



## Legislation Details (With Text)

**File #:** 2035-2007      **Version:** 1

**Type:** Ordinance      **Status:** Passed

**File created:** 11/26/2007      **In control:** Public Service & Transportation Committee

**On agenda:** 12/10/2007      **Final action:** 12/10/2007

**Title:** To accept various deeds for parcels of real property; to dedicate these parcels as public rights-of-way and to name said rights-of-way as Zumstein Drive, Big Run South Road, East Broad Street, McNaughten Road, Stelzer Road, Sawmill Road, Lockbourne Road, Park Road, Flint Road, Edgehill Road, Central College Road, Hamilton Road, Lehman Road, Winchester Pike, Gender Road, Livingston Avenue, Bethel Road, Harmon Avenue, Waggoner Road, Kennedy Road, Warner Road, Wilcox Road, Courtright Road, Ridge Road, and Reynoldsburg-New Albany Road.

### Sponsors:

### Indexes:

### Code sections:

### Attachments:

Date	Ver.	Action By	Action	Result
12/13/2007	1	ACTING CITY CLERK	Attest	
12/12/2007	1	MAYOR	Signed	
12/10/2007	1	Columbus City Council	Read for the First Time	
12/10/2007	1	Columbus City Council	Waive the 2nd Reading	Pass
12/10/2007	1	Columbus City Council	Approved	Pass
12/10/2007	1	COUNCIL PRESIDENT	Signed	
11/28/2007	1	Service Reviewer	Sent to Clerk's Office for Council	
11/27/2007	1	Service Reviewer	Reviewed and Approved	
11/27/2007	1	SERVICE DIRECTOR	Reviewed and Approved	
11/27/2007	1	CITY ATTORNEY	Reviewed and Approved	
11/26/2007	1	Service Drafter	Sent for Approval	

Ohio Revised Code Chapter 723.03 requires that property to be used as a public street or alley must be accepted and dedicated as public right-of-way by an ordinance specifically passed for such purpose. The following legislation provides for the City to accept various deeds for parcels of real property, to dedicate the parcels as road right-of-way and name the parcels as public roadways.

To accept various deeds for parcels of real property; to dedicate these parcels as public rights-of-way and to name said rights-of-way as Zumstein Drive, Big Run South Road, East Broad Street, McNaughten Road, Stelzer Road, Sawmill Road, Lockbourne Road, Park Road, Flint Road, Edgehill Road, Central College Road, Hamilton Road, Lehman Road, Winchester Pike, Gender Road, Livingston Avenue, Bethel Road, Harmon Avenue, Waggoner Road, Kennedy Road, Warner Road, Wilcox Road, Courtright Road, Ridge Road, and Reynoldsburg-New Albany Road.

**WHEREAS**, Ohio Revised Code Chapter 723.03 requires that property to be used as a public street or alley must be accepted and dedicated as public right-of-way by an ordinance specifically passed for such purpose; and

**WHEREAS**, the City of Columbus has been asked to accept various deeds for real property, to dedicate those parcels of real property as road rights-of-way, and to name said property as public roadways; and

**WHEREAS**, by virtue of a GENERAL WARRANTY DEED recorded in the Franklin County, Ohio, Recorder's Office, on March 16, 2000 as Instrument Number 200003160052116, **Nellie A. Zumstein, a widow and not remarried, R. William Zumstein, married and James E. Zumstein, married**, have deeded property to the City of Columbus, to be used as road right-of-way; and

**WHEREAS**, by virtue of a GENERAL WARRANTY DEED recorded in the Franklin County, Ohio, Recorder's Office, on June 22, 2001 as Instrument Number 200106220140809, **Riverside and Fishinger Limited Liability Company** has deeded property to the City of Columbus, to be used as road right-of-way; and

**WHEREAS**, by virtue of a GENERAL WARRANTY DEED recorded in the Franklin County, Ohio, Recorder's Office, on August 4, 2006 as Instrument Number 200608040154474, **Columbus-McNaughten, LLC**, has deeded property to the City of Columbus, to be used as road right-of-way; and;

**WHEREAS**, by virtue of a LIMITED WARRANTY DEED recorded in the Franklin County, Ohio, Recorder's Office, on August 11, 2006 as Instrument Number 200608110159178, **Morso Holding Co.**, has deeded property to the City of Columbus, to be used as road right-of-way; and

**WHEREAS**, by virtue of a GENERAL WARRANTY DEED recorded in the Franklin County, Ohio, Recorder's Office, on August 17, 2006 as Instrument Number 200608170162920, **BP Products North America Inc.**, has deeded property to the City of Columbus, to be used as road right-of-way; and

**WHEREAS**, by virtue of a GENERAL WARRANTY DEED recorded in the Franklin County, Ohio, Recorder's Office, on September 15, 2006 as Instrument Number 200609150184338, **Charles W. Johnson, Jr., Trustee** has deeded property to the City of Columbus, to be used as road right-of-way; and

**WHEREAS**, by virtue of a GENERAL WARRANTY DEED recorded in the Franklin County, Ohio, Recorder's Office, on October 26, 2006 as Instrument Number 200610260214945 **The Ravines at Flint Park LLC**, has deeded property to the City of Columbus, to be used as road right-of-way; and

**WHEREAS**, by virtue of a GENERAL WARRANTY DEED recorded in the Franklin County, Ohio, Recorder's Office, on October 26, 2006 as Instrument Number 200610260214946, **Goodwill Industries of Central Ohio, Inc.**, has deeded property to the City of Columbus, to be used as road right-of-way; and

**WHEREAS**, by virtue of a GENERAL WARRANTY DEED recorded in the Franklin County, Ohio, Recorder's Office, on October 26, 2006 as Instrument Number 200610260214947, **The Traditions at Rocky Fork LLC**, has deeded property to the City of Columbus, to be used as road right-of-way; and

**WHEREAS**, by virtue of a GENERAL WARRANTY DEED recorded in the Franklin County, Ohio, Recorder's Office, on December 14, 2006 as Instrument Number 200612140247967, **Sawmill Hard Center LLC**, has deeded property to the City of Columbus, to be used as road right-of-way; and

**WHEREAS**, by virtue of a GENERAL WARRANTY DEED recorded in the Franklin County, Ohio, Recorder's Office, on December 14, 2006 as Instrument Number 200612140247968, **SDB Investments I, LLC**, has deeded property to the City of Columbus, to be used as road right-of-way; and

**WHEREAS**, by virtue of a GENERAL WARRANTY DEED recorded in the Franklin County, Ohio, Recorder's Office, on December 14, 2006 as Instrument Number 200612140247969, **Olde Sawmill Square Shopping Center** has deeded property to the City of Columbus, to be used as road right-of-way; and

**WHEREAS**, by virtue of a GENERAL WARRANTY DEED recorded in the Franklin County, Ohio, Recorder's Office, on December 14, 2006 as Instrument Number 200612140247971 **Sawmill Partners Investment Company II**, has deeded property to the City of Columbus, to be used as road right-of-way; and

**WHEREAS**, by virtue of a GENERAL WARRANTY DEED recorded in the Franklin County, Ohio, Recorder's Office, on January 12, 2007 as Instrument Number 200701120007446, **Lehman Road Associates, LLC**, has deeded property to the City of Columbus, to be used as road right-of-way; and

**WHEREAS**, by virtue of a GENERAL WARRANTY DEED recorded in the Franklin County, Ohio, Recorder's Office, on January 12, 2007 as Instrument Number 200701120007447, **Duke Realty Ohio** has deeded property to the City of Columbus, to be used as road right-of-way; and

**WHEREAS**, by virtue of a GENERAL WARRANTY DEED recorded in the Franklin County, Ohio, Recorder's Office, on March 2, 2007 as Instrument Number 200703020036215, **Quest Community Church**, has deeded property to the City of Columbus, to be used as road right-of-way; and

**WHEREAS**, by virtue of a GENERAL WARRANTY DEED recorded in the Franklin County, Ohio, Recorder's Office, on March 2, 2007 as Instrument Number 200703020036217, **WH Capital, LLC**, has deeded property to the City of Columbus, to be used as road right-of-way; and

**WHEREAS**, by virtue of a GENERAL WARRANTY DEED recorded in the Franklin County, Ohio, Recorder's Office, on March 23, 2007 as Instrument Number 200703230050310, **The Children's Hospital**, has deeded property to the City of Columbus, to be used as road right-of-way; and

**WHEREAS**, by virtue of a GENERAL WARRANTY DEED recorded in the Franklin County, Ohio, Recorder's Office, on May 16 2007 as Instrument Number 200705160085277, **R.G.M. Real Estate, LLC**, has deeded property to the City of Columbus, to be used as road right-of-way; and

**WHEREAS**, by virtue of a GENERAL WARRANTY DEED recorded in the Franklin County, Ohio, Recorder's Office, on June 13, 2007 as Instrument Number 200706130103146, **Pomegranate Development, Ltd**, has deeded property to the City of Columbus, to be used as road right-of-way; and

**WHEREAS**, by virtue of a GENERAL WARRANTY DEED recorded in the Franklin County, Ohio, Recorder's Office, on July 10, 2007 as Instrument Number 200707100120004, **Waggoner ARC, LLC**, has deeded property to the City of Columbus, to be used as road right-of-way; and

**WHEREAS**, by virtue of a GENERAL WARRANTY DEED recorded in the Franklin County, Ohio, Recorder's Office, on July 10, 2007 as Instrument Number 200707100120008, **Khempeco Building Supply Company Limited Partnership** has deeded property to the City of Columbus, to be used as road right-of-way; and

**WHEREAS**, by virtue of a GENERAL WARRANTY DEED recorded in the Franklin County, Ohio, Recorder's Office, on July 10, 2007 as Instrument Number 200707100120011, **Albany Landings, LLC**, has deeded property to the City of Columbus, to be used as road right-of-way; and

**WHEREAS**, by virtue of a GENERAL WARRANTY DEED recorded in the Franklin County, Ohio, Recorder's Office, on July 11, 2007 as Instrument Number 200707110120895, **AI Limited, a.k.a. AI Limited, LLC**, has deeded property to the City of Columbus, to be used as road right-of-way; and

**WHEREAS**, by virtue of a GENERAL WARRANTY DEED recorded in the Franklin County, Ohio, Recorder's Office, on November 2, 2007 as Instrument Number 200711020190877, **Mt. Carmel Holy Church of America**, has deeded property to the City of Columbus, to be used as road right-of-way; and

**WHEREAS**, by virtue of a GENERAL WARRANTY DEED recorded in the Franklin County, Ohio, Recorder's Office, on November 2, 2007 as Instrument Number 200711020190882, **WXZ Retail Group/Dublin, LLC**, has deeded property to the City of Columbus, to be used as road right-of-way; and

**WHEREAS**, by virtue of a GENERAL WARRANTY DEED recorded in the Franklin County, Ohio, Recorder's Office, on November 2, 2007 as Instrument Number 200711020190883, **Weber Holdings, Ltd**, has deeded property to the City of Columbus, to be used as road right-of-way; and

**WHEREAS**, the City desires to accept these deeds for property which will be used for road right-of-way; now, therefore

**BE IT ORDAINED BY THE COUNCIL OF THE CITY OF COLUMBUS:**

**Section 1.** That the City of Columbus hereby accepts the property more fully described in a GENERAL WARRANTY DEED (Instrument Number 200003160052116) from **Nellie A. Zumstein, a widow and not remarried, R. William Zumstein, married**

**and James E. Zumstein, married,** dedicates said property as road right-of-way and names such road right-of-way as Zumstein Drive.

**Section 2.** That the City of Columbus hereby accepts the property more fully described in a GENERAL WARRANTY DEED ( Instrument Number 200106220140809) from **Riverside and Fishinger Limited Liability Company,** dedicates said property as road right-of-way and names such road right-of-way as Big Run South Road.

**Section 3.** That the City of Columbus hereby accepts the property more fully described in a GENERAL WARRANTY DEED (Instrument Number 200608040154474) from **Columbus-McNaughten, LLC,** dedicates said property as road right-of-way and names such road right-of-way as East Broad Street and McNaughten Road.

**Section 4.** That the City of Columbus hereby accepts the property more fully described in a LIMITED WARRANTY DEED (Instrument Number 200608110159178) from **Morso Holding Co.,** dedicates said property as road right-of-way and names such road right-of-way as Stelzer Road.

**Section 5.** That the City of Columbus hereby accepts the property more fully described in a GENERAL WARRANTY DEED (Instrument Number 200608170162920) from **BP Products North America Inc.,** dedicates said property as road right-of-way and names such road right-of-way as Sawmill Road.

**Section 6.** That the City of Columbus hereby accepts the property more fully described in a GENERAL WARRANTY DEED (Instrument Number 200609150184338) from **Charles W. Johnson, Jr., Trustee,** dedicates said property as road right-of-way and names such road right-of-way as Lockbourne Road.

**Section 7.** That the City of Columbus hereby accepts the property more fully described in a GENERAL WARRANTY DEED (Instrument Number 200610260214945) from **The Ravines at Flint Park LLC,** dedicates said property as road right-of-way and names such road right-of-way as Park Road and Flint Road.

**Section 8.** That the City of Columbus hereby accepts the property more fully described in a GENERAL WARRANTY DEED (Instrument Number 200610260214946) from **Goodwill Industries of Central Ohio, Inc.,** dedicates said property as road right-of-way and names such road right-of-way as Edgehill Road.

**Section 9.** That the City of Columbus hereby accepts the property more fully described in a GENERAL WARRANTY DEED (Instrument Number 200610260214947) from **The Traditions at Rocky Fork LLC,** dedicates said property as road right-of-way and names such road right-of-way as Central College Road and Hamilton Road.

**Section 10.** That the City of Columbus hereby accepts the property more fully described in a GENERAL WARRANTY DEED (Instrument Number 200612140247967) from **Sawmill Hard Center LLC,** dedicates said property as road right-of-way and names such road right-of-way as Sawmill Road.

**Section 11.** That the City of Columbus hereby accepts the property more fully described in a GENERAL WARRANTY DEED (Instrument Number 200612140247968) from **SDB Investments I, LLC,** dedicates said property as road right-of-way and names such road right-of-way as Sawmill Road.

**Section 12.** That the City of Columbus hereby accepts the property more fully described in a GENERAL WARRANTY DEED (Instrument Number 200612140247969) from **Olde Sawmill Square Shopping Center,** dedicates said property as road right-of-way and names such road right-of-way as Sawmill Road.

**Section 13.** That the City of Columbus hereby accepts the property more fully described in a GENERAL WARRANTY DEED (Instrument Number 200612140247971) from **Sawmill Partners Investment Company II,** dedicates said property as road right-of-way and names such road right-of-way as Sawmill Road.

**Section 14.** That the City of Columbus hereby accepts the property more fully described in a GENERAL WARRANTY DEED (Instrument Number 200701120007446) from **Lehman Road Associates, LLC,** dedicates said property as road right-of-way and names such road right-of-way as Lehman Road.

**Section 15.** That the City of Columbus hereby accepts the property more fully described in a GENERAL WARRANTY DEED (Instrument Number 200701120007447) from **Duke Realty Ohio,** dedicates said property as road right-of-way and names such road right-of-way as Stelzer Road.

**Section 16.** That the City of Columbus hereby accepts the property more fully described in a GENERAL WARRANTY DEED (Instrument Number 200703020036215) from **Quest Community Church**, dedicates said property as road right-of-way and names such road right-of-way as Central College Road.

**Section 17.** That the City of Columbus hereby accepts the property more fully described in a GENERAL WARRANTY DEED (Instrument Number 200703020036217) from **WH Capital, LLC**, dedicates said property as road right-of-way and names such road right-of-way as Winchester Pike and Gender Road.

**Section 18.** That the City of Columbus hereby accepts the property more fully described in a GENERAL WARRANTY DEED (Instrument Number 200703230050310) from **The Children's Hospital**, dedicates said property as road right-of-way and names such road right-of-way as Livingston Avenue.

**Section 19.** That the City of Columbus hereby accepts the property more fully described in a GENERAL WARRANTY DEED (Instrument Number 200705160085277) from **R.G.M. Real Estate, LLC**, dedicates said property as road right-of-way and names such road right-of-way as Bethel Road.

**Section 20.** That the City of Columbus hereby accepts the property more fully described in a GENERAL WARRANTY DEED (Instrument Number 200706130103146) from **Pomegranate Development, Ltd**, dedicates said property as road right-of-way and names such road right-of-way as Harmon Avenue.

**Section 21.** That the City of Columbus hereby accepts the property more fully described in a GENERAL WARRANTY DEED (Instrument Number 200707100120004) from **Waggoner ARC, LLC**, dedicates said property as road right-of-way and names such road right-of-way as Waggoner Road and Kennedy Road.

**Section 22.** That the City of Columbus hereby accepts the property more fully described in a GENERAL WARRANTY DEED (Instrument Number 200707100120008) from **Khempco Building Supply Company Limited Partnership**, dedicates said property as road right-of-way and names such road right-of-way as Edgehill Road.

**Section 23.** That the City of Columbus hereby accepts the property more fully described in a GENERAL WARRANTY DEED (Instrument Number 200707100120011) from **Albany Landings, LLC**, dedicates said property as road right-of-way and names such road right-of-way as Warner Road.

**Section 24.** That the City of Columbus hereby accepts the property more fully described in a GENERAL WARRANTY DEED (Instrument Number 200707110120895) from **AI Limited, a.k.a. AI Limited, LLC**, dedicates said property as road right-of-way and names such road right-of-way as Wilcox Road.

**Section 25.** That the City of Columbus hereby accepts the property more fully described in a GENERAL WARRANTY DEED (Instrument Number 200711020190877) from **Mt. Carmel Holy Church of America**, dedicates said property as road right-of-way and names such road right-of-way as Courtright Road.

**Section 26.** That the City of Columbus hereby accepts the property more fully described in a GENERAL WARRANTY DEED (Instrument Number 200711020190882) from **WXZ Retail Group/Dublin, LLC**, dedicates said property as road right-of-way and names such road right-of-way as Ridge Road.

**Section 27.** That the City of Columbus hereby accepts the property more fully described in a GENERAL WARRANTY DEED (Instrument Number 200711020190883) from **Weber Holdings, Ltd**, dedicates said property as road right-of-way and names such road right-of-way as Reynoldsburg New Albany Road.

**Section 28.** That this ordinance shall take effect and be in force from and after the earliest period allowed by law.