City of Dublin

Office of the City Manager
5200 Emerald Parkway • Dublin, OH 43017-1090
Phone: 614-410-4400 • Fax: 614-410-4490

Memo

To: Members of Dublin City Council

From: Marsha I. Grigsby, City Manager

Date: November 13, 2014

Initiated By: Steve Langworthy, Director Land Use and Long Range Planning
Gary P. Gunderman, Planning Manager

Re: Ordinance 110-14 - An Ordinance to Accept annexation of 2.7 acres more or less in Washington Township, Franklin county to the City of Dublin (Petitioner: Jackson B Reynolds, III agent for Petitioners The Jay W. Liggett Trust, David W. Patch, Jr., Valerie N. Finch, William S. Darling (Case No. 14-075 ANNEX).

Summary

This proposed annexation is for 2.7 acres with no right-of-way. Per the Ohio Revised Code regarding annexations, the City of Dublin is required to provide resolutions stating what services the municipality will provide and that the City will require a buffer to separate the use of the annexed property if it is incompatible with the uses permitted under the township zoning on the adjacent unincorporated land. Resolutions 69-14 and 70-14 were passed by City Council on August 11, 2014. Copies of the resolutions and the informational memo are attached for reference.

These resolutions were forwarded to the Franklin County Commissioners for a hearing on September 9, 2014 where the Commissioners approved the annexation. A copy of the transcript is attached.

Per Ohio Revised Code, the transcript of the County Commissioners for their hearing is forwarded to the Clerk of the municipal corporation to which annexation is proposed. The Clerk is required to hold the transcript for a period of 60 days. Following that period at the next regular Council meeting, an ordinance accepting the annexation is introduced. The Council shall then accept or reject the petition for annexation within 120 days of the first reading. If approved at the second reading/public hearing, Ordinance 110-14 will be effective 30 days after passage and the property will be incorporated into the City of Dublin. At the present time, the Franklin County Commissioners are considering a petition to vacate the undeveloped right-of-way within this annexation. This petition to vacate should be completed by the County on December 2, 2014 and a second reading and final action by the City can be taken at the December 8th meeting.

Recommendation

Staff recommends approval of Ordinance 110-14 at the second reading/public hearing, accepting the annexation of 2.7 acres in Washington Township, Franklin County, to the City of Dublin.

RECORD OF ORDINANCES

Dayton Legal Blank, Inc. Form No. 30043

Ordinance No. 110-14 Passed _____, 20____

AN ORDINANCE TO ACCEPT AN ANNEXATION OF 2.7 ACRES, MORE OR LESS, IN WASHINGTON TOWNSHIP, FRANKLIN COUNTY, TO THE CITY OF DUBLIN

WHEREAS, on September 9, 2014, the Franklin County Commissioners approved the Expedited Type 2 annexation petition for 2.7 acres, more or less, from Washington Township, Franklin County, to the City of Dublin, as filed on August 6, 2014 by Agent Jackson B. Reynolds III, agent for petitioners, The Jay W. Liggett Trust, David W. Patch, Jr., Valerie N. Finch and William S. Darling; and

WHEREAS, the area proposed for annexation lies within Dublin's exclusive water and sewer service extension area, as provided under the agreements with the City of Columbus; and

WHEREAS, the proposed annexation is consistent with the City of Dublin Community Plan, adopted by Council on July 1, 2013; and

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

Section 1. The petition for the annexation of 2.7 acres, more or less (see attached legal description, Exhibit "A") to the City of Dublin, Ohio is hereby accepted.

Section 2. This Ordinance shall take effect and be in force from and after the earliest date allowed by law.

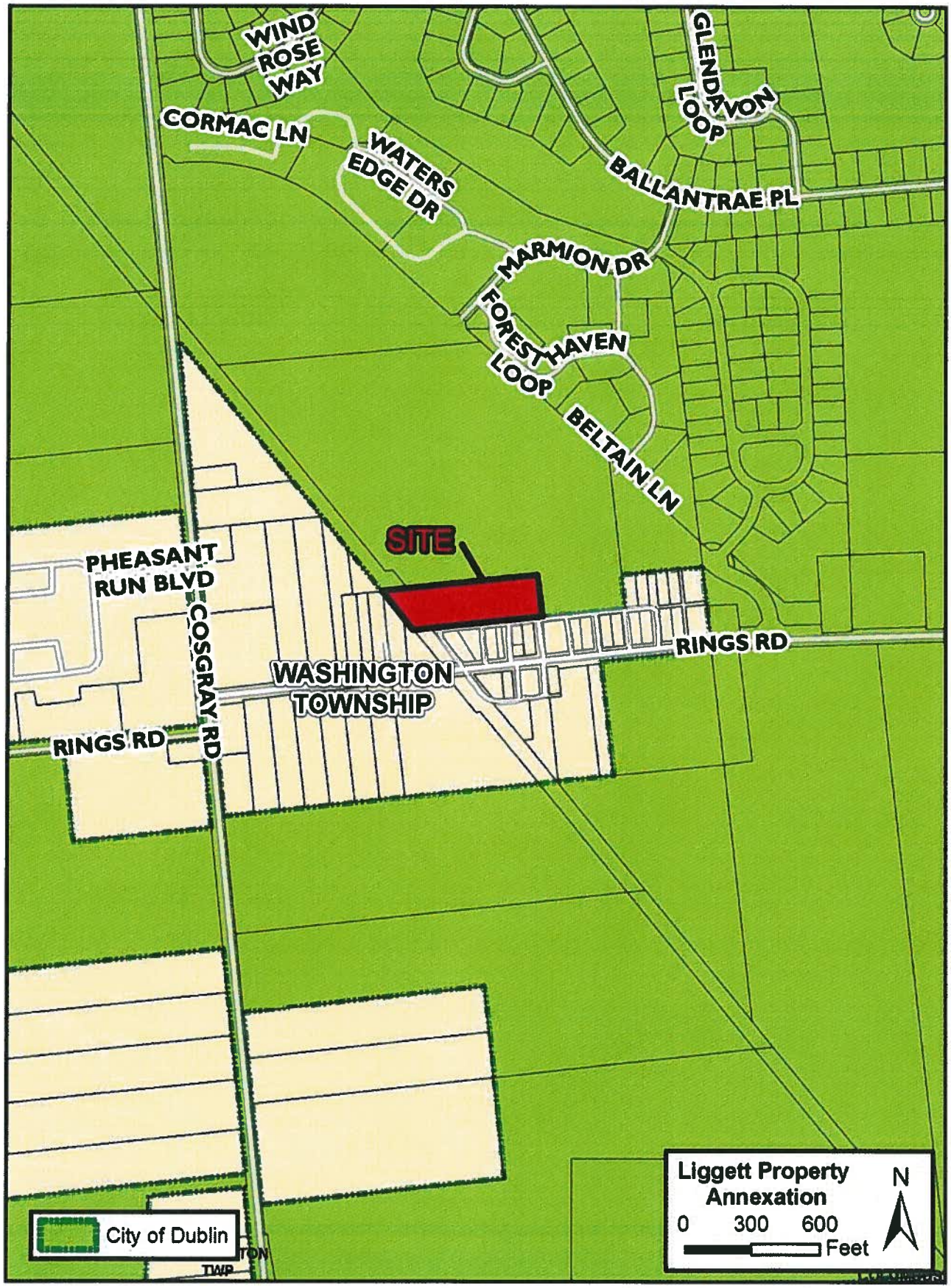
Passed this _____ day of _____, 2014.

_____
Mayor - Presiding Officer

Attest:

_____
Clerk of Council

Liggett Annexation August 2014



Resolution No. 0625-14 FILE COPY September 09, 2014

Review of Petition to Annex 2.7 +/- acres from Washington Township to the City of Dublin Case #ANX-EXP2-18-14 (ECONOMIC DEVELOPMENT & PLANNING)

WHEREAS, the Commissioners of Franklin County, State of Ohio, proceeded to journalize the petition filed by Jackson B. Reynolds, III on August 6, 2014 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. 69-14 passed on August 11, 2014 by the City of Dublin.

7. The municipal corporation to which annexation is proposed has passed a resolution adopting a statement regarding possible incompatible land uses and zoning buffer. The respective resolution, no. 70-14, was passed by the City of Dublin on August 11, 2014.

Resolution No. 0625-14 September 09, 2014

Review of Petition to Annex 2.7 +/- acres from Washington Township to the City of Dublin Case #ANX-EXP2-18-14 (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 Dublin, 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 Dublin, Ohio.

Prepared by: D. Anthony Hray
C: Economic Development & Planning Department

SIGNATURE PAGE FOLLOWS

SIGNATURE SHEET

Resolution No. 0625-14 September 09, 2014

REVIEW OF PETITION TO ANNEX 2.7 +/- ACRES FROM WASHINGTON TOWNSHIP TO THE CITY OF DUBLIN CASE #ANX-EXP2-18-14

(Economic Development and Planning)

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

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.

Victoria Caldwell, Clerk
Board of County Commissioners
Franklin County, Ohio

CERTIFIED TRUE COPY
By: _____ Date: 9/15/14
Franklin County Economic Development
& Planning Department

Franklin County
Where Government Works

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

Economic Development & Planning Department
James Schimmer, Director

RESOLUTION SUMMARY

REVIEW OF PETITION TO ANNEX
2.7 +/- ACRES FROM
WASHINGTON TOWNSHIP
TO THE CITY OF DUBLIN

Description:
Attached is a resolution to consider the annexation of 2.7-acres, more or less, from Washington Township to the city of Dublin. The petition case number is ANX-EXP2-18-14.

Agent:
Jackson B. Reynolds, III
Smith and Hale, LLC

Owner/s:
The Jay W. Liggett Trust – Jay W. Liggett, Trustee
David W. Patch, Jr.
Valerie N. Finch
William S. Darling

Site:
6960 Rings Road (272-000100, 272-000113, 272-000063, 272-000208 and 272-000131)

Additional Information:
Approximately 873 lineal feet of the site is adjacent to the city of Dublin, which constitutes approximately 52.6 percent of the total site perimeter.

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 resolutions from the city of Dublin identifying the services that will be provided once the annexation has been approved and a statement regarding possible incompatible land uses and zoning buffer. The respective resolutions, no. 69-14 and 70-14, were passed by the city of Dublin on August 11, 2014.

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

150 South Front Street, FSL Suite 10 Columbus, Ohio 43215-7104
Tel: 614-525-3094 Fax: 614-525-7155 www.FranklinCountyOhio.gov

Franklin County
Where Government Works

Commissioner Marilyn Brown · **Commissioner** Paula Brooks · **Commissioner** John O'Grady
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
Jenny Snapp, Assistant Director, Building, Planning and Zoning
Matthew Brown, Planning Administrator
Franklin County Economic Development & Planning Department

RE: Description of Expedited Type 2 annexation case to be journalized on the **August 12, 2014** General Session Agenda for a hearing on **September 9, 2014.**

Case #ANX-EXP2-18-14- An Expedited Type 2 annexation petition ANX-EXP2-18-14 was filed in our office on August 6, 2014. The petition is requesting to annex 2.7 +/- acres from Washington Township to the City of Dublin.
Site: 6960 Rings Road (272-000100, 272-000113, 272-000063, 272-000208 and 272-000131)

150 South Front Street, FSL Suite 10 Columbus, Ohio 43215-7104
Tel: 614-525-3094 Fax: 614-525-7155 www.FranklinCountyOhio.gov

Franklin County
Where Government Works

Commissioners
Marilyn Brown, President
Paula Brooks
John O'Grady

Economic Development & Planning Department
James Schimmer, Director

Application for
Annexation Petition

RECEIVED
AUG - 6 2014 2
Franklin County Planning Departmen
Franklin County, OH

Property Information

Site Address	6960 Rings Road, Dublin, OH 43016
Parcel ID(s)	272-100/113/63/208/131
Total Acreage	2.7 acres
From Township	Washington
To Municipality	Dublin

Property Owner Information

Name	see attached list
Address	
Phone #	
Fax #	
Email	

Attorney/Agent Information

Name	Jackson B. Reynolds, III c/o Smith & Hale LLC
Address	37 West Broad Street, Suite 460 Columbus, OH 43215
Phone #	221-4255
Fax #	221-4409
Email	jreynolds@smithandhale.com

Staff Use Only

Case #	ANX-EXP2 18-14
Hearing date:	9/9/14
Date filed:	8/6/14
Fee paid	250 00
Receipt #	1470
Notifications deadline: 5 days	8/11/14
Svc statement deadline: 20 days	8/26/14

Document Submission

The following documents must accompany this application on letter-sized 8 ½" x 11" paper:

- ☑ Legal description of property
- ☑ Map/plat of property
- ☑ 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

JEFFREY L. BROWN
GLEN A. DUGGER
JACKSON B. REYNOLDS, III
DAVID L. HODGE

SMITH & HALE LLC
ATTORNEYS AND COUNSELORS AT LAW
37 WEST BROAD STREET
COLUMBUS, OHIO 43215-4199
www.smithandhale.com

614/221-4255

HARRISON W. SMITH, JR.
1926-2009

OF COUNSEL
BEN W. HALE, JR.

August 6, 2014

The Board of County Commissioners of Franklin County
c/o Franklin County Development Department
150 S. Front Street
Columbus, Ohio 43215

RE: 2.7 ± acres Annexation Petition from Washington Township to the City of Dublin

Dear Commissioners:

I am filing a petition for annexation of 2.7± acres from Washington Township to the City of Dublin on behalf of David W. Patch, Jr. et al. on August 6, 2014. On behalf of the petitioners, I am requesting consideration of the annexation petition under Section 709.023 of the Ohio Revised Code, or as more commonly known, Expedited Type 2. There is 100% signature rate of property owners and all the requirements under the applicable sections of the Ohio Revised Code have been or will be satisfied by the dates required under the new law.

I will forward to the Clerk the necessary documentation prior to your review and should there be any questions prior to our scheduled meeting please give me a call.

Very truly yours,

Jackson B. Reynolds, III

JBR/nct

RECEIVED

AUG - 6 2014

Franklin County Planning Department
Franklin County, OH

ANX - EXP2
18-14

schott-liggett-bcc.ltr (nct)
8/4/14 F:Docs/s&hannex/2014

EXPEDITED TYPE II PETITION FOR ANNEXATION (SECTION 709.023)
TO THE CITY OF DUBLIN
OF 2.7 ACRES MORE OR LESS
IN THE TOWNSHIP OF WASHINGTON

TO THE BOARD OF COUNTY COMMISSIONERS
OF FRANKLIN COUNTY, OHIO:

The undersigned, petitioners in the premises, and being ALL OF THE OWNERS OF REAL ESTATE in the territory hereinafter described, consisting of 2.7 acres with a total perimeter boundary of 1,658', more or less, in the Township of Washington which area is contiguous along 873' or 52.6% and adjacent to the City of Dublin, do hereby pray that said territory be annexed to the City of Dublin according to the statutes of the State of Ohio and that no island of unincorporated area will be created by this annexation.

A full and accurate description and a plat of said territory so prayed to be annexed are attached hereto and made part hereof.

In support of said Petition, your petitioners state that there is/are within the territory so prayed to be annexed four (4) OWNER(S) OF REAL ESTATE.

Jackson B. Reynolds, III, whose address is 37 West Broad Street, Suite 460, Columbus, Ohio 43215, is hereby appointed Agent for the undersigned Petitioner(s), as required by Section 709.02 of the Revised Code of Ohio. Said agent is hereby authorized to make any amendment and/or deletion which in his absolute and complete discretion is necessary or proper under the circumstances then existing, and in particular to make such amendment in order to correct any discrepancy or mistake noted by the Franklin County Engineer in his examination of the Petition and Plat. Said amendment shall be made by the presentation of an amended plat and description to the Board of County Commissioners on, before, or after the date set for hearing on this Petition.

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 THE SPECIAL ANNEXATION PROCEDURE SET FORTH IN SECTION 709.023, ALTHOUGH A WRIT OF MANDAMUS MAY BE SOUGHT TO COMPEL THE BOARD TO PERFORM ITS DUTIES REQUIRED BY LAW FOR SAID SPECIAL ANNEXATION PROCEDURE.

NAME	DATE	ADDRESS
By: Jay W Liggett Trustee The Jay W. Liggett Trust – Jay W. Liggett, Trustee	6/12/2014	6315 Meagher Dr. Dublin Oh. 43016
David W. Patch, Jr.	6-12-14	PO Box 156 Amlin OH 43002
Valerie N. Finch	6/12/14	5407 Bull Finch Dr Westerville, Oh 43081
William S. Darling	6/12/14	212 OAKWOOD CT WESTERVILLE OH 43081

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AUG - 6 2014

Franklin County Planning Department
Franklin County, OH

ANX-EXP 2
18 14

schott-liggett-exp-pet (nct)
6/11/14 F:Docs/s&hannex/2014

PROPOSED ANNEXATION OF 2.7 +/- ACRES, OF WHICH 0.3 ACRES IS IN NEW YORK CENTRAL LINES LLC. RIGHT OF WAY, TO THE CITY OF DUBLIN FROM WASHINGTON TOWNSHIP, FRANKLIN COUNTY, OHIO

STATE OF OHIO, COUNTY OF FRANKLIN, TOWNSHIP OF WASHINGTON,
IDA M. CRAMER'S AND OTHERS AMENDED PLAT AND ADDITON
VIRGINIA MILITARY SURVEY 6953

NORTH

SCALE IN FEET
0 100 200

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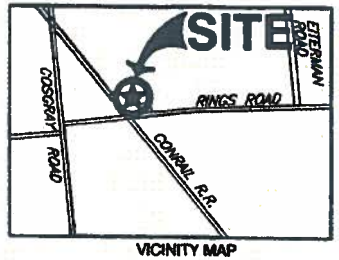
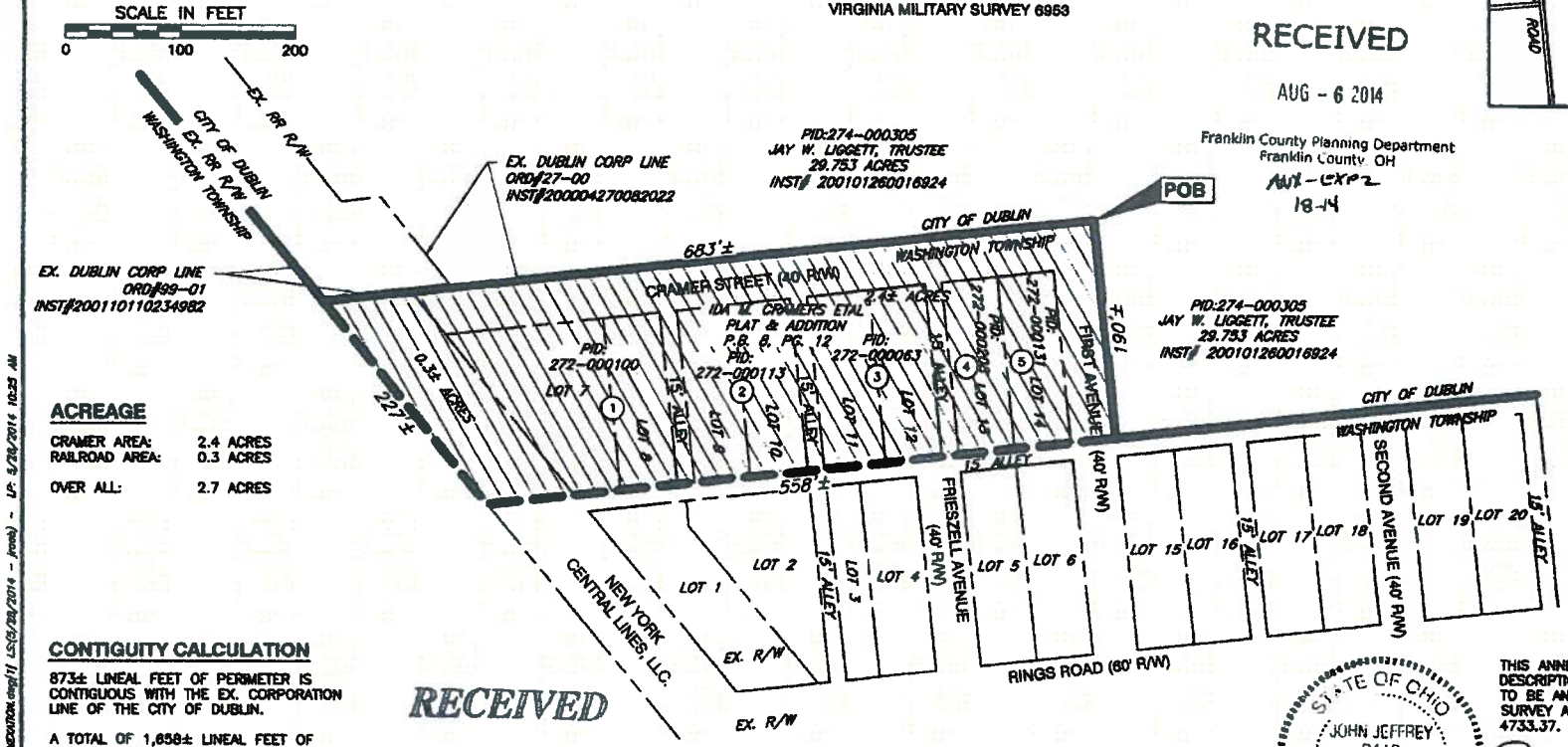
Franklin County Planning Department
Franklin County, OH
AW1-EXP2
18-14



VICINITY MAP
NOT TO SCALE



1. 272-000100 JAY W. LIGGETT, TRUSTEE 0.482 AC. IN. 200101260016924
2. 272-000113 DAVID W. PATCH JR. 0.339 AC. IN. 198708240168433
3. 272-000063 VALERIE N. FINCH & WILLIAM S. DARLING 0.367 AC. IN. 200004120071171
4. 272-000208 VALERIE N. FINCH & WILLIAM S. DARLING 0.168 AC. IN. 200004120071171
5. 272-000131 JAY W. LIGGETT, TRUSTEE 0.171 AC. IN. 200101260016924

ACREAGE

CRAMER AREA:	2.4 ACRES
RAILROAD AREA:	0.3 ACRES
OVER ALL:	2.7 ACRES

CONTIGUITY CALCULATION

873± LINEAL FEET OF PERIMETER IS CONTIGUOUS WITH THE EX. CORPORATION LINE OF THE CITY OF DUBLIN.

A TOTAL OF 1,658± LINEAL FEET OF ANNEXED PERIMETER.

52.6% OF THE PERIMETER OF THE ANNEXED AREA IS CONTIGUOUS TO THE EX. CITY OF DUBLIN LINE.

RECEIVED
JUN 02 2014
Franklin County Engineer
Dean C. Ringle, P.E., P.S.

THIS ANNEXATION PLAT IS A GENERAL DESCRIPTION OF THE LOCATION OF PROPERTY TO BE ANNEXED AND IS NOT A BOUNDARY SURVEY AS DEFINED IN THE O.A.C. CHAPTER 4733.37.

STATE OF OHIO
JOHN JEFFREY RAAB
7863
REGISTERED
PROFESSIONAL SURVEYOR

6/2/14

CIVIL & ENVIRONMENTAL CONSULTANTS, INC.
JOHN J. RAAB
REGISTERED LAND SURVEYOR NO.: 7863

LEGEND

EXISTING CORPORATION LINE

PROPOSED CORPORATION LINE

2.7± ACRES TO BE ANNEXED FROM WASHINGTON TOWNSHIP TO THE CITY OF DUBLIN

ANNEXATION
PLAT & DECRIPTION
ACCEPTABLE
DEAN C. RINGLE, PE., P.S.
FRANKLIN COUNTY ENGINEER
By B.B./FAA Date 6/2/14

CEC
Civil & Environmental Consultants, Inc.
8740 Orion Place, Suite 100 Columbus, OH 43240
614-540-6633 · 888-598-6808
www.cecinc.com

SC INTERESTS, LLC.
CRAMER ROAD ANNEXATION
DUBLIN, OHIO

ANNEXATION EXHIBIT

DRAWN BY:	BA	CHECKED BY:	JJR	APPROVED BY:	JAM	DRAWING NO.:	ANNEX
DATE:	MAY 2014	DWG SCALE:	1"=100	PROJECT NO:	141-826		

P:\2014\141-826\-Survey\Dwg\141-826 CRAMER ANNEXATION.dwg\TI LS(36,30)\2014 - jkrosk) - LP: 5/28/2014 10:25 AM

Civil & Environmental Consultants, Inc.

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AUG - 6 2014

Franklin County Planning Department
Franklin County, OH

ANX-EXP2
13-14

2.7 +/- Acre Annexation

Situated in the State of Ohio, County of Franklin, Township of Washington, being located in Virginia Military Survey 6953, and also being a portion of Ida m. Cramer's and Others Amended Plat and Addition, as recorded in Plat Book 8, Page 12-A, and a portion of a New York Central Lines, LLC. Right of Way, all records are to the Franklin County Recorder's Office, Franklin County Ohio:

Beginning at the Northeasterly corner of said Ida m. Cramer's and Others Amended Plat and Addition being the southerly line of a 29.753 acre tract of land, in the name of Jay W. Liggett, Trustee, as recorded in IN. 200101260016924, and also being an existing Corporation line established by Ordinance No. 27-00 as described in IN. 200004270082022;

Thence Southerly, with said Easterly line of said Addition, being the Southerly line of said 29.753 acre tract and also being said existing corporation line a distance of approximately 190 feet to the Northerly right of way line of a 15 – foot Alley;

Thence Westerly, with a Proposed Corporation Line, being the Southerly line of Lots 7-14, inclusive, and the Westerly extension thereof, a distance of approximately 558 feet, to the westerly line of a New York Central Lines, LLC. Right of Way;

Thence Northwesterly, with said Proposed Corporation Line being the Westerly line of said Railway a distance of approximately 227 feet to an Existing Corporation Line established by Ordinance No. 99-01 as described in IN. 200110110234982;

Thence Easterly, partly with said Existing Corporation Line then with said Existing Corporation Line established by Ordinance No. 27-00 being the Northerly line of said Addition and the Westerly extension thereof, also being Southerly line of said 29.753 acre tract and the Westerly extension thereof, passing a Southerly corner of said Existing Corporation Line established by Ordinance No. 99-01 at approximately 115 feet in the Easterly line of said Railway, a total distance of approximately 683 feet, to the **Place of Beginning** containing approximately 2.7 acres more or less.

6/2/14

John J. Raab, P.S. 7863 Date

STATE OF OHIO
JOHN JEFFREY
RAAB
7863
REGISTERED
PROFESSIONAL SURVEYOR

RECEIVED

JUN 02 2014

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

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

By B.B./FAR Date 6/2/14

RECORD OF RESOLUTIONS

Dayton Legal Blank, Inc., Form No. 30046

Resolution No. 69-14 *Passed* _____, 20____

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AUG 15 2014
Franklin County Planning Department
Franklin County, Ohio

ANX - EXP2
18-14

A RESOLUTION ADOPTING A STATEMENT OF SERVICES FOR A PROPOSED ANNEXATION OF 2.7 ACRES, MORE OR LESS, FROM WASHINGTON TOWNSHIP, FRANKLIN COUNTY, TO THE CITY OF DUBLIN

WHEREAS, an Expedited Type II annexation petition for 2.7 acres, more or less, from Washington Township, Franklin County to the City of Dublin was filed in the offices of the Franklin County Commissioners on August 6,2014 by Jackson B. Reynolds, III, agent for Petitioner Jay W. Liggett, David W Patch, Jr., Valerie N. Finch, and William S. Darling; and

WHEREAS, Section 709.023(C) of the Ohio Revised Code requires that, prior to the hearing of the annexation petition, the legislative authority shall adopt a statement indicating what services the municipal corporation will provide to the territory proposed for annexation and an approximate date by which it will provide services to the territory proposed for annexation, upon annexation; and

WHEREAS, the area proposed for annexation lies within Dublin's exclusive water and sewer service extension area, as provided under the agreements with the City of Columbus; and

WHEREAS, the proposed annexation is in conformance with the annexation expectations of the City Community Plan;

NOW, THEREFORE, BE IT [ORDAINED or RESOLVED] by the Council of the City of Dublin, 7 of its elected members concurring, that:

Section 1. The City of Dublin will provide the following municipal services for the 2.7 acres, more or less in Washington Township, Franklin County immediately upon the annexation of the area to the City of Dublin, Ohio:

Police. The City of Dublin has five police districts and deploys a minimum of five cruisers. The subject annexation is located approximately 4.13 driving miles from the Justice Center, the Division of Police headquarters. The annexation area will be fully served with police and communications services at the same or similar level now being provided to other areas of the City with similar land use and population.

Fire and EMS. The City of Dublin will provide, cause to provide, or contract with Washington Township to provide fire protection and EMS services to this area of Dublin at the same or similar level now being provided to other areas of the City with similar land use and population. The closest Washington Township station is 2.64 driving miles away on Shier-Rings Road.

Solid Waste Collection. Residential refuse collection services are contracted by the City and will be currently provided at no additional charge.

Street Maintenance. The City's Streets and Utilities Division provides excellent service in the area of street and road maintenance. The City already maintains right-of-way near this annexation for snow and ice and will continue to do so at the same levels as other similar streets in the City.

I, Anne C. Clarke, Clerk of Council, hereby certify that the foregoing is a true copy of Ordinance/Resolution No. 70-14 duly adopted by the Council of the City of Dublin, Ohio, on the 11th Day of August, 2014.

Anne C. Clarke
Clerk of Council, Dublin, Ohio

RECORD OF RESOLUTIONS

Dayton Legal Blank, Inc., Form No. 30045

Section 2. The City has Water and Sanitary Sewer Service Agreements with the City of Columbus, and the subject property is within the exclusive service area of the agreements. Conditioned upon the ability of the City of Columbus to provide water supply and to provide sufficient sanitary sewerage disposal capacity, sufficient public water distribution and sanitary sewer collection systems exist in this area to serve this property. Water distribution, Sanitary Sewer and Wastewater collection are available to this location at the present time.

Section 3. This resolution shall be effective immediately upon passage, as provided under Section 4.04(a) of the Revised Charter.

Passed this 11th day of _____, 2014.

Mayor - Presiding Officer

ATTEST:

Acting Clerk of Council

RECORD OF RESOLUTIONS

Dayton Legal Blank, Inc., Form No. 30045

Resolution No. 70-14 Passed _____, 20____

RECEIVED
AUG 15 2014
Franklin County Planning Department
Franklin County, Ohio

ANX-LXP 2
18 14

A RESOLUTION ADOPTING A STATEMENT REGARDING POSSIBLE INCOMPATIBLE LAND USES AND ZONING BUFFER FOR A PROPOSED ANNEXATION OF 2.7 ACRES, MORE OR LESS, FROM WASHINGTON TOWNSHIP, FRANKLIN COUNTY TO THE CITY OF DUBLIN, OHIO AS REQUIRED BY SECTION 709.023(C) OF THE OHIO REVISED CODE

WHEREAS, a petition for an Expedited II method of annexation of 2.7 acres, more or less, from Washington Township, Franklin County was filed in the offices of the Board of County Commissioners of Franklin County, Ohio on August 6, 2014 by Jackson B. Reynolds, III, agent for Petitioner Jay W. Liggett, David W Patch, Jr., Valerie N. Finch, and William S. Darling; and

WHEREAS, the Expedited II method of annexation, pursuant to Section 709.023(C) of the Ohio Revised Code, requires that within 20 days of the petition being filed, the municipality to which annexation is proposed must adopt an ordinance or resolution relating to land uses and buffers if the territory proposed to be annexed is currently subject to either county zoning pursuant to Chapter 303 of the Ohio Revised Code or township zoning pursuant to Chapter 519 of the Ohio Revised Code; and

WHEREAS, the territory proposed for annexation is currently subject to township zoning pursuant to Chapter 519 of the Ohio Revised Code; and

WHEREAS, pursuant to Section 709.023(C) of the Ohio Revised Code, this resolution must state that should (a) the territory be annexed and (b) subsequently becomes subject to municipal zoning, and (c) the municipal 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 in the adjacent land remaining in the township from which the territory was annexed, then the Dublin 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 the township; and

WHEREAS, pursuant to Section 709.023(C) of the Ohio Revised Code, "buffer" includes open space, landscaping, fences, walls, and other structured elements; streets and street rights-of-way; and bicycle and pedestrian paths and sidewalks; and

WHEREAS, Section 153.004(D) of the Dublin Codified Ordinances requires that upon annexation, the annexed territory be automatically rezoned to R Rural District subject to regulations and procedures contained in the City of Dublin Zoning Code and amendments; and

WHEREAS, the territory proposed for annexation is adjacent to the City of Dublin to the south and, adjacent areas to the north and south and east are unincorporated Washington Township territory.

NOW, THEREFORE, BE IT [ORDAINED or RESOLVED] by the Council of the City of Dublin, 7 of its elected members concurring, that:

Section 1. The City of Dublin adopts the following statement for the 4.6 acres, more or less, in Washington Township, Franklin County:

> Should the territory (a) be annexed and (b) subsequently become subject to zoning pursuant to the Dublin Codified

I, Anne C. Clarke, Clerk of Council, hereby certify that the foregoing is a true copy of Ordinance/Resolution No. 70-14 duly adopted by the Council of the City of Dublin, Ohio on the 11th Day of August, 2014.

Anne C. Clarke
Clerk of Council, Dublin, Ohio

RECORD OF RESOLUTIONS

Dayton Legal Blank, Inc., Form No. 30045

Ordinances, and (c) the municipal zoning permits uses in the annexed territory that Dublin City Council determines are clearly incompatible with the uses permitted under current county or township zoning in the adjacent land remaining in the township from which the territory was annexed, then the Dublin 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 the township should land adjacent to the territory be determined to be unincorporated territory.

Section 2. This resolution shall be effective immediately upon its passage as provided under Section 4.04(a) of the Revised Charter.

Passed this 11th day of August, 2014.

Mayor - Presiding Officer

ATTEST:

Acting Clerk of Council

City of Dublin

Office of the City Manager
5200 Emerald Parkway • Dublin, OH 43017-1090
Phone: 614-410-4400 • Fax: 614-410-4490

Memo

To: Members of Dublin City Council

From: Marsha I. Grigsby, City Manager

Date: August 7, 2014

Initiated By: Steve Langworthy, Director Land Use and Long Range Planning
Paul Hammersmith, P.E., Director of Engineering/City Engineer
Gary P. Gunderman, Planning Manager
Barbara Cox, P.E., Engineering Manager – Development

Re: Resolution 69-14 - A Resolution adopting a Statement of Services for a Proposed Annexation of2.7 acres More or Less from Washington Township, Franklin County by Jackson B. Reynolds, III, agent for Petitioner Jay W. Liggett, David W Patch, Jr., Valerie N. Finch, and William S. Darling. (Case No. 14-075 ANNEX).

Resolution 70-14 - A Resolution Adopting A Statement Regarding Possible Incompatible Land Uses And Zoning Buffer for a Proposed Annexation Of 2.7 Acres, More Or Less, from Washington Township, Franklin County to the City Of Dublin, Ohio As Required By Section 709.023(C) Of The Ohio Revised Code.

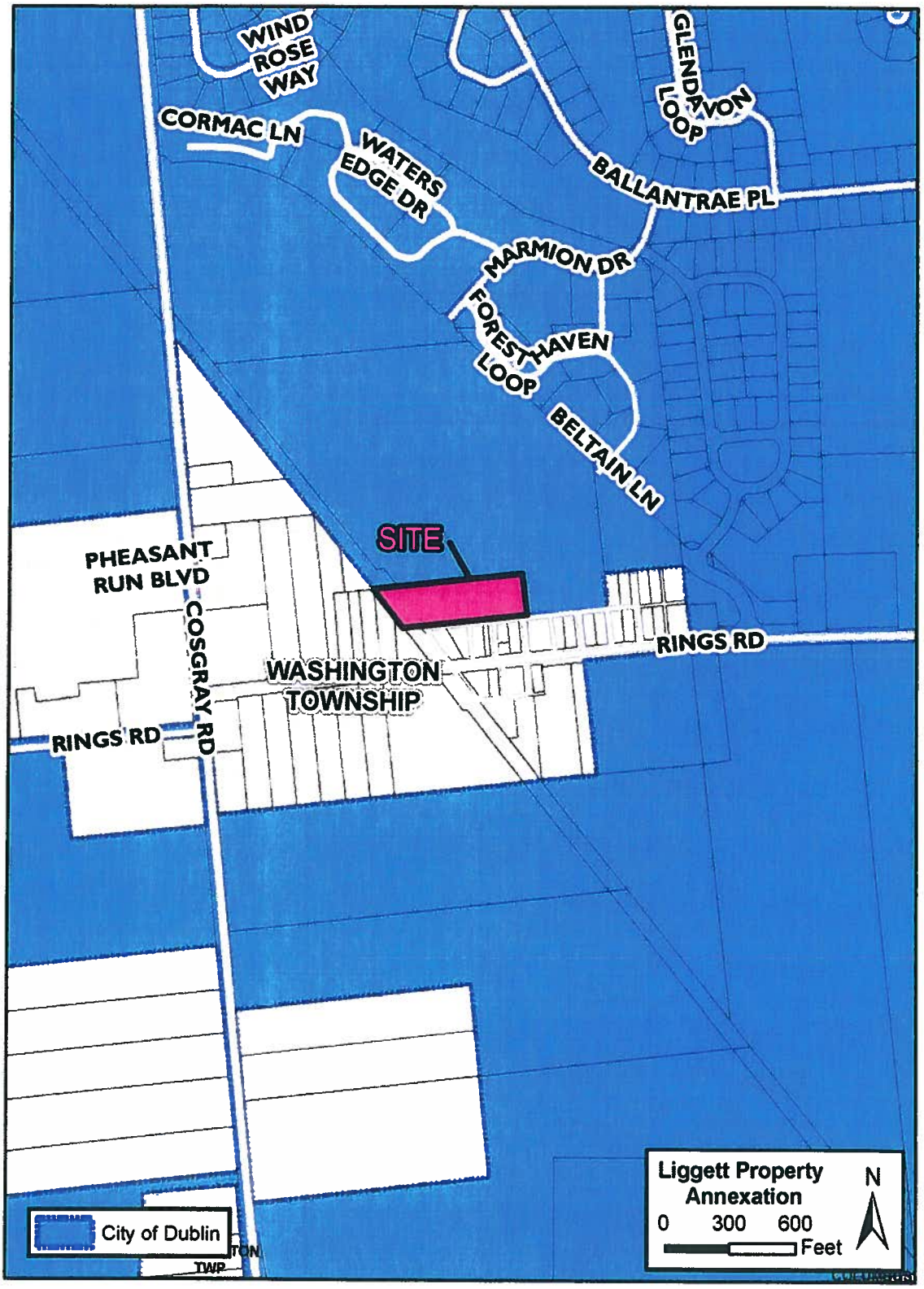
Request for Fee Waiver from Jackson B. Reynolds, III

Background

On August 6, 2014, agent Jackson B. Reynolds, III, filed an annexation petition on behalf of Jay W. Liggett, David W Patch, Jr., Valerie N. Finch, and William S. Darling. The petition is for 2.7 acres, more or less of land, located north of and adjacent to the Village of Amblin, east of and adjacent to the Railroad Tracks, in Washington Township. The petition was filed pursuant to R.C. 709.023, the "Expedited Two" annexation method.

Under this process the City must first, within twenty days after the petition is filed, adopt an ordinance or resolution relating to municipal services. Second, within twenty days after the petition is filed, the City must adopt an ordinance or resolution relating to land uses and zoning buffers, if the territory proposed to be annexed is currently subject to either county or township zoning. Resolutions Nos. 69-14 and 70-14 have been prepared for these purposes and for your consideration.

Liggett Annexation August 2014



The Franklin County Commissioners will grant the proposed annexation, without a hearing, if neither the municipality nor the township object to the annexation by ordinance or resolution within twenty-five days of the petition being filed. If neither the municipality nor the township object, the commissioners must grant the proposed annexation without a hearing, if certain criteria in R.C. 709.023 have been established.

This proposed annexation is for 2.7 acres, more or less, and includes undeveloped right-of-way which is not likely to be utilized for Right of Way purposes and will likely be vacated as part of development review in the City of Dublin.

The proposed annexation also includes .3 acres of New York Central Lines Railroad Right of Way.

Fee Waiver

The applicant has requested that the City waive the annexation fees of $3,700. Staff supports this request in keeping with some previous city annexations where property in a township island was proposed for annexation.

Background

ZONING

The current Washington Township zoning classification for this property is Village Center Overlay District, which allows for single family housing on smaller lots of 10,800 square feet. Upon annexation, the property will be automatically zoned R Rural District, under the Zoning Code of the City of Dublin. This could allow up to four single family residence on this property without any re-platting of the property.

The adjacent properties are either parcels that front Rings Road and have houses that help make up the Village Amblin area on the south or are the open fields currently mostly used for agricultural purposes on the north and east.

FUTURE DEVELOPMENT AND COMMUNITY PLAN

The Dublin Community Plan calls for this location to be one of the Village Centers. This is intended to provide daily retail, major grocers and other conveniences to serve the Dublin community within a 3 to 5-mile radius. Village Centers incorporate moderately-sized nodes of commercial activity. Integrated office uses are encouraged in a manner appropriate to the overall area. Mixed Residential uses are encouraged and should be integrated to facilitate pedestrian activity and to provide support for commercial uses. Building heights generally range from one to 2.5 stories, consistent with historic development character. It is also possible that this area could be proposed for development with adjacent land to the north which has been an area of interest in the last two years

The Community Plan anticipated annexing this area. This site is currently vacant except for unused sheds.

SERVICE ASSESSMENT

- POLICE PROTECTION

The City of Dublin has five police districts and deploys a minimum of five cruisers. The subject annexation is located 4.13 driving miles from the Justice Center, the Division of Police headquarters. The City of Dublin provides police and communications services on a twenty-four hour basis and has mutual aid agreements with other jurisdictions. The annexation area will be fully served with police and communications services at the same or similar level now being provided to other areas of the City with similar land use and population.

- FIRE PROTECTION AND EMERGENCY MEDICAL SERVICE (EMS)

The Washington Township Fire Department provides fire protection to this area of Dublin and already provides service to the subject property. The closest station is located 2.69 miles away on Shier rings Road. The annexation area will be fully served with Fire and EMS at the same or similar level now being provided to other areas of the City with similar land use and population.

- SOLID WASTE COLLECTION

The City of Dublin provides residential solid waste collection at no additional fee.

- WATER DISTRIBUTION

The property is located within Dublin's exclusive annexation area of the Water Service Agreement with City of Columbus. This site will be served by the extension of public water mains installed by development to the north of this area that will connect to a 12-inch water main that will be installed along future Churchman Road.

- SANITARY SEWER (WASTEWATER) COLLECTION

The property is located within Dublin's exclusive annexation area within the Sanitary Service Agreement with City of Columbus. This property is located within the tributary area of the Cramer North trunk sewer. Service to this property will be provided by the construction of new sanitary sewer to the north that will connect to an existing 10-inch sanitary sewer along Marmion Drive.

- STORMWATER MANAGEMENT AND FLOODPLAIN

This property is located in an area that is not identified to have any existing floodplain or stream corridor protection zone present. The property has limited topography and drains generally west to east.

Any proposed development of this property will be required to comply with Chapter 53, Stormwater Regulations. It should be noted that there are likely existing drain tiles that will need to be accommodated by any proposed storm sewer system.

- ROADS AND STREETS

Within the annexation area there are existing platted rights of way for two street and three alleys. These areas are unimproved rights of way that do not contain any actual street or alleys. These rights of way will very likely be vacated at a later date by an appropriate act of City Council and may require action from Franklin County to fully vacate the rights of way.

Any new roads or streets, within a proposed development, which would be dedicated to the City, would be maintained to the same degree and extent that these public facilities are maintained in areas with similar land use and population.

Recommendation

This property was identified within the proposed annexation areas of the Community Plan and is located within the exclusive Dublin service area as defined in the Water and Sewer Agreements with the City of Columbus. Staff recommends approval of the resolutions regarding the Statement of Services and Possible Incompatible Land Uses and a motion for a fee waiver. Upon City Council's approval, these resolutions will be forwarded to the Franklin County Commissioners for their consideration of the annexation of the 2.7 acres, more or less and approval of a fee waiver.

NOTICE OF FILING OF ANNEXATION PETITION

TO: Anne Clarke, City of Dublin Clerk
5200 Emerald Parkway
Dublin, OH 43017

In accordance with the provisions of Section 709.03 of the Ohio Revised Code, you are hereby notified that, on the 6th day of August, 2014, the undersigned, as Agent for the Petitioners, filed an Annexation Petition in the office of the Board of County Commissioners of Franklin County, Ohio.

Said Petition prays for annexation to the City of Dublin, Ohio, of 2.7 acres, more or less, in Washington Township.

A copy of said Petition, with description and plat, is attached hereto and made a part hereof.

Dated: 8/6/14

Jackson B. Reynolds, III
Agent for Petitioners

RECEIPT OF THE AFOREMENTIONED DOCUMENT(S) IS HEREBY ACKNOWLEDGED THIS 6th day of August, 2014.

CLERK'S OFFICE

schott-liggett-filepet.not (nct)
8/4/14 F:Docs/s&hannex/2014

RECEIVED
AUG 06 2014
CLERK OF COUNCIL
CITY OF DUBLIN

EXPEDITED TYPE II PETITION FOR ANNEXATION (SECTION 709.023)
TO THE CITY OF DUBLIN
OF 2.7 ACRES MORE OR LESS
IN THE TOWNSHIP OF WASHINGTON

TO THE BOARD OF COUNTY COMMISSIONERS
OF FRANKLIN COUNTY, OHIO:

The undersigned, petitioners in the premises, and being ALL OF THE OWNERS OF REAL ESTATE in the territory hereinafter described, consisting of 2.7 acres with a total perimeter boundary of 1,658', more or less, in the Township of Washington which area is contiguous along 873' or 52.6% and adjacent to the City of Dublin, do hereby pray that said territory be annexed to the City of Dublin according to the statutes of the State of Ohio and that no island of unincorporated area will be created by this annexation.

A full and accurate description and a plat of said territory so prayed to be annexed are attached hereto and made part hereof.

In support of said Petition, your petitioners state that there is/are within the territory so prayed to be annexed four (4) OWNER(S) OF REAL ESTATE.

Jackson B. Reynolds, III, whose address is 37 West Broad Street, Suite 460, Columbus, Ohio 43215, is hereby appointed Agent for the undersigned Petitioner(s), as required by Section 709.02 of the Revised Code of Ohio. Said agent is hereby authorized to make any amendment and/or deletion which in his absolute and complete discretion is necessary or proper under the circumstances then existing, and in particular to make such amendment in order to correct any discrepancy or mistake noted by the Franklin County Engineer in his examination of the Petition and Plat. Said amendment shall be made by the presentation of an amended plat and description to the Board of County Commissioners on, before, or after the date set for hearing on this Petition.

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 THE SPECIAL ANNEXATION PROCEDURE SET FORTH IN SECTION 709.023, ALTHOUGH A WRIT OF MANDAMUS MAY BE SOUGHT TO COMPEL THE BOARD TO PERFORM ITS DUTIES REQUIRED BY LAW FOR SAID SPECIAL ANNEXATION PROCEDURE.

NAME	DATE	ADDRESS
By: Jay W Liggett Trustee The Jay W. Liggett Trust – Jay W. Liggett, Trustee	6/12/2014	6315 Meagher Dr. Dublin OH 430
David W. Patch, Jr.	6-12-14	PO Box 156 Amlin OH 43002
Valerie N. Finch	6/12/14	5407 Bull Finch Dr Westerville, OH 43081
William S. Darling	6/12/14	212 OAKWOOD CT WESTERVILLE OH 43081

RECEIVED

AUG - 6 2014

Franklin County Planning Department
Franklin County, OH

schott-liggett-exp-pet (nct)
6/11/14 F:Docs/s&hannex/2014

Christopher Howard
Matthew I Wolfe
7012 Rings Road
Dublin, OH 43016
272-000039

Craig J & Terry J Vlies
7006 Rings Road
Dublin, OH 43016
272-000043

David May
P.O. Box 83
Amlin, OH 43002
272-000044

Harold F Jr. & Catherine D Elson
P.O. Box 33
Amlin, OH 43002
272-000049

Lois A Parsell
6930 Rings Road
Dublin, OH 43016
272-000050

Northwest Chapel Grace Brethren Chu
6700 Rings Road
Dublin, OH 43016
272-000051

Patricia A Gallup
6960 Rings Road
Dublin, OH 43016
272-000062

Nidovi Ltd.
P.O. Box 1494
Dublin, OH 43017
272-000072

Joseph A Bucci Jr.
7032 Rings Road
Dublin, OH 43016
272-000107

New York Central Lines
Tax Dept.
500 Water Street (J-910)
Jacksonville, FL 32202
272-000149

schott-liggett-annex-parcel.lbl (nct)
7/22/14 F:Docs/s&hlabels/2014

2.7 +/- Acre Annexation

Situated in the State of Ohio, County of Franklin, Township of Washington, being located in Virginia Military Survey 6953, and also being a portion of Ida m. Cramer's and Others Amended Plat and Addition, as recorded in Plat Book 8, Page 12-A, and a portion of a New York Central Lines, LLC. Right of Way, all records are to the Franklin County Recorder's Office, Franklin County Ohio:

Beginning at the Northeasterly corner of said Ida m. Cramer's and Others Amended Plat and Addition being the southerly line of a 29.753 acre tract of land, in the name of Jay W. Liggett, Trustee, as recorded in IN. 200101260016924, and also being an existing Corporation line established by Ordinance No. 27-00 as described in IN. 200004270082022;

Thence Southerly, with said Easterly line of said Addition, being the Southerly line of said 29.753 acre tract and also being said existing corporation line a distance of approximately 190 feet to the Northerly right of way line of a 15 – foot Alley;

Thence Westerly, with a Proposed Corporation Line, being the Southerly line of Lots 7-14, inclusive, and the Westerly extension thereof, a distance of approximately 558 feet, to the westerly line of a New York Central Lines, LLC. Right of Way;

Thence Northwesterly, with said Proposed Corporation Line being the Westerly line of said Railway a distance of approximately 227 feet to an Existing Corporation Line established by Ordinance No. 99-01 as described in IN. 200110110234982;

Thence Easterly, partly with said Existing Corporation Line then with said Existing Corporation Line established by Ordinance No. 27-00 being the Northerly line of said Addition and the Westerly extension thereof, also being Southerly line of said 29.753 acre tract and the Westerly extension thereof, passing a Southerly corner of said Existing Corporation Line established by Ordinance No. 99-01 at approximately 115 feet in the Easterly line of said Railway, a total distance of approximately 683 feet, to the **Place of Beginning** containing approximately 2.7 acres more or less.

6/2/14

John J. Raab, P.S. 7863 Date

STATE OF OHIO
JOHN JEFFREY
RAAB
7863
REGISTERED
PROFESSIONAL SURVEYOR

RECEIVED

JUN 02 2014

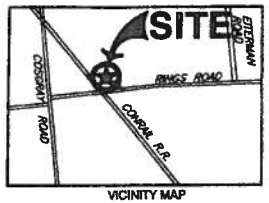
Franklin County Engineer
Dean C. Ringle, P.E., P.S.

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

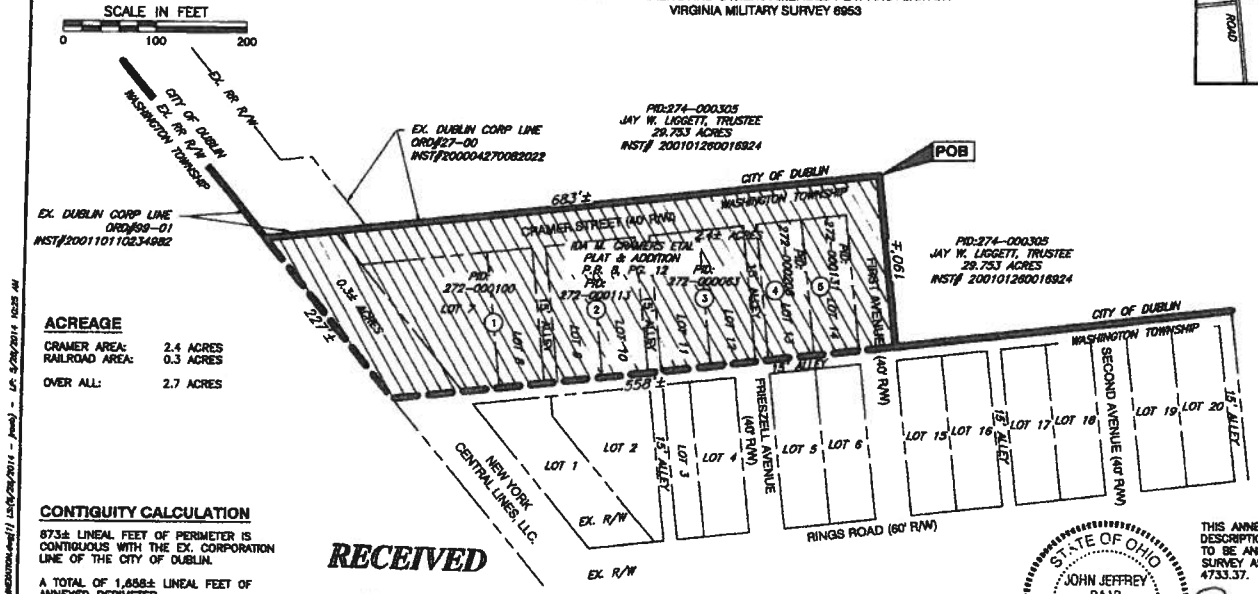
By B.B./FAR Date 6/2/14

PROPOSED ANNEXATION OF 2.7 +/- ACRES, OF WHICH 0.3 ACRES IS IN NEW YORK CENTRAL LINES LLC. RIGHT OF WAY, TO THE CITY OF DUBLIN FROM WASHINGTON TOWNSHIP, FRANKLIN COUNTY, OHIO

STATE OF OHIO, COUNTY OF FRANKLIN, TOWNSHIP OF WASHINGTON,
IDA M. CRAMER'S AND OTHERS AMENDED PLAT AND ADDITON
VIRGINIA MILITARY SURVEY 6953



VICINITY MAP
NOT TO SCALE



ACREAGE

CRAMER AREA:	2.4 ACRES
RAILROAD AREA:	0.3 ACRES
OVER ALL:	2.7 ACRES

CONTIGUITY CALCULATION

873± LINEAL FEET OF PERIMETER IS CONTIGUOUS WITH THE EX. CORPORATION LINE OF THE CITY OF DUBLIN.

A TOTAL OF 1,658± LINEAL FEET OF ANNEXED PERIMETER.

52.6% OF THE PERIMETER OF THE ANNEXED AREA IS CONTIGUOUS TO THE EX. CITY OF DUBLIN LINE.

LEGEND

EXISTING CORPORATION LINE

PROPOSED CORPORATION LINE

2.7± ACRES TO BE ANNEXED FROM WASHINGTON TOWNSHIP TO THE CITY OF DUBLIN

RECEIVED
JUN 02 2014
Franklin County Engineer
Dean C. Ringle, P.E., P.S.

ANNEXATION
PLAT & DECRIPTION
ACCEPTABLE
DEAN C. RINGLE, P.E., P.S.
FRANKLIN COUNTY ENGINEER
By B.B./FAA Date 6/2/14

1. 272-000100 JAY W. LIGGETT, TRUSTEE 0.482 AC. IN. 200101260016924
2. 272-000113 DAVID W. PATCH JR. 0.339 AC. IN. 198708240166433
3. 272-000063 VALERIE N. FINCH & WILLIAM S. DARLING 0.367 AC. IN. 200004120071171
4. 272-000208 VALERIE N. FINCH & WILLIAM S. DARLING 0.168 AC. IN. 200004120071171
5. 272-000131 JAY W. LIGGETT, TRUSTEE 0.171 AC. IN. 200101260016924

THIS ANNEXATION PLAT IS A GENERAL DESCRIPTION OF THE LOCATION OF PROPERTY TO BE ANNEXED AND IS NOT A BOUNDARY SURVEY AS DEFINED IN THE O.A.C. CHAPTER 4733.37.

STATE OF OHIO
JOHN JEFFREY RAAB
7863
REGISTERED PROFESSIONAL SURVEYOR

6/2/14

CIVIL & ENVIRONMENTAL CONSULTANTS, INC.
JOHN J. RAAB
REGISTERED LAND SURVEYOR NO.: 7863

CEC
Civil & Environmental Consultants, Inc.
8740 Orion Place, Suite 100 - Columbus, OH 43240
614-540-6633 · 888-598-6808
www.cecinc.com

SC INTERESTS, LLC.
CRAMER ROAD ANNEXATION
DUBLIN, OHIO

ANNEXATION EXHIBIT

DRAWN BY:	BA	CHECKED BY:	JJR	APPROVED BY:	JAM	DRAWING NO.:	ANNEX
DATE:	MAY 2014	DWG SCALE:	1"=100	PROJECT NO:	141-526		

Franklin County
Where Government Works

Commissioners
Marilyn Brown, President
Paula Brooks
John O'Grady

Economic Development & Planning Department
James Schimmer, Director

Application for
Annexation Petition

RECEIVED
AUG - 6 2014
Franklin County Planning Department
Franklin County, OH

Property Information

Site Address	6960 Rings Road, Dublin, OH 43016
Parcel ID(s)	272-100/113/63/208/131
Total Acreage	2.7 acres
From Township	Washington
To Municipality	Dublin

Property Owner Information

Name	see attached list
Address	
Phone #	
Fax #	
Email	

Attorney/Agent Information

Name	Jackson B. Reynolds, III c/o Smith & Hale LLC
Address	37 West Broad Street, Suite 460 Columbus, OH 43215
Phone #	221-4255
Fax #	221-4409
Email	jreynolds@smithandhale.com

Staff Use Only

Case #	ANX-EXP2 18-14
Hearing date:	9/9/14
Date filed:	8/6/14
Fee paid	250.00
Receipt #	1470
Notifications deadline: 5 days	8/11/14
Svc statement deadline: 20 days	8/26/14

Document Submission

The following documents must accompany this application on letter-sized 8 ½" x 11" paper

- ☑ Legal description of property
- ☑ Map/plat of property
- ☑ 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

Franklin County
Where Government Works

Commissioners
Marilyn Brown, President
Paula Brooks
John O'Grady

Economic Development & Planning Department
James Schimmer, Director

Application for
Annexation Petition

RECEIVED
AUG - 6 2014 2
Franklin County Planning Departme
Franklin County, OH

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Parcel ID(s)	272-100/113/63/208/131
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To Municipality	Dublin

Staff Use Only

Case # ANX-EXP2 18-14

Hearing date: 9/9/14

Date filed: 8/6/14

Fee paid 250.00

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Svc statement deadline: 20 days 8/26/14

Property Owner Information

Name	see attached list
Address	
Phone #	
Fax #	
Email	

Attorney/Agent Information

Name	Jackson B. Reynolds, III c/o Smith & Hale LLC
Address	37 West Broad Street, Suite 460 Columbus, OH 43215
Phone #	221-4255
Fax #	221-4409
Email	jreynolds@smithandhale.com

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Property Owner	Date	Property Owner	Date
Property Owner	Date	Property Owner	Date

JEFFREY L. BROWN
GLEN A. DUGGER
JACKSON B. REYNOLDS, III
DAVID L. HODGE

SMITH & HALE LLC
ATTORNEYS AND COUNSELORS AT LAW
37 WEST BROAD STREET
COLUMBUS, OHIO 43215-4199
www.smithandhale.com

614/221-4255

HARRISON W. SMITH, JR.
1926-2009

OF COUNSEL
BEN W. HALE, JR.

August 6, 2014

The City of Dublin City Council
Attn: Anne Clarke – Council Clerk
5200 Emerald Parkway
Dublin, OH 43017

RE: Fee Waiver – 2.7± acres –Cramer Street

Dear Members of Council:

I am requesting a waiver of the annexation for the filing of the 2.7± acre tract located off Rings Road. The subject property is located in a small pocket of land that remains in Washington Township that is encircled by the City of Dublin. The annexation of the ground will reduce the amount of Township area north of Rings Road and west of the Conrail Railroad track. It is my understanding that it is the City's policy to waive the annexation fee in instance where pockets of Township areas within the City's existing boundaries, so on behalf of the owner of the property I hereby request that the annexation fee be waived as the proposed annexation meets the City's policy criteria. Thank you for your consideration of the waiver request and look forward to determination of the request.

Very truly yours,

Jackson B. Reynolds, III

JBR/nct

dublin-schott-liggett.ltr (nct)
8/5/14 F:Docs

RECEIVED
AUG 06 2014
CLERK OF COUNCIL
CITY OF DUBLIN