

MEMORANDUM

To: Dublin City Council
Marsha I. Grigsby, City Manager
Anne Clarke, Clerk of Council

From: Stephen J. Smith, Law Director
Jennifer D. Readler, Assistant Law Director

Date: November 13, 2014

Re: Ordinance 113-14 - Annexation of 2.0 Acres of Land from Washington Township

SUMMARY

The City of Dublin (the “City”) purchased this property from Judith R. Margaroli (formerly Wilson) and Enrico Margaroli (the “Margarolis”) in September of 2014. This property is located at 6716 Dublin Road and is located entirely in Washington Township. The Franklin County parcel number for the parcel is 270-000271. The 2.0 acres also contains a portion of Dublin road, which fronts the property. The parcel and roadway total 2.0 acres (the “Property”). Attached to this memorandum is an aerial image depicting the parcel to be annexed.

The ordinance for your consideration would authorize the Law Director’s Office to file an annexation petition with the Franklin County Commissioners and to act as the City’s agent in order to bring the Property into the City of Dublin.

Previous goals of City Council and recent Bridge Street District Planning efforts have reinforced the need and desirability of the City to provide additional public park space along the Scioto River. This Property was purchased to provide another opportunity to advance the vision for a substantial river park along both sides of the Scioto River in this area. In addition to its Scioto River frontage, the Property also possesses high quality scenic character and accessible land areas.

Franklin County requested the City include the portion of Dublin Road along the frontage in the annexation so that eventually Dublin Road will be in the City. The City already maintains/plows this section of roadway.

For these reasons, it is critical that the Property be annexed to Dublin in order to maintain an integrated park system and Dublin Road continuity. As always, please do not hesitate to contact this office if you have any questions or wish to discuss this matter further.

RECOMMENDATION

Staff recommends that Council approve Ordinance 113-14 at the second reading/public hearing on December 8, 2014.

RECORD OF ORDINANCES

Dayton Legal Blank, Inc.

Form No. 30043

113-14

Ordinance No. _____

Passed _____, 20____

AN ORDINANCE PETITIONING THE COUNTY COMMISSIONERS OF FRANKLIN COUNTY, OHIO FOR ANNEXATION OF APPROXIMATELY 2.0 ACRES OF LAND, LOCATED ON DUBLIN ROAD, TO THE CITY OF DUBLIN.

WHEREAS, the City of Dublin (the "City") has an interest in annexing land that is owned by the City; and

WHEREAS, the City currently owns the property located at 6716 Dublin Road (the "Property") that is located in Washington Township and which the City desires to annex; and

WHEREAS, the Property that is proposed to be annexed is adjacent and contiguous to the City and further described in the attached Exhibit "A" and depicted in the attached Exhibit "B"; and

WHEREAS, the City acquired the Property to provide additional public park space along the Scioto River, which advances the vision for a substantial river park along both sides of the Scioto River in this area; and

WHEREAS, the municipal annexation procedure must be initiated by petition to the Franklin County Board of Commissioners, pursuant to Ohio Revised Code Sections 709.14 through 709.16; and

WHEREAS, the Franklin County Application for a municipal annexation petition is attached hereto.

NOW, THEREFORE, BE IT ORDAINED by the Council of the City of Dublin, State of Ohio, _____ of the elected members concurring that:

Section 1. Council considers it necessary to annex the subject Property to the City of Dublin.

Section 2. The Law Director's Office of the City of Dublin is hereby directed to petition the Franklin County Commissioners for annexation of 2.0 acres of land located in Washington Township, Franklin County, Ohio, in accordance with Ohio Revised Code Sections 709.14 through 709.16, and to serve as the City of Dublin's agent in this annexation proceeding.

Section 3. The City Manager is hereby authorized to take any action necessary to further the annexation petition.

Section 4. This ordinance shall be effective upon the earliest date permitted by law.

Passed this _____ day of _____, 2014.

Mayor - Presiding Officer

ATTEST:

Clerk of Council

FROM: WASHINGTON TOWNSHIP

TO: CITY OF DUBLIN

Situated in the State of Ohio, County of Franklin, Township of Washington, located in Virginia Military Survey Number 2542, and being all of that 1.5 acre tract conveyed to City of Dublin, Ohio by deed of record in Instrument Number 201409100119409, (all references refer to the records of the Recorder's Office, Franklin County, Ohio), and part of the right-of-way for Dublin Road and being described as follows:

BEGINNING in the southerly line of said City of Dublin tract and in the easterly right-of-way line for Dublin Road as shown on Plat Book 29, Page 12 (width varies), in the northerly line of that tract conveyed to City of Dublin, Ohio by deed of record in Instrument Number 201311050185838 and in the northerly line of the existing City of Dublin Corporation Line as established by Ordinance Number 02-14 and recorded in Instrument Number 201404040041499;

thence Southerly, with said easterly right-of-way line, the same being said existing corporation line, about 57 feet to an angle point thereof;

thence Southeasterly, continuing with said easterly right-of-way line, the same being said existing corporation line, about 235 feet to the northerly line of the existing City of Dublin Corporation Line as established by Plat Book 3, Page 199;

thence Westerly, across the right-of-way of said Dublin Road, with said existing corporation line, about 84 feet to the westerly right-of-way line of said Dublin Road per said Plat Book 29, Page 12 and the existing City of Dublin Corporation Line as established by Ordinance Number 18-01 and recorded in Instrument Number 200110110234982;

thence Northerly, along a curve to the right and with said westerly right-of-way line, the same being said existing corporation line, about 56 feet to the end of curve thereof;

thence Northerly, continuing with said westerly right-of-way line, the same being said existing corporation line, about 357 feet to intersection thereof with the westerly extension of the northerly line of said 1.5 acre City of Dublin tract;

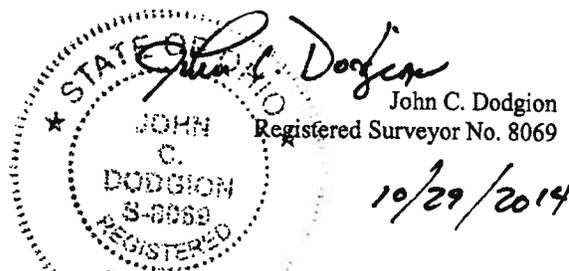
thence Easterly, across the right-of-way of said Dublin Road and with the northerly line of said 1.5 acre City of Dublin tract, about 566 feet to the northeast corner of said 1.5 acre tract;

thence Southerly, with the easterly line of said 1.5 acre City of Dublin tract, about 121 feet to the southeast corner thereof, in the northerly line of said existing City of Dublin Corporation Line as established by Ordinance Number 02-14;

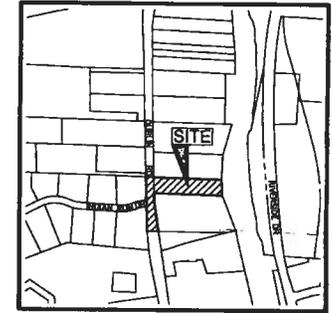
thence Westerly, with the southerly line of said 1.5 acre City of Dublin tract, the same being said existing corporation line, about 512 feet to the POINT OF BEGINNING, and containing approximately 2.0 acres of land.

THIS DESCRIPTION IS FOR ANNEXATION PURPOSES ONLY, AND IS NOT TO BE USED FOR DEED TRANSFER.

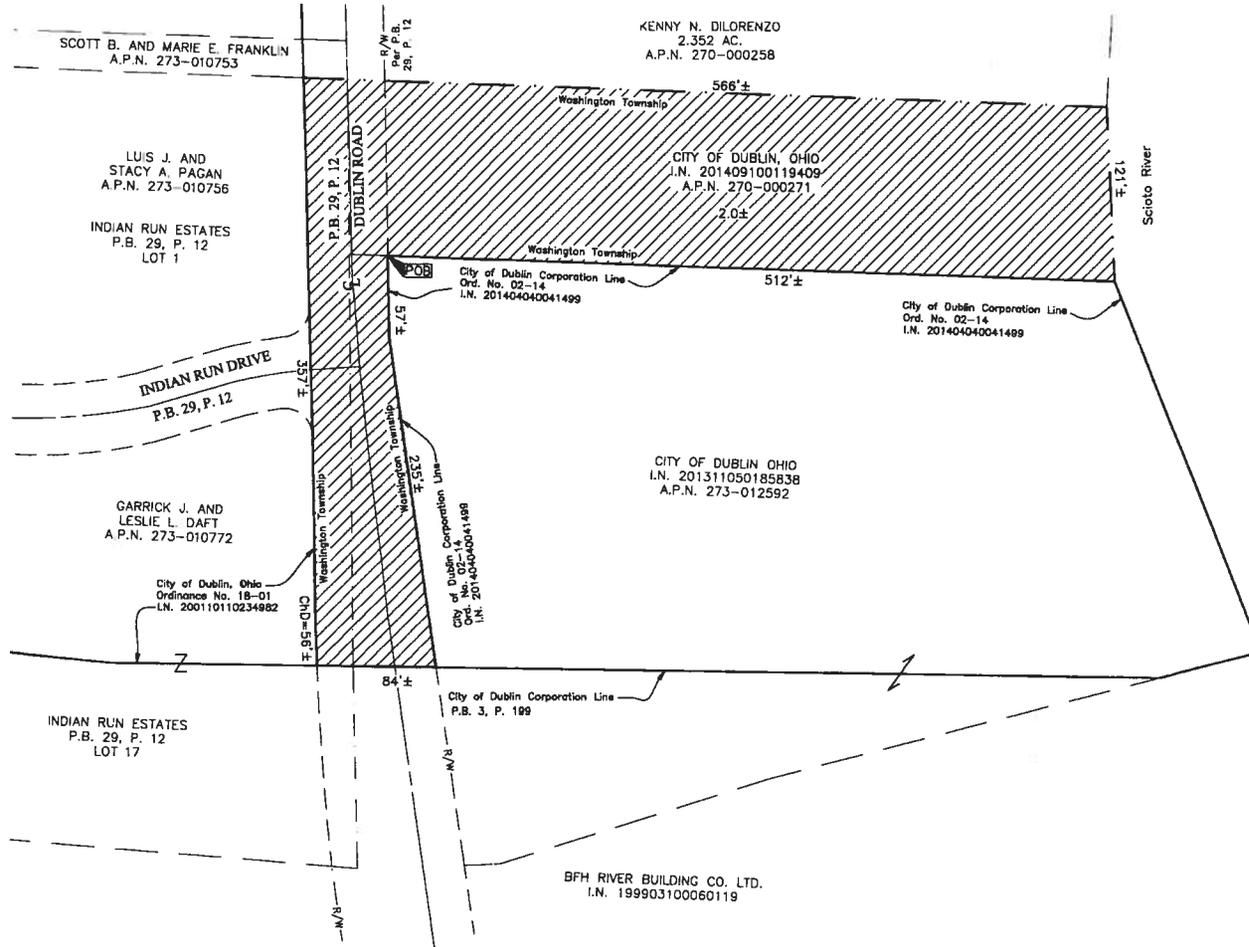
EVANS, MECHWART, HAMBLETON & TILTON, INC.



ANNEXATION OF 2.0± ACRES TO THE CITY OF DUBLIN FROM WASHINGTON TOWNSHIP VIRGINIA MILITARY SURVEY NO. 2542 TOWNSHIP OF WASHINGTON, COUNTY OF FRANKLIN, STATE OF OHIO

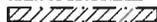


LOCATION MAP AND BACKGROUND DRAWING
NOT TO SCALE



Note:
This annexation does not create islands of unincorporated areas within the limits of the area to be annexed.

AREA TO BE ANNEXED

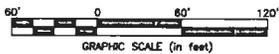


PROPOSED CITY OF DUBLIN CORPORATION LINE

EXISTING CITY OF DUBLIN CORPORATION LINE

Contiguity Note:

Total perimeter of annexation area is 1,988 feet, of which 1,301 feet is contiguous with the City of Dublin by Ordinance Number 02-14, Ordinance Number 18-01 and Plat Book 3, Page 199 giving 63% perimeter contiguity.



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

By *DR* Date *11/3/14*

By *John C. Dodgion* Date *10/29/2014*
John C. Dodgion
Professional Surveyor No. 8069

EMH
NOV 03 2014
Franklin County Engineer
Dean C. Ringle, P.E., P.S.

EMH		Date: October 6, 2014	
Everts, MacFarland, Henselton & Tibbitt, Inc. Engineers • Surveyors • Planners • Scientists 5300 New Albany Road, Columbus, OH 43224 Phone: 614.278.6500 Fax: 614.278.7348 emh.com		Scale: 1" = 60'	
		Job No: 2014-0037	
		Sheet: 1 of 1	
REVISIONS			
MARK	DATE	DESCRIPTION	



Commissioners
 Marilyn Brown, President
 Paula Brooks
 John O'Grady

Economic Development & Planning Department
 James Schlimmer, Director

Application for Annexation Petition

Municipal
 Pursuant to ORC §709.15



Property Information	
Site Address 6716 Dublin Road	
Parcel ID(s) 270-000271	Total Acreage 2.0
From Township Washington	To Municipality Dublin

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

Applicant/Agent Information	
Name Jennifer D. Reader	
Address One Columbus, Suite 2300 10 West Broad St. Columbus, Ohio 43215	
Phone # 614-559-7253	Fax # 614-464-1787
Email jreader@fbtlaw.com	

Staff Use Only
Case #
Hearing date:
Date filed:
Fee paid
Receipt #
Date Journalized

Document Submission
The following documents must accompany this application on letter-sized 8 1/2" x 11" paper:
<input type="checkbox"/> Legal description of property
<input type="checkbox"/> Map/plot of property
<input 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. 		
_____ Agent or Authorized Representative	_____ Title	_____ Date
_____ Agent or Authorized Representative	_____ Title	_____ Date

Margaroli Annexation September 2014

