

Review of Petition to Annex 0.50 +/- acres from Truro Township to the city of Reynoldsburg by Kenneth and Christine Rose

CASE #ANX-EXP2-18-08      **(ECONOMIC DEVELOPMENT & PLANNING)**

WHEREAS, the Commissioners of Franklin County, State of Ohio, proceeded to journalize the petition that Kenneth and Christine Rose filed on June 6, 2008 and solicited to and/or been heard by all persons desiring to be reviewed for or against the granting of the Expedited 2 petition, and having considered all the facts with reference thereto, being fully advised, and

WHEREAS, the Commissioners make the following findings based upon the exhibits and testimony presented at the review of this matter:

1. The petition does meet all the requirements set forth in, and was filed in the manner provided in, section 709.021 of the Revised Code.
2. The persons who signed the petition are owners of the real estate located in the territory proposed for annexation and constitute all of the owners of real estate in that territory.
3. The territory proposed for annexation does not exceed five hundred acres.
4. The territory proposed for annexation shares a contiguous boundary with the municipal corporation to which annexation is proposed for a continuous length of at least five percent of the perimeter of the territory proposed for annexation.
5. The annexation will not create an unincorporated area of the township that is completely surrounded by the territory proposed for annexation.
6. The municipal corporation to which annexation is proposed has agreed to provide to the territory proposed for annexation the services specified in the relevant service ordinance #39-08, passed on June 23, 2008 by the city of Reynoldsburg.

Review of Petition to Annex 0.50 +/- acres from Truro Township to the city of Reynoldsburg by Kenneth and Christine Rose

**(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 Reynoldsburg, Ohio, in accordance with the law; that the orders and proceedings of this board relating to the Petition, and map and description attached thereto, and all papers on file relating to this matter be delivered forthwith to the Clerk of Council, city of Reynoldsburg, Ohio.

Prepared by: R. Lee Brown

C: Economic Development & Planning Department

**SIGNATURE SHEET**

Resolution No. 0576-08

July 08, 2008

**REVIEW OF PETITION TO ANNEX 0.50 +/- ACRES FROM TRURO TOWNSHIP  
TO THE CITY OF REYNOLDSBURG BY KENNETH AND CHRISTINE ROSE -  
ANX-EXP2-18-08**

**(Economic Development and  
Planning)**

Upon the motion of Commissioner Paula Brooks, seconded by Commissioner Mary Jo Kilroy:

**Voting:**

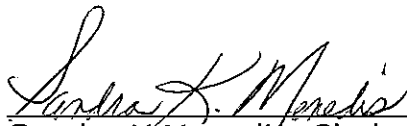
**Marilyn Brown, President  
Mary Jo Kilroy  
Paula Brooks**

**Aye  
Aye  
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 adopted by the Board of County Commissioners, Franklin County, Ohio on the date noted above.



Sandra K Menedis, Clerk  
Board of County Commissioners  
Franklin County, Ohio



**Commissioners**  
 Marilyn Brown, President  
 Mary Jo Kilroy  
 Paula Brooks

**Economic Development & Planning Department**  
 James Schimmer, Director

# Application for Annexation Petition

Expedited Type 2  
 Pursuant to ORC §709.023

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JUN - 6 2008

Per

DAH

2

Property Information	
Site Address 1670 Lancaster Ave	
Parcel ID(s) 263-000681-00	Total Acreage .5
From Township Truro	To Municipality Reynoldsburg

Property Owner Information	
Name Kenneth Rose & Christine Rose	
Address 545 Faith Ann Dr Pataskala OH 43062	
Phone # 614-205-6021	Fax # 614-864-1081
Email C-rose2@dealeremail.com	

Attorney/Agent Information	
Name	
Address	
Phone #	Fax #
Email	

Staff Use Only	
Case # ANX - EXP-II 1F-08	
Hearing date: 7-8-08	
Date filed: 6-6-08	
Fee paid 250.00	
Receipt #	
Notifications deadline: 5 days 6-10-08	
Svc statement deadline: 20 days 6-25-08	

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>Kenneth Rose</u> Property Owner	<u>4-9-08</u> Date	_____ Property Owner	_____ Date
<u>Christine Rose</u> Property Owner	<u>4-9-08</u> Date	_____ Property Owner	_____ Date

EMH&T

Evans, Mechwart, Hambleton & Tilton, Inc.  
Engineers • Surveyors • Planners • Scientists  
5500 New Albany Road, Columbus, OH 43054  
Phone: 614.775.4500 Fax: 614.775.4800

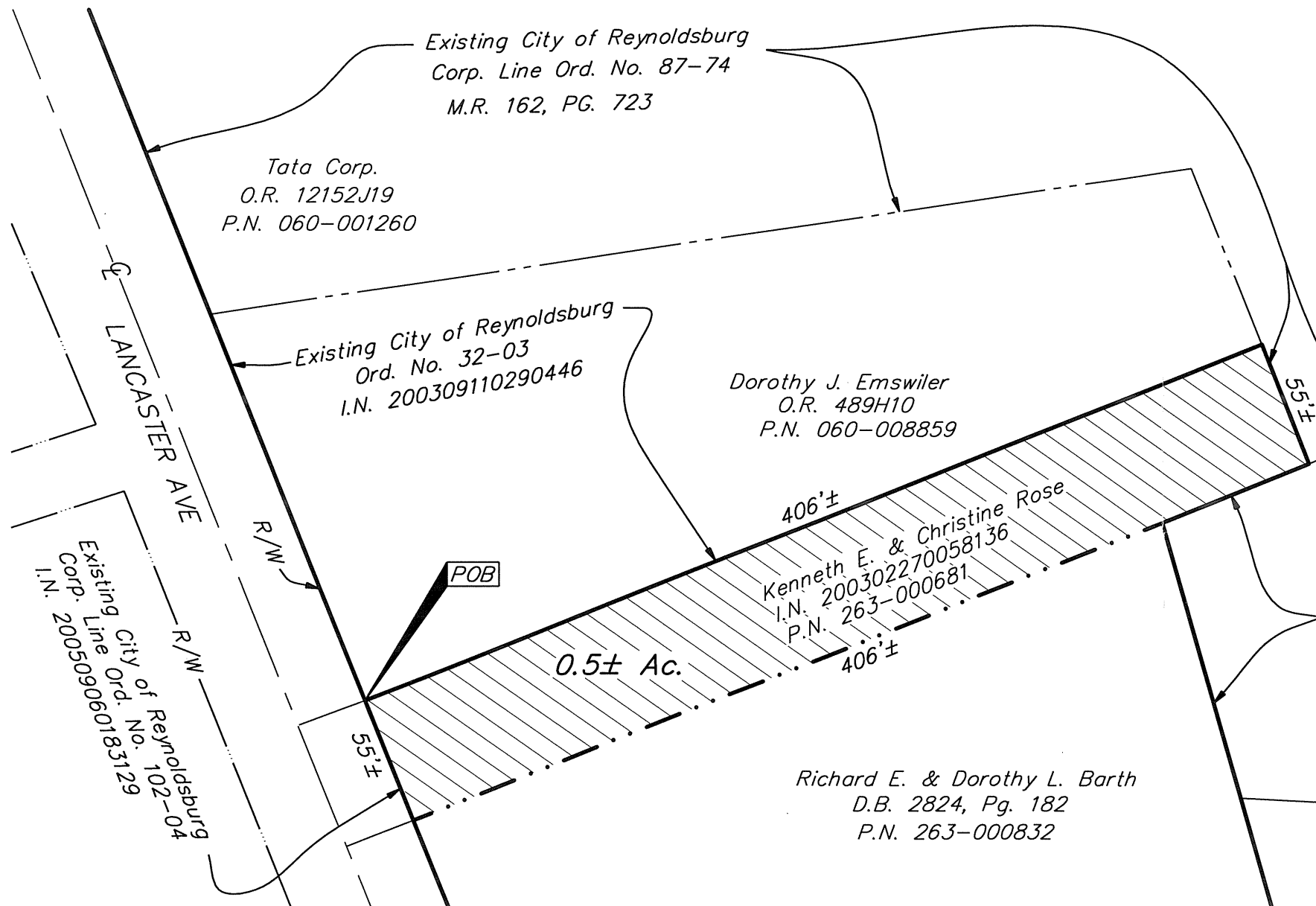
M C M X X V I

PROPOSED ANNEXATION TO CITY OF REYNOLDSBURG  
SECTION 18, TOWNSHIP 16, RANGE 20  
REFUGEE LANDS  
TOWNSHIP OF TRURO, FRANKLIN COUNTY, OHIO

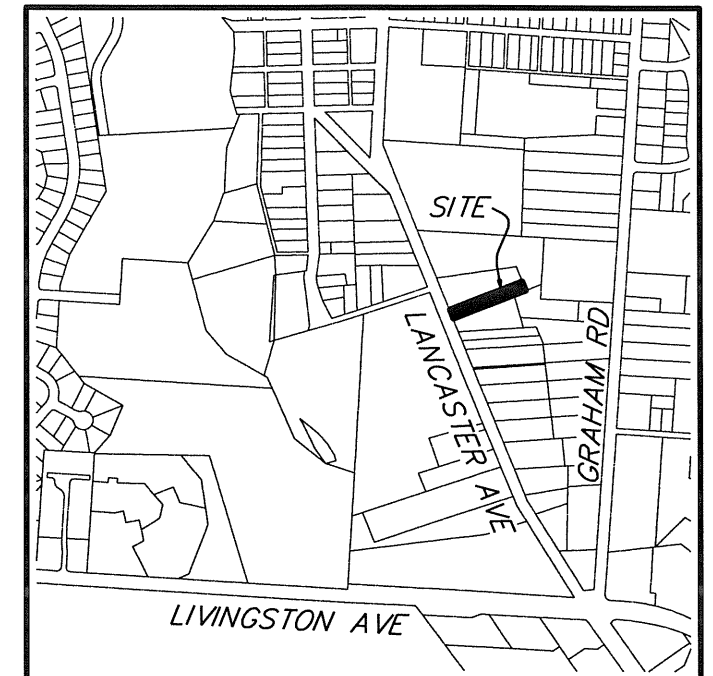
Date: April 21, 2008

Scale: 1" = 60'

Job No: 2008-0731



ANNEXATION  
PLAT & DESCRIPTION  
ACCEPTABLE  
DEAN C. RINGLE, P.E., P.S.  
FRANKLIN COUNTY ENGINEER  
By BB Date 04/22/08



LOCATION MAP  
NOT TO SCALE

RECEIVED

APR 22 2008

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

Existing City of Reynoldsburg Corp. Line  
Ord. No. 405  
M.R. 92, Pg. 195

The Church of Christ of  
Reynoldsburg, Ohio  
0.892 Ac.  
I.N. 200608250169821  
P.N. 060-009175

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Per DAH

EXISTING CITY OF REYNOLDSBURG CORP. LINE

PROPOSED CITY OF REYNOLDSBURG CORP. LINE

AREA TO BE ANNEXED



GRAPHIC SCALE  
(IN FEET)

The total perimeter of the proposed annexation is 922 feet, of which 572 feet are contiguous with the City of Reynoldsburg Municipality by Ordinance Numbers 87-74, 32-03, 405, and 102-04, giving 62% perimeter contiguity. This annexation does not create any unincorporated islands.



By [Signature]  
Professional Surveyor No. 8250

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

By BB Date 04/22/08 PROPOSED ANNEXATION  
0.5+/- ACRE

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APR 22 2008

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

FROM: TRURO TOWNSHIP

TO: CITY OF REYNOLDSBURG

Situated in the State of Ohio, County of Franklin, Township of Truro, lying in Section 18, Township 16, Range 20, Refugee Lands, being part of the tract conveyed to Kenneth E. & Christine Rose by deed of record in Instrument Number 200302270058136, (all references are to the records of the Recorder's Office, Franklin County, Ohio) and being more particularly described as follows:

BEGINNING at the intersection of the easterly right-of-way line of Lancaster Avenue with the line common to said Rose tract and the tract conveyed to Dorothy J. Emswiler by deed of record in Official Record 489H10, being in the existing City of Reynoldsburg Corporation Line, as established in Ordinance Number 102-04, and recorded in Instrument Number 200509060183129, and an angle point in the existing City of Reynoldsburg Corporation Line, as established in Ordinance Number 32-03, and recorded in Instrument Number 200309110290446;

Thence easterly, a distance of approximately 406 feet, with the southerly line of said Emswiler tract, and said existing Corporation Line (32-03), to a point in a westerly line of the tract conveyed to Tata Corp. by deed of record in Official Record 12152J19, being the existing City of Reynoldsburg Corporation Line, as established in Ordinance Number 87-74, and recorded in Miscellaneous Record 162, Page 723;

Thence southerly, a distance of approximately 55 feet, with said westerly line, and said existing Corporation Line (87-74), to a point in a northerly line of the 0.892 acre tract conveyed to The Church of Christ of Reynoldsburg, Ohio by deed of record in Instrument Number 200608250169821;

Thence westerly, a distance of approximately 406 feet, with said northerly line, and the northerly line of the tract conveyed to Richard E. and Dorothy L. Barth by deed of record in Deed Book 2824, Page 182, to a point in said easterly right-of-way line, and said existing Corporation Line (102-04);

Thence northerly, a distance of approximately 55 feet, with said easterly right-of-way line, and said existing Corporation Line (102-04), to the POINT OF BEGINNING, containing approximately 0.5 acre, more or less.

This description was prepared for annexation purposes only, and is NOT to be used for deed transfer.

EVANS, MECHWART, HAMBLETON, & TILTON, INC.

Edward J. Miller  
Professional Surveyor No. 8250

Date

EJM:tnw/Apr08  
0\_5 ac annex 80731.doc



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JUN - 6 2008

Per DAH.....

Certified True Copy



RESOLUTION NO. 39-08

PASSED: June 23, 2008

**RESOLUTION CONCERNING SERVICES TO PROPERTY PROPOSED FOR ANNEXATION OF .5+/- ACRES IN TRURO TOWNSHIP TO THE CITY OF REYNOLDSBURG (Kenneth Rose and Christine Rose) AND DECLARING AN EMERGENCY**

**BE IT ORDAINED BY THE COUNCIL OF THE CITY OF REYNOLDSBURG, OHIO:**

**SECTION 1.** That the Council of the City of Reynoldsburg, Ohio hereby states that the following services will be extended to the territory proposed for annexation after annexation. All services listed below will be available and provided upon the date the annexation to the City of Reynoldsburg becomes final:

- A. Water service provided by Water Improvement No. 781 Lancaster Ave. (S.R. 256), Phase 2, a 12" waterline would serve this property.
- B. Sewer service provided by Sanitary Sewer Imp. #453 S.R. 256/Livingston Ave./Graham Rd./Palmer Rd., has an existing 8" sanitary sewer that would serve this property.
- C. Police protection by Reynoldsburg Police Department; response time on emergency calls is 12.5 minutes; overall average response time for all calls is 27.9 minutes.
- D. Fire protection and emergency medical service will be provided by Truro Township Fire Department, response time to the area will be three to five minutes after receipt of call.
- E. City of Reynoldsburg Street Department, and Storm Water Utility Department will maintain all public storm sewer systems; maintain all street lighting; provide snow removal; maintain all pavement; and install and maintain all necessary signs.
- F. Refuse collection by City franchised private hauler currently Rumpke of Ohio, Inc.

**SECTION 2.** That this .5+/- acre site is annexed and if the City of Reynoldsburg permits uses in the annexed territory that the City of Reynoldsburg determines are clearly incompatible with the uses permitted under current county or township zoning regulations in the adjacent land remaining within Truro Township, the Reynoldsburg 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 Truro Township. The term "buffer" stated herein, includes open space, landscaping, fences, walls, and other structured elements: streets and street right-of-way; and bicycle and pedestrian paths and sidewalks.

**SECTION 3.** That the Clerk of the City of Reynoldsburg file a certified copy of this resolution hereby adopted, to the Board of Commissioners of Franklin County within twenty (20) days of

the date the annexation petition is filed.

SECTION 4. That this resolution is deemed to be an emergency measure necessary for the immediate preservation of the public safety and health, and further so the resolution can be available for the hearing before the County Commissioners; wherefore upon adoption by Council this resolution shall be in effect immediately upon signature by the Mayor.

\_\_\_\_\_  
William L. Hills, President of Council

ATTEST:

Nancy C. Frazier  
Nancy C. Frazier, Clerk of Council

APPROVED

Bradley A. McCloud  
Bradley A. McCloud, Mayor

DATE

6/25/08

#### CERTIFICATE

I, Nancy C. Frazier, Clerk of Council, City of Reynoldsburg, Ohio do hereby certify the foregoing to be a true and correct copy of Resolution No. 39-08 as passed by Council of said City on the 23rd day of June 2008 and as recorded in the Record of Proceedings of said Council.

Nancy C. Frazier  
Nancy C. Frazier, Clerk of Council

Filed with Mayor: 6-25-08

Published: \_\_\_\_\_