

Review of Petition to Annex 4.2 +/- acres from Clinton Township to the city of Columbus by Jackson B. Reynolds, III, Esq. Case #ANX-EXP2-25-12 (ECONOMIC DEVELOPMENT & PLANNING)

WHEREAS, the Commissioners of Franklin County, State of Ohio, proceeded to journalize the petition that Jackson B. Reynolds, III, Esq. filed on behalf of Guy Williams, Laura Williams, Kitchner Park Inc. and 1405 LLC on December 5, 2012 and solicited to and/or been heard by all persons desiring to be reviewed for or against the granting of the Expedited Type 2 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:

1. The petition does meet all the requirements set forth in, and was filed in the manner provided in, section 709.021 of the Revised Code.
2. The persons who signed the petition are owners of the real estate located in the territory proposed for annexation and constitute all of the owners of real estate in that territory.
3. The territory proposed for annexation does not exceed five hundred acres.
4. The territory proposed for annexation shares a contiguous boundary with the municipal corporation to which annexation is proposed for a continuous length of at least five percent of the perimeter of the territory proposed for annexation.
5. The annexation will not create an unincorporated area of the township that is completely surrounded by the territory proposed for annexation.
6. The municipal corporation to which annexation is proposed has agreed to provide to the territory proposed for annexation the services specified in the relevant service ordinance #2825-2012, passed on December 17, 2012 by the city of Columbus.

Review of Petition to Annex 4.2 +/- acres from Clinton Township to the city of Columbus by Jackson B. Reynolds, III, Esq. Case #ANX-EXP2-25-12 (ECONOMIC DEVELOPMENT & PLANNING)

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 City of Columbus, 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 City of Columbus, Ohio.

Prepared by: R. Lee Brown

C: Economic Development & Planning Department

SIGNATURE SHEET

Resolution No. 0009-13

January 08, 2013

REVIEW OF PETITION TO ANNEX 4.2 +/- ACRES FROM CLINTON TOWNSHIP TO THE CITY OF COLUMBUS BY JACKSON B. REYNOLDS, III, ESQ. CASE #ANX-EXP2-25-12

(Economic Development and Planning)

Upon the motion of Commissioner John O'Grady, seconded by Commissioner Marilyn Brown:

Voting:

Paula Brooks, President	Aye
Marilyn Brown	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



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

Economic Development & Planning Department
James Schimmer, Director

RESOLUTION SUMMARY

REVIEW OF PETITION TO ANNEX
4.2 +/- ACRES FROM
CLINTON TOWNSHIP
TO THE CITY OF COLUMBUS
BY JACKSON B. REYNOLDS, III, ESQ.

Description:

Attached is a resolution to consider the annexation of 1.2-acres, more or less, from Clinton Township to the city of Columbus. The petition case number is ANX-EXP2-25-12.

Applicant/Agent:

Jackson B. Reynolds, III, Esq.

Owner:

Guy Williams
Laura Williams
Kitchner Park Inc.
1405 LLC.

Site:

Various lots on Chambers Road and Chesapeake Avenue (130-004874, 130-001391, 130-001112, 130-001401, 130-006099, 130-000815, 130-001392, 130-003897, 130-001506, 130-001394, 130-000500, 130-002352, 130-001064, 130-005579, 130-005578, 130-005577, 130-005576 and 130-005575)

Additional Information:

The site is contiguous to the city of Columbus on at least two (2) to three (3) sides.

Analysis:

The applicant has met all statutory requirements outlined in Section 709.21 of the Ohio Revised Code. The applicant has provided proof of notification, and timeline and has provided a service ordinance from the city of Columbus stating the services that will be provided once the annexation has been approved. The city of Columbus has agreed to provide the territory proposed for annexation the services specified in the relevant service ordinance #2825-2012 passed December 17, 2012.

Recommendation:

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



Commissioner Paula Brooks · Commissioner Marilyn Brown · Commissioner John O'Grady
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 Expedited Type 2 annexation case to be
journalized on the **December 11, 2012** General Session Agenda
for a hearing on **January 8, 2013**.

Case #ANX-EXP2-25-12- An Expedited Type 2 annexation ANX-EXP2-25-12 was filed in our office on December 11, 2012. The petition is requesting to annex 4.2+/- acres from Clinton Township to the city of Columbus. The agent is Jackson B. Reynolds, III, Esq. **Site: Various lots on Chambers Road and Chesapeake Avenue (130-004874, 130-001391, 130-001112, 130-001401, 130-006099, 130-000815, 130-001392, 130-003897, 130-001506, 130-001394, 130-000500, 130-002352, 130-001064, 130-005579, 130-005578, 130-005577, 130-005576 and 130-005575)**



Commissioners
 Marilyn Brown, President
 Paula Brooks
 John O'Grady

Economic Development & Planning Department
 James Schimmer, Director

Application for
**Annexation
 Petition**

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Franklin County Planning Department
 Franklin County, OH

2

Property Information	
Site Address	various lots on Chambers Road & Chesapeake Avenue
Parcel ID(s)	see attached sheet
Total Acreage	4.2 acres
From Township	Clinton
To Municipality	Columbus

Staff Use Only	
Case #	AWL-EXP 25-12
Hearing date:	1/8/13
Date filed:	12/5/12
Fee paid	\$250.00
Receipt #	241163
Notifications deadline: 5 days	12/10/12
Svc statement deadline: 20 days	12/24/12

Property Owner Information	
Name	see attached sheet
Address	
Phone #	Fax #
Email	

Attorney/Agent Information	
Name	Jackson B. Reynolds, III c/o Smith & Hale LLC
Address	
37 West Broad Street, Suite 725 Columbus, OH 43215	
Phone #	221-4255
Fax #	221-4409
Email	
JReynolds@smithandhale.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"/>	List of adjacent properties

Waiver of Right to Appeal			
WHOEVER SIGNS THIS PETITION EXPRESSLY WAIVES THEIR RIGHT TO APPEAL IN LAW OR EQUITY FROM THE BOARD OF COUNTY COMMISSIONERS' ENTRY OF ANY RESOLUTION PERTAINING TO THIS SPECIAL ANNEXATION PROCEDURE, ALTHOUGH A WRIT OF MANDAMUS MAY BE SOUGHT TO COMPEL THE BOARD TO PERFORM ITS DUTIES REQUIRED BY LAW FOR THIS SPECIAL ANNEXATION PROCEDURE.			
Property Owner	Date	Property Owner	Date
Property Owner	Date	Property Owner	Date

Parcel numbers: (130) 004874 / 001391 / 001112 / 001401 / 006099 / 000815 / 001392 /
003897 / 001506 / 001394 / 000500 / 002352 / 001064 / 005579 / 005578 / 005577 / 005576 /
005575

Owners:

Guy P. Williams Jr. AKA Guy Williams Jr.
1387 Chambers Road
Columbus, OH 43212

Laura L. Williams
1387 Chambers Road
Columbus, OH 43212

Kitchner Park Inc.
887 Chambers Road
Columbus, OH 43212

1405 LLC
911 Henry Street
Columbus, OH 43215

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Franklin County Planning Department
Franklin County, Ohio

RECEIVED

NOV 20 2012

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

ANNEXATION
PLAT & DESCRIPTION
ACCEPTABLE
DEAN C. RINGLE, P.E., P.S.
FRANKLIN COUNTY ENGINEER

By BB Date 11/20/12

**DESCRIPTION OF 4.2 ACRES LOCATED IN CLINTON TOWNSHIP
TO BE ANNEXED TO THE CITY OF COLUMBUS
EXPEDITED TYPE II ANNEXATION UNDER ORC §709.021 AND §709.023**

Situated in the State of Ohio, County of Franklin, Township of Clinton, Quarter Township 3, Township 1, Range 18, United States Military District and being: part of Lot 30 (A.P.N. 130-001064 and A.P.N. 130-002352) of John M. Pugh's Subdivision of record in Plat Book 4, Page 324 as conveyed to Guy P. Williams Jr. of record in Deed Volume 3014, Page 275 and Official Record 4100A10 and part of a 20' Alley and vacated 20' Alley of said John M. Pugh's Subdivision, all of Lot 33 (A.P.N. 130-005575), Lot 35 (A.P.N. 130-005577), Lot 36 (A.P.N. 130-005578), Lot 37 (A.P.N. 130-005579), Lot 41 (A.P.N. 130-001401), Lot 42 (A.P.N. 130-006099), Lot 43 (A.P.N. 130-000815), Lots 44 and 45 (A.P.N. 130-001392), Lot 50 (A.P.N. 130-003897), Lot 51 (A.P.N. 130-001506), Lot 52 (A.P.N. 130-001394), Lot 56 (A.P.N. 130-001396) and Lot 57 (A.P.N. 130-00500) of Lincoln Heights Subdivision of record in Plat Book 7, Page 250 as conveyed to Guy P. Williams Jr. of record in Deed Book 3520, Page 737, Official Record 12127A16, Deed Book 1677, Page 553, Deed Book 2984, Page 280 Instrument Number 200710290187515, Instrument Number 200710100177109, Instrument Number 200809020132645, Instrument Number 199809140232311, Deed Book 2806, Page 142, Deed Book 3411, Page 301, Official Record 12127B06 and Deed Volume 1427, Page 241 and parts of 20' Alleys of said Lincoln Heights Subdivision, and Lot 38 (A.P.N. 130-004874), Lot 39 (A.P.N. 130-001391) and Lot 40 (A.P.N. 130-001112) of said Lincoln Heights Subdivision as conveyed to Kitchner Park, Inc. of record in Official Record No. 201210050150186, Lot 34 (A.P.N. 130-005576) of said Lincoln Heights Subdivision as conveyed to 1405 LLC of record in Instrument Number 200606280126708, part of Chambers Road as dedicated in said Lincoln Heights Subdivision and said John M. Pugh's Subdivision and described as follows:

Beginning at the southwest corner of Lot 14 of said Lincoln Heights Subdivision, the same being the intersection of the easterly right-of-way line for a 20' Alley with the northerly right-of-way line for a 20' Alley of said subdivision, in a City of Columbus Corporation Line (Case No. 155, Ord. No. 323-59, Miscellaneous Record 115, Page 63);

Thence **Easterly**, along said north right-of-way line, a portion being a City of Columbus Corporation line (Case No. 49-03, Ord. No. 0005-04, Instrument Number 200403110053721), about **762 feet** to the southwest corner of said Lot 33;

Thence **Northerly**, along the west line of said Lot 33, about **170 feet** to the northwest corner thereof, in the south right-of-way line for Chambers Road;

Thence **Westerly**, along said south right-of-way, about **40 feet** to the northeast corner of Lot 31 of said Lincoln Heights Subdivision;

Thence **Southerly**, along the common line of said Lot 31 and Lot 32 of said Lincoln Heights Subdivision, about **15 feet**,

Thence **Westerly**, along said south right-of-way line, across said Lot 31 and Lot 30 of said Lincoln Heights Subdivision, about **80 feet** to the west line of said Lot 30;

Thence **Northerly**, along the common line of said Lot 30 and Lot 29 of said Lincoln Heights Subdivision, about **15 feet** to said south right-of-way;

Thence **Westerly**, along the south right-of-way, about **200 feet** to the northwest corner of Lot 25 of said Lincoln Heights Subdivision, being in a City of Columbus Corporation Line (Case No. 49-03, Ord. No. 0005-04, Instrument Number 200403110053721),

Thence **Northerly**, across Chambers Road, about **30 feet** to the north right-of-way line thereof, being in a City of Columbus Corporation Line (Case No. 6-76, Ord. No. 1188-76, D.B. 166 Pg. 716);

Thence **Easterly**, along said north right-of-way and said City of Columbus Corporation Line, about **624 feet** to a City of Corporation Line (Case No. 13-82, Ord. No. 1592-82, O.R. 2180D07);

Thence **Southerly**, across said Chambers Road, along said City of Columbus Corporation Line, about **210 feet** to an angle point thereof;

Thence **Westerly**, along said City of Columbus Corporation Line, about **85 feet** to an angle point thereof;

Thence **Southerly**, along said City of Columbus Corporation Line, about **9 feet** to the northwest corner of Lot 31 of said John M. Pugh's Subdivision;

Thence **Westerly**, along the south right-of-way line for a 20' Alley, being a City of Columbus Corporation Line (Case No. 18-11, Ord. No. 0066-2012, Instrument Number 201203290042778), about **179 feet** to the northeast corner of said Lot 57;

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4.2 ACRE ANNEXATION TO THE CITY OF COLUMBUS FROM CLINTON TOWNSHIP
EXPEDITED TYPE II ANNEXATION UNDER ORC §709.021 AND §709.023

Area to be Annexed
 Existing City of Columbus Corp Line
 Proposed City of Columbus Corp Line

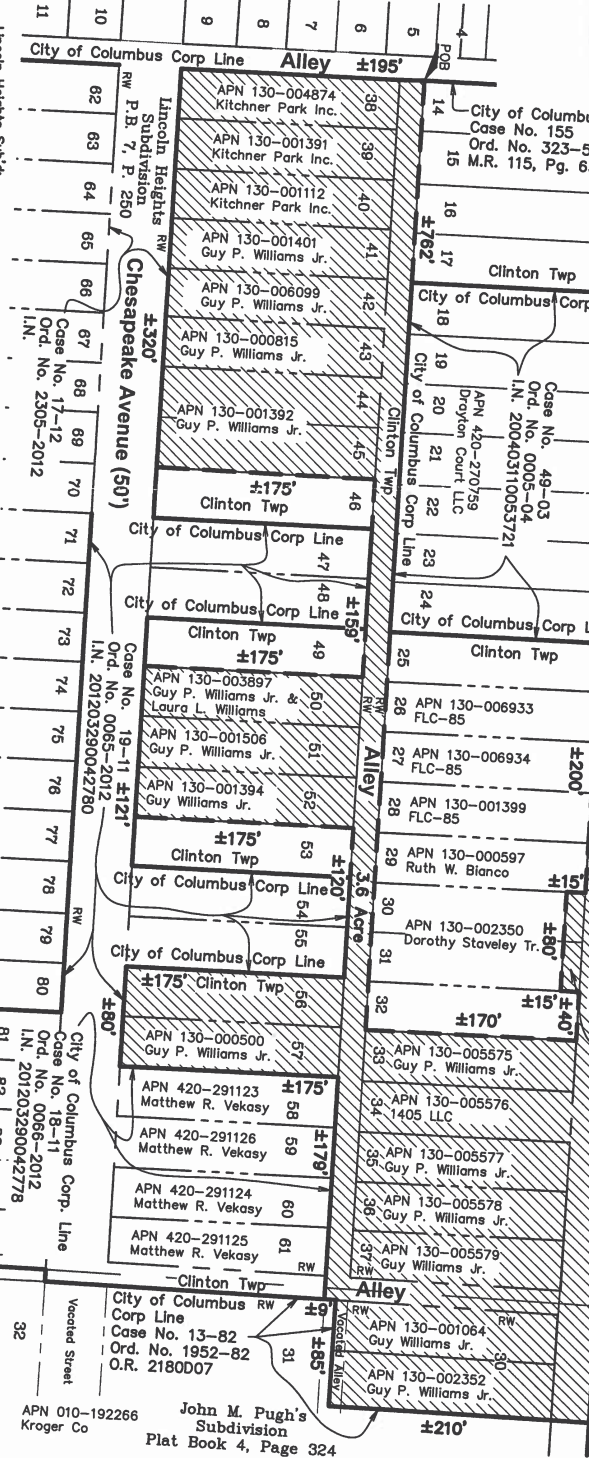
ANNEXATION
 PLAT & DESCRIPTION
 ACCEPTABLE
 DEAN C. RINGLE, P.E., P.S.
 FRANKLIN COUNTY ENGINEER

Township of Clinton, Franklin County, Ohio
 Quarter Township 3, Township 1, Range 18, U.S.M.D.

By: *DR*
 Date: 11/20/12
 Franklin County Commissioners
 Lk. 200805150075147
 0.028 Ac.

City of Columbus Corp. Line
 Case No. 6-76
 Ord. No. 1188-76
 D.B. 166, Pg. 716

- Lincoln Heights Subd:**
- Lot 4-5: APN 010-126341 Sandra M. Groom Tr & Jeffrey M. Groom Tr
 - Lot 6-7: APN 010-126558 Martha M. Kohr Tr
 - Lot 8: APN 010-126-527 Management Plus LLC
 - Lot 9: APN 010-126530 Management Plus LLC
 - Lot 10: APN 420-291128 Douglas W. Jackson
 - Lot 14-17: APN 130-001388 Thomas R. Eggers
 - Lot 25: APN 130-005039 Asian Properties LLC
 - Lot 32: APN 130-005581 Telle G. Mitchell
 - Lot 34: APN 130-005576 1405 LLC
 - Lot 40: APN 130-001112 1405 LLC
 - Lot 41: APN 130-001353 Christopher A. Connetet
 - Lot 47: APN 420-291128 VW Partners LLC
 - Lot 48: APN 420-291131 VW Partners LLC
 - Lot 49: APN 130-001187 Kimberly Hughes



Length of Contiguity: ±2605 feet
 Total Length of Perimeter: ±4289
 Percentage of Contiguity: ±61%

No islands of township property are created by this annexation.

11/20/12
 Registered Surveyor
 Date: _____

Advanced Civil Design, Inc
 422 Beecher Road
 Gahanna, OH 43230
 Phone 614-428-7750

Job No.: 12-0018-07
 Date: 08/27/2012
 Rev.: 10/17/2012

- Lincoln Heights Subd:**
- Lot 53: APN 130-002347 Zoey M. Boyes
 - Lot 54: APN 420-291130 Guy P. Williams Jr. &
 - Lot 55: APN 420291129 Guy P. Williams Jr.
 - Lot 56: APN 130-001386 Guy P. Williams Jr.
 - Lot 62: APN 130-000812 Cori E. Erickson Tr.
 - Lot 63: APN 130-004556 Cori E. Erickson Tr.
 - Lot 64: APN 50-002454 Amara Inc
 - Lot 65: APN 130-006601 Guy P. Williams Jr.
 - Lot 66: Star King Two Real Estate
- Lincoln Heights Subd:**
- Lot 67: APN 130-003477 Star King Two Real Estate
 - Lot 68: APN 130-005037 Guy P. Williams Jr.
 - Lot 69: APN 130-002583 Richard V. Ransome
 - Lot 70: APN 130-003205 Ashley Harbottle Et Al
 - Lot 71: APN 130-001386 Broodview LP
 - Lot 72: APN 130-001390 Broodview LP
 - Lot 73: APN 130-011773 Guy P. Williams Jr.
 - Lot 74: APN 130-006130 Guy P. Williams Jr.
 - Lot 75: Guy P. Williams Jr.
- Lincoln Heights Subd:**
- Lot 76: APN 130-007169 Starr Laneview Center
 - Lot 77: APN 130-001597 Starr Laneview Center
 - Lot 78: APN 130-003988 Starr Laneview Center
 - Lot 79: APN 130-003988 Starr Laneview Center
 - Lot 80: APN 130-001398 Michelle Mae Hinton Et Al
 - Lot 81: APN 420-291127 Guy P. Williams Jr.
 - Lot 82: APN 130-001398 Guy P. Williams Jr.
 - Lot 83-84: APN 420-291132 APN 420-291134 Guy P. Williams Jr.
 - Lot 85: Guy P. Williams Jr.

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 Franklin County Planning Department
 Franklin County, OH

John M. Pugh's Subdivision
 Plat Book 4, Page 324



City of Columbus Legislation Report

Office of City Clerk
90 West Broad Street
Columbus OH 43215-9015
columbuscitycouncil.org

ORIGINAL

File Number: 2825-2012

Emergency

File ID: 2825-2012

Type: Ordinance

Status: Consent

Version: 1

*Committee: Development Committee

File Name: Annexation Service AN12-021: 4.2 Acres, Clinton Township, Guy P. Williams Jr. et al

File Created: 12/05/2012

Cost: \$0.00

Final Action:

Auditor Cert #:

Auditor: When assigned an Auditor Certificate Number I, the City Auditor, hereby certify that there is in the treasury, or anticipate to come into the treasury, and not appropriated for any other purpose, the amount of money specified hereon, to pay the within Ordinance.

Contact Name/No.: Lori Baudro 645-6986

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Floor Action (Clerk's Office Only)

DEC 17 2012 Passed 7-0

DEC 21 2012 *RBF*

Franklin County Planning Department
Franklin County, Ohio

Mayor's Action
MAR

DEC 18 2012

Mayor

Date

Council Action

DEC 17 2012

Date Passed/ Adopted

Andrew Blewins

President of Council

Andrea Blewins

City Clerk

Veto

Date

Title: To set forth a statement of municipal services and zoning conditions to be provided to the area contained in a proposed annexation (AN12-021) of 4.2 + acres in Clinton Township to the City of Columbus as required by the Ohio Revised Code; and to declare an emergency.

Sponsors:

Indexes:

Attachments: ORD2825-2012 AN12-021 Legal Description,
ORD2825-2012 AN12-021 Map

I hereby certify that the above or attached is a true and correct copy of Ordinance No. 2825-2012 passed by The Council of The City of Columbus, Ohio 12/17, 20 12, as shown by the records now on file in this office.

Seal *Andrea Blewins/EA*
City Clerk

Approval History

Version	Date	Approver	Action
1	12/05/2012	Nichole Brandon	Approved
1	12/05/2012	ATTORNEY APPROVER	Approved
Notes	jsg		

History of Legislative File

Ver.	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
	<p>EBOCO: Following review and approval, when required, the Equal Business Opportunity Commission Office certifies compliance with Title 39 as of date listed.</p> <p>City Attorney: Following review and approval, when required, this ordinance has been reviewed by the City Attorney's Office as to its form and legality only.</p>						

Explanation

AN012-021

BACKGROUND: This ordinance is being submitted to set forth the municipal services and zoning conditions the city of Columbus will provide upon annexation of a territory located in Clinton Township. This ordinance is required by the Ohio Revised Code (ORC) as enacted by the General Assembly of the State of Ohio. An annexation petition has been filed with Franklin County for this property. A service ordinance must be passed before the annexation meeting takes place before the Board of County Commissioners of Franklin County. Information regarding municipal services that would be available, should the subject site be annexed, has been compiled and is reflected in this ordinance. If the petition is approved by the County Commissioners, a second City ordinance accepting the annexation will be necessary to complete the process. The time frames specified in the ORC require that this legislation be filed as emergency.

FISCAL IMPACT: The statement of municipal services and zoning conditions for a proposed annexation area has no fiscal impact. While provision of the stated services does represent cost to the city, annexation of land also has the potential to create revenue to the City.

Title

To set forth a statement of municipal services and zoning conditions to be provided to the area contained in a proposed annexation (AN12-021) of 4.2 ± acres in Clinton Township to the City of Columbus as required by the Ohio Revised Code; and to declare an emergency.

Body

WHEREAS, a petition for the annexation of certain territory in Clinton Township was duly filed on behalf of Guy P. Williams, Jr. et al, on December 5, 2012; and

WHEREAS, a hearing on said petition is scheduled before the Board of County Commissioners of Franklin County on January 8, 2013; and

WHEREAS, the Ohio Revised Code requires that before said hearing the Municipal Legislative Authority shall adopt a statement indicating what services, if any, the municipal corporation will provide to the territory proposed for annexation upon annexation; and

WHEREAS, the Ohio Revised Code requires that before said meeting the Municipal Legislative Authority adopt an ordinance stating zoning buffering conditions; and

WHEREAS, the parcel is located within the boundaries of the adopted Fifth by Northwest Area Plan, which recommends mixed-use (office and multi-family) development; and

WHEREAS, upon annexation, properties will have uniform access to City services as they become available; and

WHEREAS, an emergency exists in the usual daily operation of the Department of Development in that it is immediately necessary to present this ordinance to the Franklin County Board of Commissioners in accordance with the Ohio Revised Code all for the preservation of the public peace, property, health safety and welfare; **now, therefore,**

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF COLUMBUS:

Section 1. That the City of Columbus will provide the following municipal services for 4.2 ± acres in Clinton Township upon the annexation of said area to the city of Columbus:

Public Safety: The City of Columbus, Department of Public Safety will be able to provide the appropriate level of safety related services to the proposed annexation area. Such services will include police and fire protection as well as emergency medical service to the subject property.

While the petitioner for annexation may have proposed future development plans for the property in question, the Department of Public Safety requests that the City exercise its discretion in the coming development planning and review process to ensure any future development will be properly served by the Department of Public Safety. Discussions between the City and the present property owner or any future developers regarding post annexation changes in zoning or other changes to the property should include the Department of Public Safety and the Department of Development to ensure any proposed development of the annexation property may be adequately accommodated. Specific details for safety services are dependent upon the parameters of future development that is ultimately approved by the City.

Sanitation: Single family homes would qualify for city provided 90-gallon front curb refuse collection service. Any other development would require compliance with Title 13 requirements; Commercial/business uses are required to provide their own refuse collection.

Transportation: Maintenance will be available for any additional right-of-way that may be included in this annexation request. If this annexation contains existing signalized intersections, those intersections and signals are subject to Transportation Division Policy, which appeared in the December 6, 2003 Columbus City Bulletin, and any subsequent updates thereto.

Water: This site can be served by the Columbus Division of Water via an existing 6" water main in Chesapeake Avenue and an existing 20" main located in Chambers Road.

Sanitary Sewer: Our records indicate the subject properties can be served by an existing 8-inch sanitary sewer situated within the alley right of way between Chambers and Chesapeake Avenue. Costs associated with plan approval, construction, and inspections are to be incurred by the property owner or developer.

Storm Sewer: All storm sewers necessary for development/redevelopment of the area shall be designed in accordance with design policy and zoning codes in effect at the time of development. All sanitary and storm sewers required shall be constructed privately by the owners and developers at their own cost and expense with no cost to the City.

Section 2. If this 4.2 ± acre site is annexed, and if the City of Columbus permits uses in the annexed territory that the City of Columbus determines are clearly incompatible with the uses permitted under current county or township zoning regulations in the adjacent land remaining within Clinton Township, the Columbus City Council will require, in the zoning ordinance permitting the incompatible uses, the owner of the annexed territory to provide a buffer separating the use of the annexed territory and the adjacent land remaining within Clinton Township. For the purpose of this section, "buffer" includes open space, landscaping, fences, walls, and other structured elements: streets and street right-of-way; and bicycle and pedestrian paths and sidewalks.

Section 3. That for the reasons stated in the preamble hereto, which is hereby made a part hereof, this ordinance is hereby declared to be an emergency measure and shall take effect and be in force from and after its passage and approval by the Mayor or ten days after passage if the Mayor neither approves nor vetoes the same.

LEGAL DESCRIPTION
ANNEXATION AN12-021
4.2 ± acres in Clinton Township
Guy P. Williams, Jr. et al

Situated in the State of Ohio, County of Franklin, Township of Clinton, Quarter Township 3, Township 1, Range 18, United States Military District and being: part of Lot 30 (A.P.N. 130-001064 and A.P.N. 130-002352) of John M. Pugh's Subdivision of record in Plat Book 4, Page 324 as conveyed to Guy P. Williams Jr. of record in Deed Volume 3014, Page 275 and Official Record 4100A10 and part of a 20' Alley and vacated 20' Alley of said John M. Pugh's Subdivision, all of Lot 33 (A.P.N. 130-005575), Lot 35 (A.P.N. 130-005577), Lot 36 (A.P.N. 130-005578), Lot 37 (A.P.N. 130-005579), Lot 41 (A.P.N. 130-001401), Lot 42 (A.P.N. 130-006099), Lot 43 (A.P.N. 130-000815), Lots 44 and 45 (A.P.N. 130-001392), Lot 50 (A.P.N. 130-003897), Lot 51 (A.P.N. 130-001506), Lot 52 (A.P.N. 130-001394), Lot 56 (A.P.N. 130-001396) and Lot 57 (A.P.N. 130-005500) of Lincoln Heights Subdivision of record in Plat Book 7, Page 250 as conveyed to Guy P. Williams Jr. of record in Deed Book 3520, Page 737, Official Record 12127A16, Deed Book 1677, Page 553, Deed Book 2984, Page 280 Instrument Number 200710290187515, Instrument Number 200710100177109, Instrument Number 200809020132645, Instrument Number 199809140232311, Deed Book 2806, Page 142, Deed Book 3411, Page 301, Official Record 12127B06 and Deed Volume 1427, Page 241 and parts of 20' Alleys of said Lincoln Heights Subdivision, and Lot 38 (A.P.N. 130-004874), Lot 39 (A.P.N. 130-001391) and Lot 40 (A.P.N. 130-001112) of said Lincoln Heights Subdivision as conveyed to Kitchner Park, Inc. of record in Official Record No. 201210050150186, Lot 34 (A.P.N. 130-005576) of said Lincoln Heights Subdivision as conveyed to 1405 LLC of record in Instrument Number 200606280126708, part of Chambers Road as dedicated in said Lincoln Heights Subdivision and said John M. Pugh's Subdivision and described as follows:

Beginning at the southwest corner of Lot 14 of said Lincoln Heights Subdivision, the same being the intersection of the easterly right-of-way line for a 20' Alley with the northerly right-of-way line for a 20' Alley of said subdivision, in a City of Columbus Corporation Line (Case No. 155, Ord. No. 323-59, Miscellaneous Record 115, Page 63);

Thence **Easterly**, along said north right-of-way line, a portion being a City of Columbus Corporation line (Case No. 49-03, Ord. No. 0005-04, Instrument Number 200403110053721), about **762 feet** to the southwest corner of said Lot 33;

Thence **Northerly**, along the west line of said Lot 33, about **170 feet** to the northwest corner thereof, in the south right-of-way line for Chambers Road;

Thence **Westerly**, along said south right-of-way, about **40 feet** to the northeast corner of Lot 31 of said Lincoln Heights Subdivision;

Thence **Southerly**, along the common line of said Lot 31 and Lot 32 of said Lincoln Heights Subdivision, about **15 feet**,

Thence **Westerly**, along said south right-of-way line, across said Lot 31 and Lot 30 of said Lincoln Heights Subdivision, about **80 feet** to the west line of said Lot 30;

Thence **Northerly**, along the common line of said Lot 30 and Lot 29 of said Lincoln Heights Subdivision, about **15 feet** to said south right-of-way;

Thence **Westerly**, along the south right-of-way, about **200 feet** to the northwest corner of Lot 25 of said Lincoln Heights Subdivision, being in a City of Columbus Corporation Line (Case No. 49-03, Ord. No. 0005-04, Instrument Number 200403110053721),

Thence **Northerly**, across Chambers Road, about **30 feet** to the north right-of-way line thereof, being in a City of Columbus Corporation Line (Case No. 6-76, Ord. No. 1188-76, D.B. 166 Pg. 716);

Thence **Easterly**, along said north right-of-way and said City of Columbus Corporation Line, about **624 feet** to a City of Corporation Line (Case No. 13-82, Ord. No. 1592-82, O.R. 2180D07);

Thence **Southerly**, across said Chambers Road, along said City of Columbus Corporation Line, about **210 feet** to an angle point thereof;

Thence **Westerly**, along said City of Columbus Corporation Line, about **85 feet** to an angle point thereof;

Thence **Southerly**, along said City of Columbus Corporation Line, about **9 feet** to the northwest corner of Lot 31 of said John M. Pugh's Subdivision;

Thence **Westerly**, along the south right-of-way line for a 20' Alley, being a City of Columbus Corporation Line (Case No. 18-11, Ord. No. 0066-2012, Instrument Number 201203290042778), about **179 feet** to the northeast corner of said Lot 57;

Thence **Southerly**, along the east line Lot 57, the same being said City of Columbus Corporation Line, about **175 feet** to the southeast corner thereof, in the north right-of-way line for Chesapeake Avenue, being a City of Columbus Corporation Line (Case No. 19-11, Ord. No. 0065-2012, Instrument Number 201203290042780);

Thence **Westerly**, along said north right-of-way line, being said City of Columbus Corporation Line, about **80 feet** to the southwest corner of said Lot 56;

Thence **Northerly**, along the west line of said Lot 56, being said City of Columbus Corporation Line, about **175 feet** to the northwest corner of said 56, in the south right-of-way line for said 20' Alley;

Thence **Westerly**, along said south right-of-way line, a portion being said City of Columbus Corporation Line, about **120 feet** to the northeast corner of said Lot 52;

Thence **Southerly**, along the east line of said Lot 52, about **175 feet** to the southwest corner thereof, in the north right-of-way line for said Chesapeake Avenue and said City of Columbus Corporation Line (Case No. 19-11, Ord. No. 0065-2012, Instrument Number 201203290042780);

Thence **Westerly**, along said north right-of-way line and said City of Columbus Corporation Line, about **121 feet** to the southwest corner of said Lot 50;

Thence **Northerly**, along the west line of said Lot 50, about **175 feet** to the northwest corner thereof, in the south right-of-way line for said 20' Alley;

Thence **Westerly**, along said south right-of-way line, a portion being a City of Columbus Corporation Line (Case No. 19-11, Ord. No. 0065-2012, Instrument Number 201203290042780), about **159 feet** to the northeast corner of said Lot 45;

Thence **Southerly**, along the east line of said Lot 45, about **175 feet** to the southeast corner thereof, in the north right-of-way line for said Chesapeake Avenue;

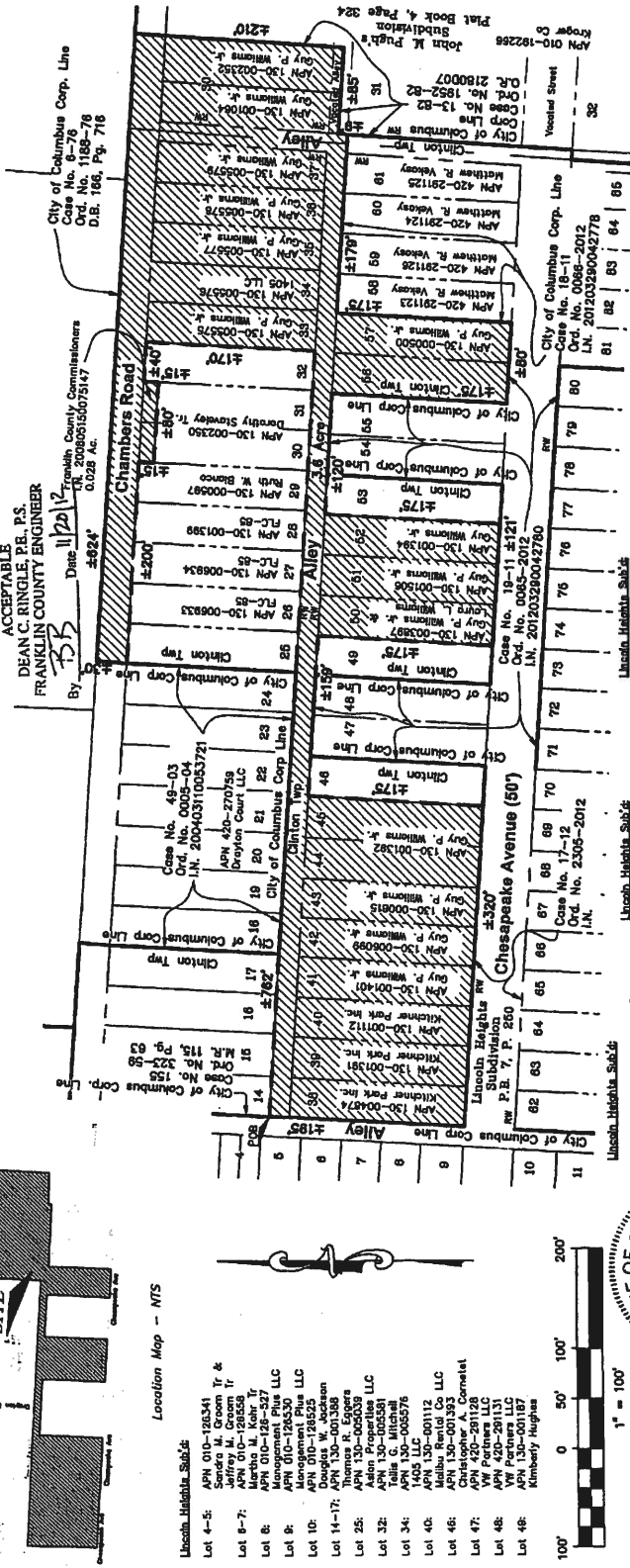
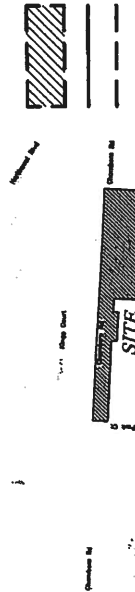
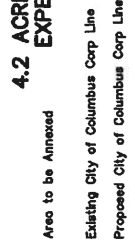
Thence **Westerly**, along said north right-of-way line, being a City of Columbus Corporation Line (Case No. 17-12, Ord. No. 2305-2012, Instrument Number _____), about **320 feet** to the southwest corner of said Lot 38, being an east right-of-way line for a 20' Alley, in a City of Columbus Corporation Line (Case No. 155, Ord. No. 323-59, Miscellaneous Record 115, Page 63);

MAP ANNEXATION AN12-021 4.2 acres in Clinton Township Guy P. Williams, Jr. et al

**4.2 ACRE ANNEXATION TO THE CITY OF COLUMBUS FROM CLINTON TOWNSHIP
EXPEDITED TYPE II ANNEXATION UNDER ORC §709.021 AND §709.023**

Township of Clinton, Franklin County, Ohio
 Quarters Township 3, Township 1, Range 18, U.S.M.D.
 ANNEXATION
 PLAT & DESCRIPTION
 ACCEPTABLE
 DEAN C. RINGLE, P.E., P.S.
 FRANKLIN COUNTY ENGINEER

Date: 11/24/12
 Franklin County Commissioners
 0.028 AC.
 #824*



Lot	APN	Owner
Lot 53	APN 130-003347	Star King Two Real Estate
Lot 54	APN 130-003347	Star King Two Real Estate
Lot 55	APN 130-003347	Star King Two Real Estate
Lot 56	APN 130-003347	Star King Two Real Estate
Lot 57	APN 130-003347	Star King Two Real Estate
Lot 58	APN 130-003347	Star King Two Real Estate
Lot 59	APN 130-003347	Star King Two Real Estate
Lot 60	APN 130-003347	Star King Two Real Estate
Lot 61	APN 130-003347	Star King Two Real Estate
Lot 62	APN 130-003347	Star King Two Real Estate
Lot 63	APN 130-003347	Star King Two Real Estate
Lot 64	APN 130-003347	Star King Two Real Estate
Lot 65	APN 130-003347	Star King Two Real Estate
Lot 66	APN 130-003347	Star King Two Real Estate
Lot 67	APN 130-003347	Star King Two Real Estate
Lot 68	APN 130-003347	Star King Two Real Estate
Lot 69	APN 130-003347	Star King Two Real Estate
Lot 70	APN 130-003347	Star King Two Real Estate
Lot 71	APN 130-003347	Star King Two Real Estate
Lot 72	APN 130-003347	Star King Two Real Estate
Lot 73	APN 130-003347	Star King Two Real Estate
Lot 74	APN 130-003347	Star King Two Real Estate
Lot 75	APN 130-003347	Star King Two Real Estate
Lot 76	APN 130-003347	Star King Two Real Estate
Lot 77	APN 130-003347	Star King Two Real Estate
Lot 78	APN 130-003347	Star King Two Real Estate
Lot 79	APN 130-003347	Star King Two Real Estate
Lot 80	APN 130-003347	Star King Two Real Estate
Lot 81	APN 130-003347	Star King Two Real Estate
Lot 82	APN 130-003347	Star King Two Real Estate
Lot 83	APN 130-003347	Star King Two Real Estate
Lot 84	APN 130-003347	Star King Two Real Estate
Lot 85	APN 130-003347	Star King Two Real Estate

Length of Contiguity: ±2605 feet
 Width of Contiguity: ±1250 feet
 Percentage of Contiguity: ±61%
 No claims of township property are created by this annexation.
 Registered Surveyor: [Signature]
 Date: 11/24/2012
 Advanced Civil Design, Inc.
 422 S. State St.
 Columbus, OH 43230
 Phone 614-428-7750
 Job No.: 12-0018-07
 Date: 08/27/2012
 Rev: 10/17/2012