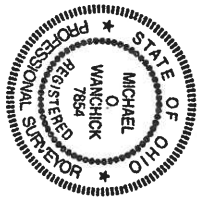
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Note:
Total perimeter of annexation area is 2758 feet, of which 744 feet is contiguous with the City of Grove City by Ordinance Numbers C-2-72, C-52-88, and C-38-00, giving 27% perimeter contiguity.

AREA TO BE ANNEXED

PROPOSED CITY OF GROVE CITY CORPORATION LINE
EXISTING CITY OF GROVE CITY CORPORATION LINE



By Michael O. Wanchick 5/13/11 Date
Michael O. Wanchick
Professional Surveyor No. 7854

ANNEXATION
PLAT & DESCRIPTION
ACCEPTABLE
DEAN C. RINGLE, P.E., P.S.
FRANKLIN COUNTY ENGINEER
By DR Date 7/11/11



Date: May 13, 2011
Scale: 1" = 80
Job No: 2010-0336
Sheet: 1 of 1

PETITION FOR ANNEXATION

**2.2± ACRES OF PROPERTY TO THE CITY OF GROVE CITY FROM THE
TOWNSHIP OF JACKSON**

**PETITION TO THE BOARD OF COUNTY COMMISSIONERS
OF FRANKLIN COUNTY, OHIO**

The undersigned petitioner and property owner, the City of Grove City, hereby petitions the Board of County Commissioners of Franklin County, Ohio to pass a resolution allowing for the annexation of 2.2± acres of property into the City of Grove City, said property being presently located in Jackson Township.


This petition is submitted in accordance with Section 709.16 of the Ohio Revised Code. This statute allows for a municipal corporation to petition a board of county commissioners to annex contiguous property owned by that same municipal corporation. In accordance the 709.16 (B), if a municipal corporation attempts to annex its own contiguous property, the applicable board of county commissioners *shall* grant the annexation. Here, the City of Grove City owns the 2.2± acres of property that is the subject of its petition herein, and this property is contiguous to property that is within Grove City's corporate limits.

City Council for the City of Grove City has authorized the submission of this petition via Ordinance C-15-11. Furthermore, a full and accurate legal description and a plat of the subject territory, said legal description and plat having already been approved by the Franklin County Engineer, is attached hereto as Exhibit "A" and made a part hereof.

Attorney Asim Z. Haque is hereby appointed Agent for the undersigned petitioner as required by Ohio Revised Code Section 709.02, with full power and authority granted to said Agent to amend, alter, change, correct, withdraw, refile, substitute, compromise, increase or delete the area, to do any and all things essential thereto and to take any action necessary for obtaining the granting of this Petition. Said amendment, alteration, change, correction, withdrawal, refile, substitution, compromise, increase or deletion or other thing or action necessary for the granting of this petition shall be made in the petition, description or plat by said Agent without further expressed consent of the Petitioner.

The undersigned has full authority to sign this petition on behalf of the City of Grove City.

PETITIONER: THE CITY OF GROVE CITY

By: 
Chuck Boso
Development Director, City of Grove City

Date: 7 - 6 - 11

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Franklin County Planning Department
Franklin County, Ohio

PETITION FOR ANNEXATION

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Attorney Asim Z. Haque is hereby appointed Agent for the undersigned petitioner as required by Ohio Revised Code Section 709.02, with full power and authority granted to said Agent to amend, alter, change, correct, withdraw, refile, substitute, compromise, increase or delete the area, to do any and all things essential thereto and to take any action necessary for obtaining the granting of this Petition. Said amendment, alteration, change, correction, withdrawal, refile, substitution, compromise, increase or deletion or other thing or action necessary for the granting of this petition shall be made in the petition, description or plat by said Agent without further expressed consent of the Petitioner.

The undersigned has full authority to sign this petition on behalf of the City of Grove City.

PETITIONER: THE CITY OF GROVE CITY

By: 
Chuck Boso
Development Director, City of Grove City

Date: 7 - 6 - 11

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Franklin County Planning Department
Franklin County, Ohio