



Legislation Details (With Text)

File #: 2835-2014 **Version:** 1

Type: Ordinance **Status:** Passed

File created: 11/21/2014 **In control:** Finance Committee

On agenda: 12/15/2014 **Final action:** 12/18/2014

Title: To authorize the City to formally accept certain real property interests acquired, donated, or conveyed to the City that are being used for various public purposes, including but not limited to public sewer, water, electric, and other general utilities, pedestrian and vehicular traffic control, parkland, conservation, access, sidewalks, walkways, bikeways, shared-use paths, and associated appurtenances; and to authorize department directors to enter into associated tax agreements, as approved by the City Attorney's Office, when necessary. (\$0.00)

Sponsors:

Indexes:

Code sections:

Attachments:

Date	Ver.	Action By	Action	Result
12/18/2014	1	CITY CLERK	Attest	
12/16/2014	1	MAYOR	Signed	
12/15/2014	1	COUNCIL PRESIDENT	Signed	
12/15/2014	1	Columbus City Council	Approved	Pass
12/8/2014	1	Columbus City Council	Read for the First Time	

BACKGROUND:

The City is required to pass an ordinance authorizing the City's acquisition and acceptance of any real property interests acquired by the City. As a result, it is periodically necessary for the City to formally accept various types of real property interests previously acquired, donated, or conveyed to the City (collectively, "Real Estate Interests," which are described in the body of this legislation), because the Real Estate Interests were not the subject of any previous City ordinances authorizing the City to acquire and accept the Real Estate Interests.

The City is using the Real Estate Interests for various public purposes, including but not limited to sewerage, drainage, water, electric, and other general utilities, pedestrian and vehicular traffic control, parkland, conservation, access, sidewalks, walkways, bikeways, shared-use paths, and associated appurtenances. The Real Estate Interests were each recorded in an appropriate county recorder's office in the state of Ohio. Additionally, it may be necessary for the City to enter into tax agreements with the grantors of the Real Estate Interests in order to address any real estate tax implications associated with the City's acquisition and acceptance of the Real Estate Interests. Therefore, this ordinance **(i)** is the City's formal acceptance of the Real Estate Interests; and **(ii)** authorizes the City's directors of the departments of Recreation and Parks, Development, Public Utilities, Public Service, and Finance and Management to enter into associated tax agreements, as the case may be and as approved by the Columbus City Attorney, with the grantors of the Real Estate Interests.

FISCAL IMPACT: Not applicable.

EMERGENCY JUSTIFICATION: Not applicable.

To authorize the City to formally accept certain real property interests acquired, donated, or conveyed to the City that are being used for various public purposes, including but not limited to public sewer, water, electric, and other general utilities, pedestrian and vehicular traffic control, parkland, conservation, access, sidewalks, walkways, bikeways, shared-use paths, and associated appurtenances; and to authorize department directors to enter into associated tax agreements, as approved by the City Attorney's Office, when necessary. (\$0.00)

WHEREAS, the City intends for this ordinance to formally accept various real property interests acquired, conveyed, or donated to the City (*i.e.* Real Estate Interests);

WHEREAS, the City intends to only use the Real Estate Interests for various public purposes, including but not limited to sewerage, drainage, water, electric, and other general utilities, pedestrian and vehicular traffic control, parkland, conservation, access, sidewalks, walkways, bikeways, shared-use paths, and associated appurtenances;

WHEREAS, the City departments intend to enter into any necessary tax agreements, as approved by the City Attorney's Office, with the grantors of the Real Estate Interests in order to address any real estate tax implications associated with the City's acquisition and acceptance of the Real Estate Interests; and, **now, therefore:**

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF COLUMBUS, OHIO:

SECTION 1. The City formally accepts the following easements, deeds, and other real property interests recorded in the Recorder's Office, Franklin County, Ohio, which are being used for various public purposes, including but not limited to sewerage, drainage, water, electric, and other general utilities, pedestrian and vehicular traffic control, parkland, conservation, access, sidewalks, walkways, bikeways, shared-use paths, and associated appurtenances:

GRANTOR(S)...FRANKLIN COUNTY RECORDER REFERENCE...(GENERAL PUBLIC PURPOSE)

1. **Wood Run Partners, LLC:** Ins. № 201411070148833 (conservation, green space, storm-water, & erosion control)
2. **The Islamic Foundation of Central Ohio:** Ins. № 201411070148834 (sewerage & drainage)
3. **Ohio Power Company:** Ins. № 201411050147386 (shared-use path)
4. **Pulte Homes of Ohio LLC:** Ins. № 201410310144736 (sewerage & drainage)
5. **Cynthia & Jeffri Frontz:** Ins. № 201410310144735 (sewerage & drainage)
6. **The Islamic Foundation of Central Ohio:** Ins. № 201408290113773 (general utilities, traffic, & sidewalk)
7. **Prescott & Pearl, LLC:** Ins. № 201408080103135 (traffic & sidewalk)
8. **Westpointe Plaza L.P. & White Castle System, Inc.:** Ins. № 201407300098113 (sidewalk)
9. **Four Pointe LLC:** 201410210139322 (sewer)
10. **Berwick Plaza Shopping Center, Inc.:** Ins. № 201410210139321 (water)
11. **Board of Education of the South-Western School District:** Ins. № 201410210139320 (water)
12. **BAI Consumer Square West LLC & The Kroger Co.:** Ins. № 201410170137648 (sewerage & drainage)
13. **The Ohio State University:** Ins. № 201410080133496 (traffic)
14. **M/I Homes of Central Ohio, LLC:** Ins. № 201410080133500 (sewerage & drainage)
15. **TH Midwest, Inc.:** Ins. № 201410080133490 (water)
16. **CCH II, Ltd. & LC Exchange, Ltd.:** Ins. № 201410100134802 (sewerage & drainage)
17. **Franklin County Convention Facilities Authority:** Ins. № 201410030131121 (access)
18. **Urban Restorations, LLC:** Ins. № 201410010129438 (sewerage & drainage)
19. **Land Use Plan, Ltd.:** Ins. № 201410010129437 (sewerage & drainage)
20. **Alpha Gamma Rho, Beta Chapter:** Ins. № 201409300128919 (sewerage & drainage)
21. **Meijer Stores Limited Partnership:** Ins. № 201409230125748 (sewerage & drainage)
22. **Morso Holding Company:** Ins. № 201409170122912 (sewerage & drainage)
23. **The Greene II, Ltd.:** Ins. № 201409170122913 (sewerage & drainage)

24. **Jeffrey Place New Community Authority:** Ins. № 201409100118480 (sewerage & drainage)
25. **Edwards Communities Barn, LLC:** Ins. № 201409100118478 & 201409120120969 (conservation, green space, storm-water, & erosion control)
26. **Ohio Power Company:** 201409120120967 (shared-use path & bridge)
27. **Franklin County Convention Facilities Authority:** 201409020114692 (water)
28. **Ricart Properties, Inc.:** Ins. № 201408280113376 (sewerage & drainage)
29. **Hatfield Enterprises, LLC:** Ins. № 201408220110396 (sewerage & drainage)
30. **Cannongate III LLC:** Ins. № 201408220110394 (access)
31. **The Preserve at Albany Woods LLC & The Preserve at Albany Woods Homeowners Association, Inc.:** Ins. № 201408150107134 (traffic & sidewalks)
32. **Easton Pointe, LLC:** Ins. № 201408150107132 (traffic & sidewalks)
33. **The Preserve at Albany Woods LLC & The Preserve at Albany Woods Homeowners Association, Inc.:** Ins. № 201408150107130 (sewerage & drainage)
34. **Easton Pointe, LLC:** Ins. № 201408150107128 (sewerage & drainage)
35. **Bob-Boyd Company:** Ins. № 201408150107123 (sewerage & drainage)
36. **JAZ Real Estate Holdings, LLC:** Ins. № 201408150107121 (sewerage & drainage)
37. **Columbus State Community College District:** Ins. № 201306280109431 (parkland)
38. **Hayden Lofts, LLC:** Ins. № 201407170091657 (sewerage & drainage)
39. **Columbus Corporate Center, Inc.:** Ins. № 201407230094425 (sewerage & drainage)
40. **Long and High Loan Holdings, LLC:** Ins. № 201407230094423 (traffic & sidewalk)
41. **Nationwide Mutual Insurance Company:** Ins. № 201407240095132 (sidewalk)
42. **Tower Garage LLC:** Ins. № 201407240095131 (sidewalk)
43. **Kinnear Research Associates II, LLC:** Ins. № 201407240095130 (sidewalk)
44. **Kinnear Research Associates II, LLC:** Ins. № 201407240095129 (sidewalk)
45. **Electronic Classroom of Tomorrow:** Ins. № 201411130152059 (sewerage & drainage)
46. **DT Retail Properties, LLC:** Ins. № 201411130152057 (sewerage & drainage)

SECTION 2. The City formally accepts the following easements, deeds, and other real property interests recorded in the Recorder's Office, Delaware County, Ohio, which are being used for various public purposes, including but not limited to sewerage, drainage, and associated appurtenances:

<u>GRANTOR(S)...</u>	<u>DELAWARE</u>	<u>COUNTY</u>	<u>RECORDER</u>	<u>REFERENCE...</u>	<u>(GENERAL</u>	<u>PUBLIC</u>
<u>PURPOSE)</u>						

47. **N.P. Limited Partnership:** O.R.V. 1316, Pg. 464 (sewerage & drainage)
48. **Costco Wholesale Corporation:** O.R.V. 1316, Pg. 469 (sewerage & drainage)

SECTION 3. The City formally accepts the following easements, deeds, and other real property interests recorded in the Recorder's Office, Pickaway County, Ohio, which are being used for various public purposes, including but not limited to sewerage, drainage, and associated appurtenances:

<u>GRANTOR(S)...</u>	<u>PICKAWAY COUNTY RECORDER REFERENCE...</u>	<u>(GENERAL PUBLIC PURPOSE)</u>
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49. **Columbus Regional Airport Authority:** O.R.V. 700, Pg. 1400 (sewerage & drainage)

SECTION 4. The directors of the departments of Recreation and Parks, Development, Public Utilities, Public Service, and Finance and Management are authorized to enter into associated tax agreements, as the case may be and as approved by the Columbus City Attorney, with the grantors of the real property interests identified in Sections One (1), Two (2), and Three (3) of this ordinance.

SECTION 5. This ordinance shall take effect and be in force from and after the earliest period allowed by law.