

Review of Petition to Annex 6.0+/- acres from Norwich Township to the City of Hilliard Case #ANX-EXP2-27-13 (ECONOMIC DEVELOPMENT & PLANNING)

WHEREAS, the Commissioners of Franklin County, State of Ohio, proceeded to journalize the petition filed by Erika Gilmore on December 2, 2013 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 resolution no. 13-R-83, passed on December 16, 2013 by the City of Hilliard.

Review of Petition to Annex 6.0+/- acres from Norwich Township to the City of Hilliard Case #ANX-EXP2-27-13 (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 Hilliard, 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 Hilliard, Ohio.

Prepared by: D. Anthony Hray

C: Economic Development & Planning Department

SIGNATURE SHEET

Resolution No. 0008-14

January 07, 2014

REVIEW OF PETITION TO ANNEX 6.0+/- ACRES FROM NORWICH TOWNSHIP TO THE CITY OF HILLIARD CASE #ANX-EXP2-27-13

(Economic Development and Planning)

Upon the motion of Commissioner Marilyn Brown, seconded by Commissioner Paula Brooks:

Voting:

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



Shannon Z Cross, Clerk
Board of County Commissioners
Franklin County, Ohio



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

Economic Development & Planning Department
James Schimmer, Director

RESOLUTION SUMMARY

REVIEW OF PETITION TO ANNEX
6.0+/- ACRES FROM
NORWICH TOWNSHIP
TO THE CITY OF HILLIARD

Description:

Attached is a resolution to consider the annexation of 6.0-acres, more or less, from Norwich Township to the city of Hilliard. The petition case number is ANX-EXP2-27-13.

Agent:

Erika Gilmore

Owner:

Pamela Ettore

Site:

4470 Dublin Road (200-001361 and 200-000589)

Additional Information:

The site is contiguous to the city of Hilliard on two (2) sides.

Analysis:

The applicant has met all statutory requirements outlined in Section 709.021 of the Ohio Revised Code. The applicant has provided proof of notification, and timeline and has provided a service resolution from the city of Hilliard stating the services that will be provided once the annexation has been approved. The city of Hilliard has agreed to provide the territory proposed for annexation the services specified in the relevant service resolution no. 13-R-83 passed December 16, 2013.

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: Shannon Zee Cross, County Clerk
Franklin County Commissioners Office

FROM: D. Anthony Hray, Planner
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 10, 2013** General Session Agenda
for a hearing on **January 7, 2014**.

Case #ANX-EXP2-27-13- An Expedited Type 2 annexation ANX-EXP2-27-13 was filed in our office on December 2, 2013. The petition is requesting to annex 6.0 +/- acres from Norwich Township to the city of Hilliard. The agent is Erika Gilmore.

Site: 4470 Dublin Road (200-001361 and 200-000589)

Commissioners
Marilyn Brown, President
Paula Brooks
John O'Grady

Economic Development & Planning Department
James Schimmer, Director

Application for

Annexation Petition

Expedited Type 2 ^{Franklin County Planning Department}
Pursuant to ORC §709.023 ^{Franklin County, OH}

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Property Information	
Site Address	4470 Dublin Rd, Columbus, OH 43221
Parcel ID(s)	200-001361; 200-000589
From Township	Norwich Township
Total Acreage DAH	3.85 +/- 6.0 acres
To Municipality	Hilliard

Property Owner Information	
Name	Pamela Ettore
Address	4470 Dublin Rd, Columbus, OH 43221
Phone #	614-565-3092
Fax #	
Email	touche468@yahoo.com

Attorney/Agent Information	
Name	Erika Gilmore
Address	6179 Memorial Drive Dublin, OH 43017
Phone #	614-793-1500
Fax #	614-793-1515
Email	erika.gilmore@howardhanna.com

Staff Use Only	
Case #	ANX-EXP2 27-13
Hearing date:	1/7/13
Date filed:	12/2/13
Fee paid	250.00
Receipt #	1875
Notifications deadline: 5 days	12/7/13
Svc statement deadline: 20 days	12/22/13

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/plat of property
<input checked="" type="checkbox"/>	List of adjacent properties

Waiver of Right to Appeal			
<p>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.</p>			
<u>Pamela J. Ettore</u>	<u>06/24/13</u>	_____	_____
Property Owner	Date	Property Owner	Date
_____	_____	_____	_____
Property Owner	Date	Property Owner	Date

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RECEIVED

OCT 03 2013

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

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ANX - EXP 27-13

Franklin County Planning Department
Franklin County, OH

**PROPOSED ANNEXATION
OF 6.0± ACRES
FROM NORWICH TOWNSHIP
TO THE CITY OF HILLIARD**

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

By BB Date 10/9/13

Situate in the State of Ohio, County of Franklin, Township of Norwich, lying in Virginia Military Survey 1406, being all of the 2.414 acre (Parcel Number 200-000589) and 1.436 acre (Parcel Number 200-001361), owned by Pamela Joan Ettore, and part of Dublin Road (right-of-way varies) and being the following tracts conveyed to the Franklin County Commissioners, all of a 0.254 acre tract recorded in Instrument No. 199908060200168, all of a 0.173 acre tract recorded in Instrument No. 199709240100469, all of a 0.179 acre tract recorded in Instrument No. 199712220172714, all of a 0.180 acre tract recorded in Instrument No. 199803240066879, all of a 0.190 acre tract recorded in Instrument No. 199809030225273, all of a 0.216 acre tract recorded in Instrument No. 199809020224412, part of a 0.245 acre tract recorded in Instrument No. 199808030193697 and part of a 0.755 acre tract recorded in Instrument No. 199708050063573, being bounded and more particularly described as follows:

Beginning at a northerly common corner of said 2.414 acre Ettore tract and a tract owned Jerome & Susan M. Tabacca (Parcel No. 200-000247), the southerly line of a tract owned by Gruber Acres, LLC (Parcel Number 050-003063) and an angle point in the existing City of Hilliard Corporation Line, as established by Ordinance Number 81-5 and recorded in Official Record 688H08;

Thence Southerly, a distance of approximately 191 feet, along the line common to said 2.414 acre Ettore tract and Tabacca tract, to a point in the southerly common corner of said 2.414 acre Ettore tract and Tabacca tract and in the northerly line of a tract owned by Jerome & Susan M. Tabacca (Parcel No. 200-000070);

Thence Westerly, a distance of approximately 879 feet, along the line common to said Ettore tracts, Tabacca tract (Parcel No. 200-000070), the northerly line of a tract owned by Sophia Kontras (Parcel No. 200-000637) and the northerly line of a tract owned by Terry and Donna Linderwell (Parcel No. 200-000082), to a point in the easterly right-of-way line of Dublin Road at the westerly common corner of said 1.436 Ettore tract and Linderwell tract and the easterly common corner of the two tracts of land conveyed to the Franklin County Commissioners of record in Instrument Nos. 199908060200168 and 199709240100469 respectively;

Thence the following seven (7) courses and distances along the easterly right-of-way of Dublin Road:

1. Southerly, a distance of approximately 562 feet, along the westerly line of tracts owned by Terry and Donna Linderwell (Parcel No. 200-000082), John and Carol Jewett, (Parcel No. 200-000073) and Jean Igel, (Parcel no. 200-000419) and the easterly line of the three tracts of land conveyed to the Franklin County Commissioners of record in Instrument Nos. 199709240100469, 199712220172714 and 199803240066879 respectively, to a point at the southeasterly corner of said tract conveyed in Instrument No. 199803240066879;
2. Westerly, a distance of approximately 5 feet, along a northerly line of a tract owned by Robert and Marilena Walters (Parcel No. 200-000723), to a point at the northwest corner of said Walters tract and the northeasterly corner of the tract of land conveyed to the Franklin County Commissioners of record in Instrument No. 199809030225273;
3. Southerly, a distance of approximately 237 feet, along the westerly line of said Walters tract and the easterly line of said tract conveyed in Instrument No. 199809030225273, to a point at the southwesterly corner of said Walters tract and the southeasterly corner of said tract conveyed in Instrument No. 199809030225273;
4. Easterly, a distance of approximately 5 feet, along the southerly line of said Walters tract, to a point at the northeasterly corner of the tract of land conveyed to the Franklin County Commissioners of record in Instrument No. 199809020224412;
5. Southerly, a distance of approximately 234 feet, along a westerly line of a tract owned by Anthony and Gail Delcol (Parcel No. 200-002086) and easterly line of said tract conveyed in Instrument No. 199809020224412, to a point at the southwesterly corner of said Delcol tract and southeasterly corner of said tract conveyed in Instrument No. 199809020224412;
6. Easterly, a distance of approximately 5 feet, along the southerly line of said Delcol tract, to an angle point in the existing City of Hilliard Corporation Line, as established by Ordinance Number 17-01 and a northwest corner of a tract owned by Daniel Furey (Parcel No. 200-002086) and the northeasterly corner of the tract of land conveyed to the Franklin County Commissioners of record in Instrument No. 199808030193697;
7. Southerly, a distance of approximately 79 feet, along the existing City of Hilliard Corporation Line and the westerly line of said Furey tract and the easterly line of easterly line of said tract conveyed in Instrument No. 199808030193697, to an angle point in the existing City of Hilliard Corporation Line;

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Franklin County Planning Department
Franklin County, OH

Thence Westerly, a distance of approximately 75 feet, along the existing City of Hilliard Corporation Line and across Dublin Road, to a point in the said existing City of Hilliard Corporation Line, as established by Ordinance Number 81-5;

Thence Northerly, a distance of approximately 1315 feet, along the said existing City of Hilliard Corporation Line and across the tract of land conveyed to the Franklin County Commissioners of record in Instrument No.199708050063573, to an angle point in said existing City of Hilliard Corporation Line (Ord. No. 81-5);

Thence Easterly, a distance of approximately 986 feet, across said Dublin Road and along the line common to said Ettore tracts, Gruber tract and the said existing City of Hilliard Corporation Line (Ord. No. 81-5), to the Point of Beginning, containing approximately 6.0 acres, more or less.

The above description was prepared from record information, and is for annexation purposes only. A field survey is not required for annexation purposes.



LANDMARK SURVEY GROUP, INC.

Scott D. Grundei 10/1/13
Date

Scott D. Grundei, P.S.
Registered Surveyor No. 8047

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

POINT OF BEGINNING

GRUBER ACRES, LLC
I.N. 201204160052465
PID: 050-003063

EX. CITY OF HILLIARD CORP. LINE
(ORD.# 81-5)
O.R. 688H08

JEROME AND SUSAN M.
TABACCA
D.B. 3800 PG. 650
D.B. 3800 PG. 652
PID: 200-000247

PAMELA JOAN ETTORE
I.N. 200308110174880
P.I.D. 200-000589
2.414 AC.

JEROME AND SUSAN M.
TABACCA
D.B. 3800 PG. 650
D.B. 3800 PG. 652
PID: 200-000070

SOPHIA KONTRAS
I.N. 200409100212089
PID: 200-000637

FRANKLIN COUNTY COMMISSIONERS
0.254 AC.
I.N. 199908060200168
P.I.D. 200-001361
1.436 AC.

FRANKLIN COUNTY COMMISSIONERS
0.173 AC.
I.N. 199709240100469
TERRY AND DONNA LINDERWELL
I.N. 200405110107984
PID: 200-000082

FRANKLIN COUNTY COMMISSIONERS
0.179 AC.
I.N. 199712220172714
JOHN AND CAROL JEWETT
D.B. 3603 PG. 70
PID: 200-000073

FRANKLIN COUNTY COMMISSIONERS
0.180 AC.
I.N. 199803240066879
JEAN IGEL
I.N. 199908260217502
PID: 200-000419

FRANKLIN COUNTY COMMISSIONERS
0.190 AC.
I.N. 199809030225273
ROBERT AND MARILENA WALTERS
VOL. 16134 PG. A04
PID: 200-000723

FRANKLIN COUNTY COMMISSIONERS
0.216 AC.
I.N. 199809020224412
ANTHONY AND GAIL DELCOL
I.N. 20011150264904
PID: 200-002086

FRANKLIN COUNTY COMMISSIONERS
0.245 AC.
I.N. 199808030193697
DANIEL FUREY
I.N. 200006160119480
PID: 200-002086

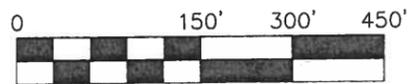
DANIEL FUREY
I.N. 200006160119477
PID: 200-002086

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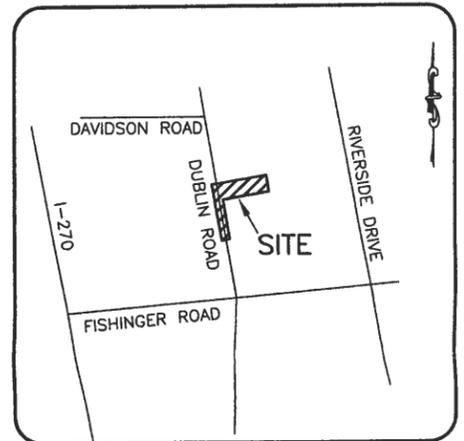
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ANX-EXP2 27-13

Franklin County Planning Department
Franklin County, OH



SCALE IN FEET
SCALE: 1"=150'



VICINITY MAP
(NOT TO SCALE)

LEGEND

- EXISTING CITY OF HILLIARD CORPORATION LINE
- PROPOSED CITY OF HILLIARD CORPORATION LINE
- AREA TO BE ANNEXED

TOTAL PERIMETER OF ANNEXATION IS 4572.8' FT., OF WHICH 2452.4' FT IS CONTIGUOUS WITH THE CITY OF HILLIARD GIVING 54% PERCENT PERIMETER CONTIGUITY.

PROPOSED ANNEXATION OF
6.0± ACRES
FROM TOWNSHIP OF NORWICH
TO THE CITY OF HILLIARD
VIRGINIA MILITARY SURVEY NO. 1406
TOWNSHIP OF NORWICH,
COUNTY OF FRANKLIN
STATE OF OHIO

LS GI LANDMARK SURVEY GROUP, INCORPORATED

2099 WEST FIFTH AVENUE, COLUMBUS, OHIO 43212
PHONE: (614) 485-9000 FAX: (614) 485-9003
DATE: 8/13/13 REV: 10/1/13
REV: 9/13/13 REV: 10/2/13
REV: 9/30/13 FILE NO. 151013

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

By BB Date 10/9/13

NOTE:
THIS EXHIBIT WAS PREPARED FROM RECORD INFORMATION,
AND IS FOR ANNEXATION PURPOSES ONLY.

DRAWN BY: LLL

Scott D. Grundei 10/2/13
SCOTT D. GRUNDEI, P.S.
REGISTERED SURVEYOR NO. 8047



**Resolution: 13-R-83****Adopted: December 16, 2013****Page: 1 of 2**

A RESOLUTION INDICATING WHAT SERVICES THE CITY OF HILLIARD WILL PROVIDE TO THE 6.0 ±ACRES LOCATED IN NORWICH TOWNSHIP, FRANKLIN COUNTY, OHIO, UPON ANNEXATION TO THE CITY, AND TO PROVIDE FOR BUFFER REQUIREMENTS.

WHEREAS, on December 2, 2013, pursuant to Ohio Revised Code Section 709.023, the property owner seeking the annexation of 6.0 ±acres of real property in Norwich Township, Franklin County, Ohio, contiguous to the City of Hilliard, filed a Petition for Annexation of its property to the City of Hilliard with the Board of County Commissioners of Franklin County, Ohio, a copy of which is attached hereto as Exhibit "A", notice of which was duly served upon the City of Hilliard as prescribed by law; and

WHEREAS, Ohio Revised Code Section 709.023(C) provides that within twenty (20) days after the date that the petition is filed, the municipal corporation to which annexation is sought shall adopt a Resolution stating what services the municipal corporation will provide to the territory seeking annexation and an approximate date by which it will provide those services; and

WHEREAS, Ohio Revised Code Section 709.023(C) also provides that within that same twenty (20) day period, a municipal corporation shall adopt an ordinance or resolution stating that, if the territory is annexed and becomes subject to zoning by the municipal corporation and that if the municipality corporation's zoning permits uses in the annexed territory that the municipal corporation determines are clearly incompatible with the uses permitted under current county or township zoning regulations in the adjacent land remaining in the township from which the territory was annexed, the municipal corporation shall 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 the township.

NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Hilliard, Ohio that:

SECTION 1. In the event that the proposed 6.0 ± acres (the "Property") is annexed to the City of Hilliard, Ohio, the City will provide to the Property the full range of municipal services available to the residents of, and to the property within, the City of Hilliard, including but not limited to police protection, mayor's court, public works and street maintenance, residential refuse collection, planning, building, zoning and engineering services, and parks and recreation, all of which can be provided immediately upon the

effective date of the annexation as provided by law. Should it be determined that as a result of the annexation, the boundary line between the township and the City divides or segments a street or highway so as to create a road maintenance problem the City, as a condition of the annexation, shall assume the maintenance of that street or highway or otherwise correct the problem.

SECTION 2. The County Commissioners have previously requested information on the status of water and sewer services to and within suburbs of the City of Columbus. The proposed annexation area is included within the boundaries of the area of the City of Hilliard's Water Service Contract and Sewerage Contract with the City of Columbus and those services are provided in accordance with the terms and conditions of those contracts. The City of Hilliard shall be under no obligation to extend water or sewer lines to any of the Property at the cost of the City or in contravention of the contracts.

SECTION 3. If the Property is annexed and becomes subject to the City of Hilliard zoning and the City zoning permits uses in the annexed territory that the City determines are clearly incompatible with the uses permitted under applicable county or township zoning regulations in effect at the time of the filing of the petition on the land adjacent to the annexed territory remaining in the unincorporated area of Norwich Township, then the City of Hilliard will require the owner or owners of the annexed territory to provide a buffer separating the use of the annexed territory and the adjacent land remaining within Norwich Township.

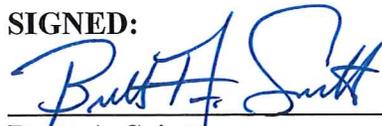
SECTION 4. The Clerk of Council is hereby directed to forward and file certified copies of this Resolution with the Franklin County Board of County Commissioners and to send a copy to the Agent for the Petitioner for annexation, within twenty (20) days following the date that the petition was filed.

SECTION 5. This Resolution is effective upon its adoption.

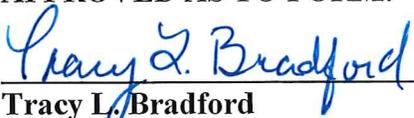
ATTEST:


 Lynne M. Fasone
 Clerk of Council

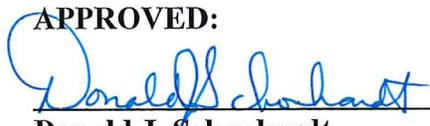
SIGNED:


 Brett A. Sciotto
 President of Council

APPROVED AS TO FORM:


 Tracy L. Bradford
 Director of Law

APPROVED:


 Donald J. Schonhardt
 Mayor

Resolution 13-R-83

VOTE:	Yea	Nay	Abstain
Ashenhurst	✓		
Baker	✓		
Erb	✓		
Iosue	✓		
McGivern	✓		
Painter	✓		
Sciotto	✓		
Results:	7	0	0

I, Lynne M. Fasone Clerk of Council

hereby certify that the foregoing is a true copy
 of Resolution 13-R-83 duly adopted

by the Council of the City of Hilliard

the 16th day of December, 2013.


 Clerk of Council
 City of Hilliard



Commissioners
Marilyn Brown, President
Paula Brooks
John O'Grady

Economic Development & Planning Department
James Schimmer, Director

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Lynne Foadone 10:52 AM
CITY OF HILLIARD

Application for Annexation Petition

Expedited Type 2
Pursuant to ORC §709.023

RECEIVED

DEC 2 2013

Franklin County Planning Department
Franklin County, OH

2

Property Information	
Site Address	4470 Dublin Rd, Columbus, OH 43221
Parcel ID(s)	200-001361; 200-000589
From Township	Norwich Township
Total Acreage	3.85 +/- 6.0 acres
To Municipality	Hilliard

Property Owner Information	
Name	Pamela Etto
Address	4470 Dublin Rd, Columbus, OH 43221
Phone #	614-565-3092
Fax #	
Email	toucher468@yahoo.com

Attorney/Agent Information	
Name	Erika Gilmore
Address	6179 Memorial Drive Dublin, OH 43017
Phone #	614-793-1500
Fax #	614-793-1515
Email	erika.gilmore@howardhanna.com

Staff Use Only	
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<u>Pamela J. Etto</u>	<u>06/26/13</u>	_____	_____
Property Owner	Date	Property Owner	Date
_____	_____	_____	_____
Property Owner	Date	Property Owner	Date

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NOV 27 2013

Annexation Petition
4470 Dublin Road
Columbus, OH 43221

List of Adjacent Property Owners:

NAME	ADDRESS	PARCEL ID
1. Gruber Acres, LLC	00000 Dublin Rd, Columbus, OH 43221 (4045 Poste Ln, Columbus, OH 43221)	050-003063-00
2. Donald TSR and Ailsa M Burke	4500 Dublin Rd, Columbus, OH 43221	200-001357-00
3. Jerome and Susan Tabacca	4468 Dublin Rd, Columbus, OH 43221	200-000247-00
4. Jerome and Susan Tabacca	4468 Dublin Rd, Columbus, OH 43221	200-000070-00
5. Terry and Donna Linderwell	4456 Dublin Rd, Columbus, OH 43221	200-000082-00
6. Sophia Kontras	4454 Dublin Rd, Columbus, OH 43221	200-000637-00

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Franklin County Planning Department
Franklin County, OH

ANX-EXP 2

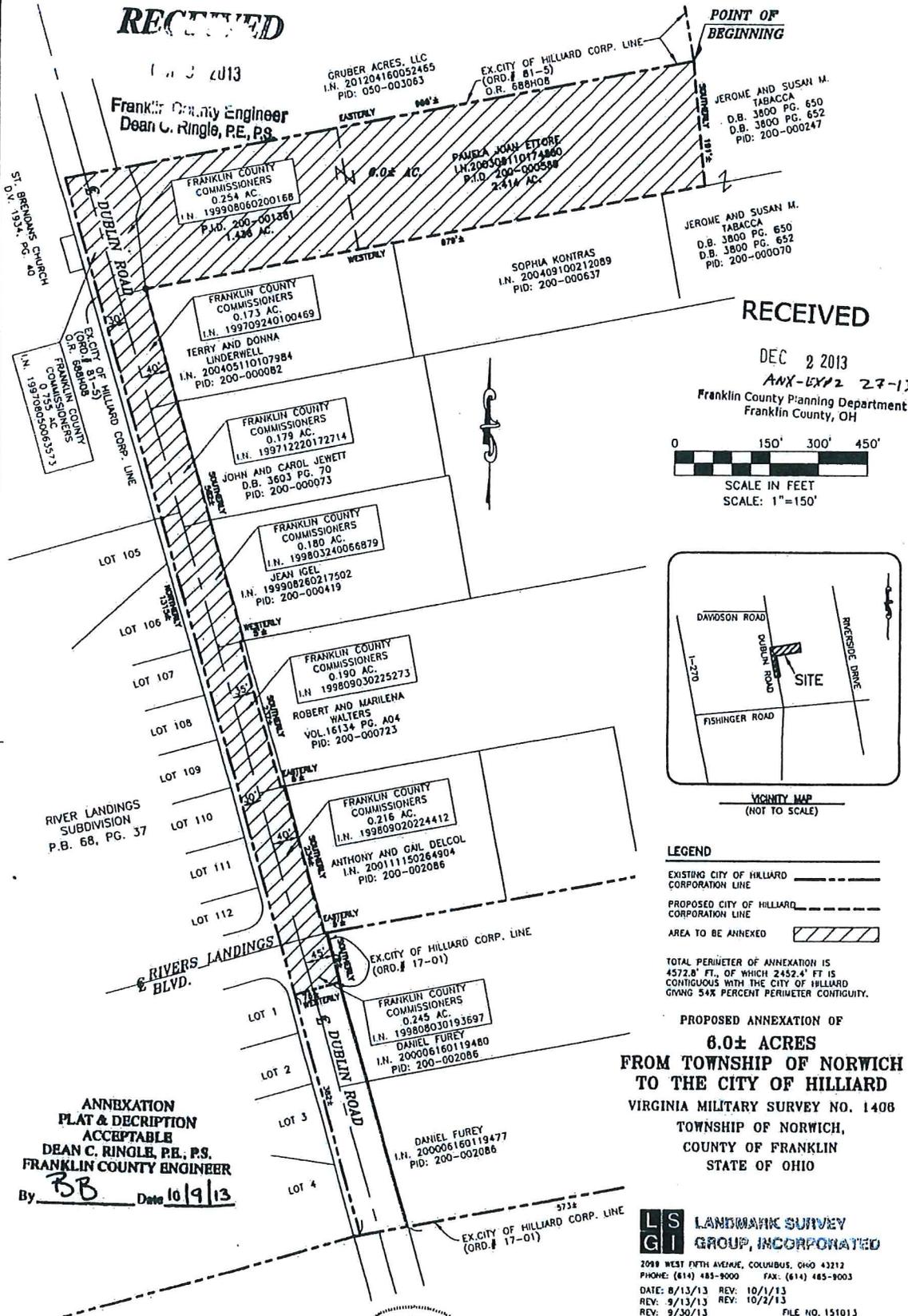
27-13

RECEIVED

DEC 2 2013

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

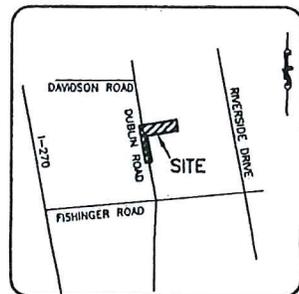
POINT OF BEGINNING



RECEIVED

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Franklin County Planning Department
Franklin County, OH



VICINITY MAP (NOT TO SCALE)

LEGEND

- EXISTING CITY OF HILLIARD CORPORATION LINE
- PROPOSED CITY OF HILLIARD CORPORATION LINE
- AREA TO BE ANNEXED

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PROPOSED ANNEXATION OF
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 FROM TOWNSHIP OF NORWICH
 TO THE CITY OF HILLIARD
 VIRGINIA MILITARY SURVEY NO. 1408
 TOWNSHIP OF NORWICH,
 COUNTY OF FRANKLIN
 STATE OF OHIO

ANNEXATION
 PLAT & DESCRIPTION
 ACCEPTABLE
 DEAN C. RINGLE, P.E., P.S.
 FRANKLIN COUNTY ENGINEER
 By BB Date 10/9/13

LS GI LANDMARK SURVEY GROUP, INCORPORATED

2088 WEST FIFTH AVENUE, COLUMBUS, OHIO 43212
 PHONE: (614) 485-9000 FAX: (614) 485-9003
 DATE: 8/13/13 REV: 10/1/13
 REV: 9/13/13 REV: 10/2/13
 REV: 9/30/13 FILE NO. 151013

NOTE: THIS EXHIBIT WAS PREPARED FROM RECORD INFORMATION, AND IS FOR ANNEXATION PURPOSES ONLY



Scott D. Grundei 10/2/13
 SCOTT D. GRUNDEI, P.S.
 REGISTERED SURVEYOR NO 8047

DRAWN BY

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DEC 6 2013

ANX - EXP 27-13

Franklin County Planning Department
Franklin County, OH

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

OCT 03 2013

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

PROPOSED ANNEXATION
OF 6.0± ACRES
FROM NORWICH TOWNSHIP
TO THE CITY OF HILLIARD

By BR Date 10/9/13

Situate in the State of Ohio, County of Franklin, Township of Norwich, lying in Virginia Military Survey 1406, being all of the 2.414 acre (Parcel Number 200-000589) and 1.436 acre (Parcel Number 200-001361), owned by Pamela Joan Ettore, and part of Dublin Road (right-of-way varies) and being the following tracts conveyed to the Franklin County Commissioners, all of a 0.254 acre tract recorded in Instrument No. 199908060200168, all of a 0.173 acre tract recorded in Instrument No. 199709240100469, all of a 0.179 acre tract recorded in Instrument No. 199712220172714, all of a 0.180 acre tract recorded in Instrument No. 199803240066879, all of a 0.190 acre tract recorded in Instrument No. 199809030225273, all of a 0.216 acre tract recorded in Instrument No. 199809020224412, part of a 0.245 acre tract recorded in Instrument No. 199808030193697 and part of a 0.755 acre tract recorded in Instrument No. 199708050063573, being bounded and more particularly described as follows:

Beginning at a northerly common corner of said 2.414 acre Ettore tract and a tract owned Jerome & Susan M. Tabacca (Parcel No. 200-000247), the southerly line of a tract owned by Gruber Acres, LLC (Parcel Number 050-003063) and an angle point in the existing City of Hilliard Corporation Line, as established by Ordinance Number 81-5 and recorded in Official Record 688H08;

Thence Southerly, a distance of approximately 191 feet, along the line common to said 2.414 acre Ettore tract and Tabacca tract, to a point in the southerly common corner of said 2.414 acre Ettore tract and Tabacca tract and in the northerly line of a tract owned by Jerome & Susan M. Tabacca (Parcel No. 200-000070);

Thence Westerly, a distance of approximately 879 feet, along the line common to said Ettore tracts, Tabacca tract (Parcel No. 200-000070), the northerly line of a tract owned by Sophia Kontras (Parcel No. 200-000637) and the northerly line of a tract owned by Terry and Donna Linderwell (Parcel No. 200-000082), to a point in the easterly right-of-way line of Dublin Road at the westerly common corner of said 1.436 Ettore tract and Linderwell tract and the easterly common corner of the two tracts of land conveyed to the Franklin County Commissioners of record in Instrument Nos. 199908060200168 and 199709240100469 respectively;

Thence the following seven (7) courses and distances along the easterly right-of-way of Dublin Road:

1. Southerly, a distance of approximately 562 feet, along the westerly line of tracts owned by Terry and Donna Linderwell (Parcel No. 200-000082), John and Carol Jewett, (Parcel No. 200-000073) and Jean Igel, (Parcel no. 200-000419) and the easterly line of the three tracts of land conveyed to the Franklin County Commissioners of record in Instrument Nos. 199709240100469, 199712220172714 and 199803240066879 respectively, to a point at the southeasterly corner of said tract conveyed in Instrument No. 199803240066879;
2. Westerly, a distance of approximately 5 feet, along a northerly line of a tract owned by Robert and Marilena Walters (Parcel No. 200-000723), to a point at the northwest corner of said Walters tract and the northeasterly corner of the tract of land conveyed to the Franklin County Commissioners of record in Instrument No. 199809030225273;
3. Southerly, a distance of approximately 237 feet, along the westerly line of said Walters tract and the easterly line of said tract conveyed in Instrument No. 199809030225273, to a point at the southwesterly corner of said Walters tract and the southeasterly corner of said tract conveyed in Instrument No. 199809030225273;
4. Easterly, a distance of approximately 5 feet, along the southerly line of said Walters tract, to a point at the northeasterly corner of the tract of land conveyed to the Franklin County Commissioners of record in Instrument No. 199809020224412;
5. Southerly, a distance of approximately 234 feet, along a westerly line of a tract owned by Anthony and Gail Delcol (Parcel No. 200-002086) and easterly line of said tract conveyed in Instrument No. 199809020224412, to a point at the southwesterly corner of said Delcol tract and southeasterly corner of said tract conveyed in Instrument No. 199809020224412;
6. Easterly, a distance of approximately 5 feet, along the southerly line of said Delcol tract, to an angle point in the existing City of Hilliard Corporation Line;

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Thence Westerly, a distance of approximately 75 feet, along the existing City of Hilliard Corporation Line and across Dublin Road, to a point in the said existing City of Hilliard Corporation Line, as established by Ordinance Number 81-5;

Thence Northerly, a distance of approximately 1315 feet, along the said existing City of Hilliard Corporation Line and across the tract of land conveyed to the Franklin County Commissioners of record in Instrument No. 199708050063573, to an angle point in said existing City of Hilliard Corporation Line (Ord. No. 81-5);

Thence Easterly, a distance of approximately 986 feet, across said Dublin Road and along the line common to said Ettore tracts, Gruber tract and the said existing City of Hilliard Corporation Line (Ord. No. 81-5), to the Point of Beginning, containing approximately 6.0 acres, more or less.

The above description was prepared from record information, and is for annexation purposes only. A field survey is not required for annexation purposes.



LANDMARK SURVEY GROUP, INC.

Scott D. Grunde 10/1/13

Scott D. Grunde, P.S.
Registered Surveyor No. 8047

Date

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