

Review of Petition to Annex 0.476 +/- acres from Jackson Township to the village of Urbancrest by Joanne Goldhand. Case #ANX-EXP2-19-09 (ECONOMIC DEVELOPMENT & PLANNING)

WHEREAS, the Commissioners of Franklin County, State of Ohio, proceeded to journalize the petition that Joanne Goldhand filed on behalf of Big Run Industrial Park, LLC Trust on September 30, 2009 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 #09-54, passed on October 6, 2009 by the village of Urbancrest.

CERTIFIED TRUE COPY
By: Anna Thomas Date: 11.4.09
Franklin County Economic Development
& Planning Department

Review of Petition to Annex 0.476 +/- acres from Jackson Township to the village of Urbancrest by Joanne Goldhand. Case #ANX-EXP2-19-09 (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 village of Urbancrest, 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, village of Urbancrest, Ohio.

Prepared by: R. Lee Brown

C: Economic Development & Planning Department

SIGNATURE SHEET

Resolution No. 0860-09

November 03, 2009

**REVIEW OF PETITION TO ANNEX 0.476 +/- ACRES FROM JACKSON
TOWNSHIP TO THE VILLAGE OF URBANCREST BY JOANNE GOLDHAND.
CASE #ANX-EXP2-19-09**

**(Economic Development and
Planning)**

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

Voting:


**Paula Brooks, President
Marilyn Brown
John O'Grady**

**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.


Debra A Willaman, Clerk
Board of County Commissioners
Franklin County, Ohio



Commissioners
Paula Brooks, President
Marilyn Brown
John O'Grady

Economic Development & Planning Department
James Schimmer, Director

ORIGINAL

Application for

Annexation Petition

Expedited Type 2
Pursuant to ORC §709.023

RECEIVED

SEP 30 2009

Per *DAH*

2

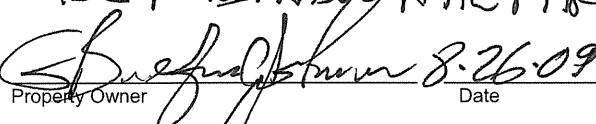
Property Information	
Site Address	N/A - FRONTAGE ON HARRISBURG PIKE & HYDE RD.
Parcel ID(s)	160-003007
Total Acreage	0.476
From Township	JACKSON
To Municipality	URBANCREST

Property Owner Information	
Name	BIG RUN INDUSTRIAL PARK, LLC
Address	8800 LYRA DR. SUITE 150 COLUMBUS, OH 43240
Phone #	
Fax #	
Email	

Attorney/Agent Information	
Name	JOANNE GOLDHAND
Address	SKILKEN TH, LLC 4270 MORSE ROAD COLUMBUS, OH 43230
Phone #	614-418-3100
Fax #	614-418-3101
Email	goldhand@skilken.com

Staff Use Only
Case #
ANX EXP II 19-09
Hearing date:
11-3-09
Date filed:
9-30-09
Fee paid
\$250.00
Receipt #
6924
Notifications deadline:
5 days 10-5-09
Svc statement deadline:
20 days 10-20-09

Document Submission
The following documents must accompany this application on letter-sized 8 1/2" x 11" paper:
<input checked="" type="checkbox"/> Legal description of property
<input checked="" type="checkbox"/> Map/plot of property
<input checked="" type="checkbox"/> List of adjacent properties

Waiver of Right to Appeal	
WHOEVER SIGNS THIS PETITION EXPRESSLY WAIVES THEIR RIGHT TO APPEAL IN LAW OR EQUITY FROM THE BOARD OF COUNTY COMMISSIONERS' ENTRY OF ANY RESOLUTION PERTAINING TO THIS SPECIAL ANNEXATION PROCEDURE, ALTHOUGH A WRIT OF MANDAMUS MAY BE SOUGHT TO COMPEL THE BOARD TO PERFORM ITS DUTIES REQUIRED BY LAW FOR THIS SPECIAL ANNEXATION PROCEDURE.	
BIG RUN INDUSTRIAL PARK, LLC	
	8.26.09
Property Owner	Date
Property Owner	Date

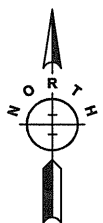
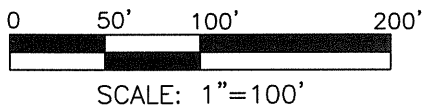
P & L SYSTEMS, INC.

SURVEYORS & ENGINEERS

171 CHARRING CROSS DRIVE
WESTERVILLE, OHIO 43081

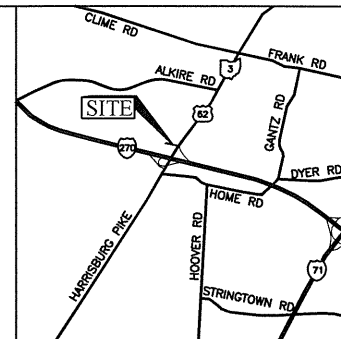
0.48 ACRE PARCEL PROPOSED ANNEXATION PLAT

SITUATED IN THE STATE OF OHIO, COUNTY OF FRANKLIN, TOWNSHIP OF JACKSON AND VIRGINIA MILITARY SURVEY DISTRICT, SURVEY NUMBER 5745, AND CONTAINING ALL OF THE 0.476 ACRE PARCEL 2 CONVEYED TO BIG RUN INDUSTRIAL PARK LLC IN INSTRUMENT NUMBER 200211060282598, WITH ALL RECORD REFERENCES SHOWN HEREON BEING OF THE FRANKLIN COUNTY RECORDER'S OFFICE, COLUMBUS, OHIO.



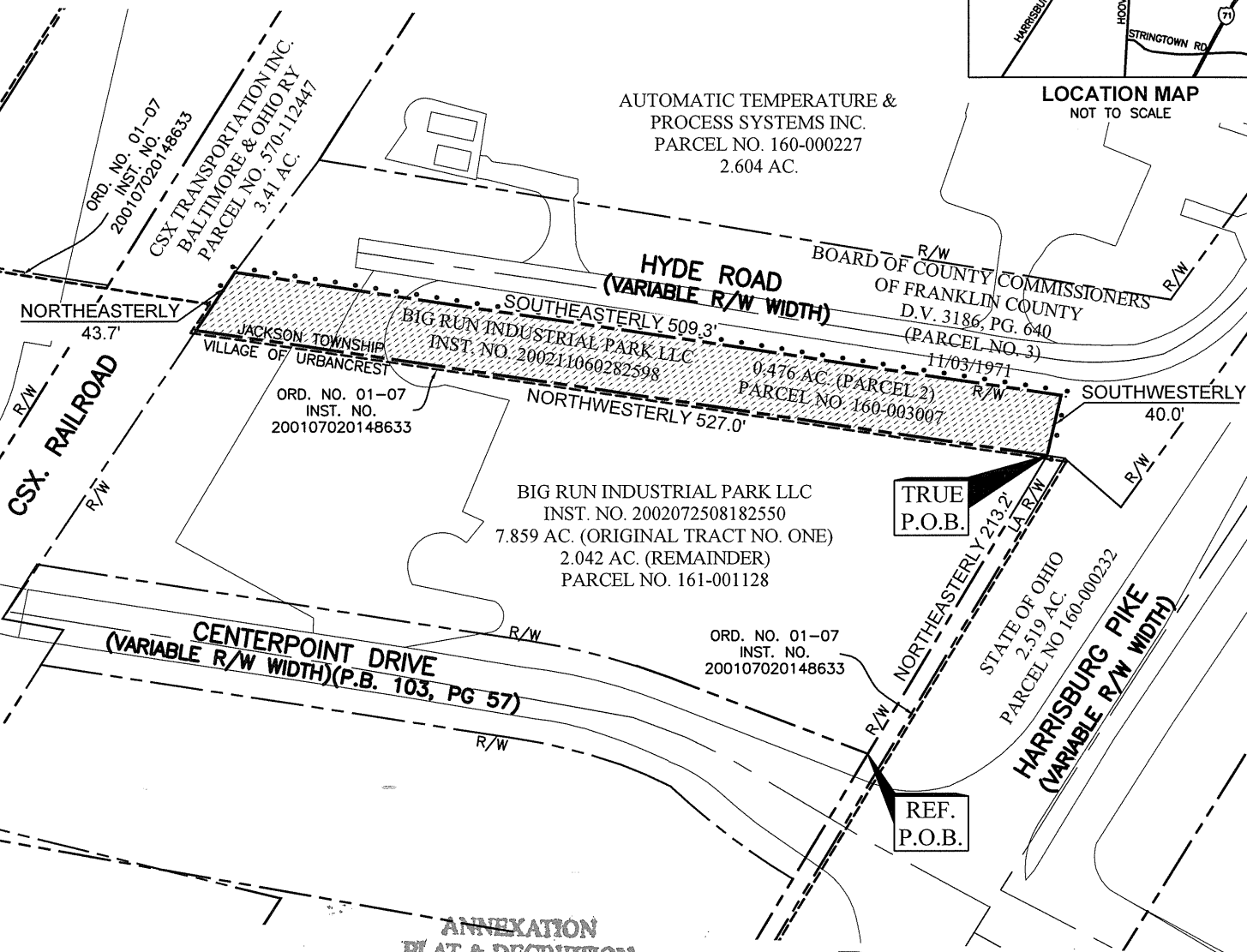
LEGEND

- BOUNDARY LINE
- EXISTING VILLAGE OF URBANCREST CORPORATION LINE
- PROPOSED VILLAGE OF URBANCREST CORPORATION LINE
- AREA TO BE ANNEXED



LOCATION MAP
NOT TO SCALE

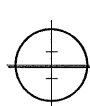
AUTOMATIC TEMPERATURE &
PROCESS SYSTEMS INC.
PARCEL NO. 160-000227
2.604 AC.



ANNEXATION
PLAT & DESCRIPTION
ACCEPTABLE

DEAN C. RINGLE, P.E., P.S.
FRANKLIN COUNTY ENGINEER

By *KAR* Date *9/29/09*



P & L

Systems, Inc.

Surveyors • Engineers
Planners

171 Charring Cross Dr.
Westerville, Ohio 43081
Phone: (614) 891-4970
Fax: (614) 891-4984



171 Charring Cross Dr.
Westerville, OH 43081
Phone: (614) 891-4970
Fax: (614) 891-4984

**0.48 ACRE PARCEL
DESCRIPTION
FOR
ANNEXATION PURPOSES**

Situated in the State of Ohio, County of Franklin, Township of Jackson and Virginia Military District, Survey Number 5745, and containing all of the 0.476 acre Parcel 2 conveyed to Big Run Industrial Park LLC in Instrument Number 200211060282598, with all record references herein cited being of the Franklin County Recorder's Office, Columbus, Ohio, and being more fully described as follows:

Beginning for reference at the intersection of the northerly right-of-way line of Centerpoint Drive (variable width) and the westerly right-of-way line of Harrisburg Pike (U.S. 62 & S.R. 3) (variable width), said rights-of-way being as indicated on The Plat of "Dedication Of Centerpoint Drive And Easements", of record in Plat Book 103, Page 57;

Thence Northeasterly along said westerly right-of-way line of Harrisburg Pike and the easterly line of the original 7.859 acre Tract No. One conveyed to Big Run Industrial Park LLC in Instrument Number 200207250182550, a distance of 213.2 feet to a point on the southerly right-of-way line of the remainder of Hyde Road (variable width) as originally conveyed to The Board of County Commissioners of Franklin County as Parcel No. 3 in Deed Volume 3186, Page 640, November 3, 1971, and at the southeasterly corner of said 0.476 acre Parcel 2 and the northeasterly corner of said original 7.859 acre Tract No. One, and said point also being on the existing corporation line of the Village of Urbancrest as described in annexation Ordinance Number 01-07, Passed June 5, 2001 and of record in Instrument Number 200107020148633 and the true point of beginning of the parcel herein described;

Thence Northwesterly, leaving said westerly right-of-way line of Harrisburg Pike and said southerly right-of-way line of Hyde Road, and along the common line between said 0.476 acre Parcel 2 and said 7.859 acre Tract No. One, and along said existing corporation line of the Village of Urbancrest, a distance of 527.0 feet to a point on the easterly right-of-way line of the CSX Railroad, and at the southwesterly corner of said 0.476 acre Parcel 2 and the northwesterly corner of said 7.859 acre Tract No. One;

Thence Northeasterly, continuing along said existing corporation line of the Village of Urbancrest, and along said easterly right-of-way line of the CSX Railroad and the westerly line of said 0.476 acre Parcel 2, and leaving said existing corporation line at 27.0 feet, a total distance of 43.7 feet to a point on said southerly right-of-way line of Hyde Road, and at the northwesterly corner of said 0.476 acre Parcel 2;

Thence Southeasterly, leaving said easterly right-of-way line of the CSX Railroad, and along said southerly right-of-way line of Hyde Road and the northerly line of said 0.476 acre Parcel 2, a distance of 509.3 feet to a point at the northeasterly corner of said 0.476 acre Parcel 2;

PAGE 2 – 0.48 ACRE PARCEL DESCRIPTION FOR ANNEXATION PURPOSES

Thence Southwesterly, continuing along said southerly right-of-way line of Hyde Road and the easterly line of said 0.476 acre Parcel 2, a distance of 40.0 feet to the true point of beginning of the parcel herein described, containing 0.48 acres, more or less.

This description was prepared by P & L Systems, Inc. in August of 2009 from record information, and is for annexation purposes only.

ANNEXATION
PLAT & DESCRIPTION
ACCEPTABLE
DEAN C. RINGLE, P.E., P.S.
FRANKLIN COUNTY ENGINEER
By FA/L Date 9/29/09

RECEIVED
OCT 21 2009
Per JPB

RECORD OF RESOLUTIONS

Dayton Legal Blank, Inc., Form No. 30045

Resolution No. 09-54

Passed October 6, 2009, 20

A RESOLUTION ADOPTING A STATEMENT INDICATING THE SERVICES THE VILLAGE OF URBANCREST, OHIO WILL PROVIDE TO THE TERRITORY PROPOSED TO BE ANNEXED TO THE VILLAGE OF URBANCREST PURSUANT TO A PETITION FILED WITH THE BOARD OF COMMISSIONERS OF FRANKLIN COUNTY BY SKILKEN TH, LLC, AS PROVIDED BY OHIO REVISED CODE SECTION 709.03 AND TO DECLARE AN EMERGENCY

Motioned by: Bailey

WHEREAS, Skilken TH, LLC, has filed with the Board of Commissioners of Franklin County a petition to annex to the Village of Urbancrest 0.476 +/- acres of land in Jackson Township; and

WHEREAS, Ohio Revised Code Section 709.031 (B) provides that the legislative authority of a municipal corporation shall adopt an ordinance or resolution indicating what services, if any, the municipal corporation will provide to the land to be annexed to the municipal corporation upon receiving notice of the petition for annexation; and

WHEREAS, the Village of Urbancrest has received notice that a hearing before the Board of Commissioners of Franklin County to consider the approval of such annexation petition is to be held on Tuesday, November 3, 2009, at 9:00 a.m.; and

WHEREAS, an emergency exists in the Village that requires this statement of services at the earliest possible date in order to protect the health, safety and welfare of the public.

NOW THEREFORE be it resolved by the Council of the Village of Urbancrest, State of Ohio:

SECTION ONE: The municipality of the Village of Urbancrest hereby states that it will provide the following services to the territory sought to be annexed in the petition filed by Skilken TH, LLC consisting of 0.476 +/- acres; professional engineering staff; recreation programming; maintenance of any and all streets and alleyways, keeping same open, in repair and free from nuisance; street lighting; and any and all other services provided to the citizens of the Village of Urbancrest. All such services will be equal to or exceed those which have been provided by the Jackson Township Trustees.

SECTION TWO: That the municipality of the Village of Urbancrest hereby states that it presently receives from Jackson Township fire protection, fire inspection, paramedic and ambulance service; that it receives from the Franklin County Sheriff's Office police protection service; that it receives from the City of Columbus water and sewer service; and that it receives from two private companies refuse collection service. All such service will extend to the territory sought to be annexed in the petition filed by Skilken TH, LLC consisting of 0.476 +/- acres.

SECTION THREE: That any conflicting language in any other legislation of the Village is hereby repealed.

SECTION FOUR: The Village of Urbancrest requires the immediate passage of this resolution in order to protect the health, safety and welfare of the public.

SECTION FIVE: That this resolution shall take effect immediately.

SECTION SIX: That it is found and determined that all formal actions of this Council concerning and relating to the adoption of this Resolution were adopted in an open meeting, of this Council and that all deliberations of this Council, and of any of its committees resulting in such formal action, were in meetings open to the public, in compliance with the law, including Section 121.22 of the Revised Code of Ohio.

Seconded by: Skeaton

RECORD OF RESOLUTIONS

Dayton Legal Blank, Inc., Form No. 30045

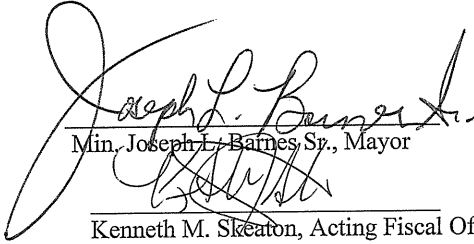
Resolution No. _____ Passed _____, 20____

Warr	<u>Y</u>
Moore	<u>Y</u>
Willis	<u>Y</u>
Larkins-Jackson	<u>Y</u>
Skeaton	<u>Y</u>
Bailey	<u>Y</u>

Passed this 6th day of October 2009.

Approved As To Form:


Rodd Lawrence, Law Director


Min. Joseph L. Barnes, Sr., Mayor

Kenneth M. Skeaton, Acting Fiscal Officer

FISCAL OFFICER'S CERTIFICATION

I, Kenneth Skeaton, Acting Fiscal Officer of Council Village of Urbancrest, Ohio, do hereby certify that the forgoing is a true copy of Ordinance # 09-54, adopted by the Council for the Village of Urbancrest, Ohio, on October 6, 2009 and now on file in the office of the Acting Fiscal Officer, Village of Urbancrest, Ohio.



Kenneth M. Skeaton, Acting Fiscal Officer