



Legislation Details (With Text)

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Type: Ordinance **Status:** Passed

File created: 2/13/2019 **In control:** Public Service & Transportation Committee

On agenda: 3/11/2019 **Final action:** 3/13/2019

Title: To authorize the City Attorney to file complaints in order to immediately appropriate and accept the remaining fee simple and lesser real estate necessary to timely complete the SRTS Sidewalks - McGuffey and Duxberry Project; and to declare an emergency. (\$936.00)

Sponsors:

Indexes:

Code sections:

Attachments:

Date	Ver.	Action By	Action	Result
3/13/2019	1	CITY CLERK	Attest	
3/12/2019	1	MAYOR	Signed	
3/11/2019	1	COUNCIL PRESIDENT	Signed	
3/11/2019	1	Columbus City Council	Approved	Pass

BACKGROUND: The City's Department of Public Service ("DPS") is performing SRTS Sidewalks - McGuffey and Duxberry (Project P590105-100114) Project ("Public Project"). The City must acquire certain fee simple title and lesser real estate located in the vicinity of Duxberry Avenue from Lexington Avenue to Hamilton Avenue (collectively, "Real Estate") in order for DPS to timely complete the Public Project. The City passed Ordinance Number 1266-2018 authorizing the City Attorney to acquire the Real Estate. Furthermore, the City also adopted Resolution 0003X-2019 establishing the City's intent to appropriate the Real Estate. The City's acquisition of the Real Estate will help make, improve, or repair certain portions of the public right-of-way of Duxberry Avenue from Lexington Avenue to Hamilton Avenue which will be open to the public without charge.

The City Attorney, pursuant to Columbus City Code Section 909.03, served notice to all of the owners of the Real Estate of the (i) Public Project's public purpose and necessity, and (ii) adoption of Resolution 0003X-2019. However, the City Attorney was unable to either locate some of the Real Estate's owner(s) or agree with some of the Real Estate's owner(s) in good faith regarding the amount of just compensation.

CONTRACT COMPLIANCE: Not applicable.

FISCAL IMPACT: Funding to appropriate the Real Estate will come from the Streets & Highways G.O. Bond fund pursuant to existing Auditor's Certificate ACDI000561-10.

EMERGENCY JUSTIFICATION: Emergency action is requested in order to acquire the Real Estate and allow DPS to timely complete the Public Project without unnecessary delay, which will preserve the public peace, health, property, safety and welfare.

To authorize the City Attorney to file complaints in order to immediately appropriate and accept the remaining fee simple and lesser real estate necessary to timely complete the SRTS Sidewalks - McGuffey and Duxberry Project; and to declare

an emergency. (\$936.00)

WHEREAS, the City intends to make, improve, or repair certain public right-of-way by completing the SRTS Sidewalks - McGuffey and Duxberry (Project P590105-100114) Project ("Public Project"); and

WHEREAS, the City intends for the City Attorney to acquire the necessary fee simple title and lesser real estate located in the vicinity of the public right-of-way of Duxberry Avenue from Lexington Avenue to Hamilton Avenue; and

WHEREAS, the City, pursuant to the passage of Ordinance Number 1266-2018 and the adoption of Resolution Number 0003X-2019, intends to authorize the City Attorney to spend City funds and file the necessary complaints to immediately appropriate and accept title to the remainder of the Real Estate; and

WHEREAS, the City intends for the Real Estate's acquisition to help make, improve, or repair certain portions of the public right-of-way of Duxberry Avenue from Lexington Avenue to Hamilton Avenue, which will be open to the public without charge; and

WHEREAS, an emergency exists in the usual daily operations of DPS in that it is immediately necessary to declare the City's intent to appropriate and accept the Real Estate in order to prevent unnecessary delay in completing the Public Project, which will preserve the public peace, property, health, welfare, and safety; and **now, therefore:**

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

SECTION 1. That the fee simple and lesser real estate associated with the project parcel numbers listed in Section Four (4) of this ordinance ("Real Estate") are (i) fully described in Resolution 0003X-2019 and incorporated into this ordinance for reference as if rewritten, and (ii) to be immediately appropriated and accepted for the public purpose of the Department of Public Service ("DPS") timely completing the SRTS Sidewalks - McGuffey and Duxberry (Project P590105-100114) Project ("Public Project").

SECTION 2. That the City declares, pursuant to the City's power and authority under the Ohio Constitution, Ohio Revised Code Sections 715.01, 717.01, 719.01, and 719.02, the City's Charter, and Columbus City Code Chapter 909, the appropriation of the Real Estate is necessary for the Public Project, because the City was unable to locate the Real Estate's owner(s) or agree in good faith with the Real Estate's owner(s) regarding the amount of just compensation to be paid by the City for the Real Estate.

SECTION 3. That the City intends to obtain immediate possession of the Real Estate for the Public Project.

SECTION 4. That the City declares that the fair market value of the Real Estate as follows:

PUBLIC PROJECT PARCEL NUMBER(S) (FMVE)

REAL ESTATE OWNER

OWNER ADDRESS

14 T FMVE \$300.00

Barron Rutledge
1406 E. Gates Street
Columbus Ohio 43206

Barbara Rutledge
6103 Pelican Place
Columbus Ohio 43081

Marilyn Ramirez

C/O Reisenfeld & Associates
3962 Red Bank Road
Cincinnati, Oh 45227

20 T FMVE \$336.00

Audrey Jackson
Angienette Jackson
1100 Duxberry Avenue
Columbus, OH 43211

37 T FMVE \$300.00

Wildflower LLC
C/O Joe Longo
8110 Humprey Hill Drive
Concord, Ohio 44077

SECTION 5. That the City Attorney is authorized to file petitions necessary to appropriate the Real Estate in the appropriate court of common pleas and impanel a jury to inquire and assess the amount of just compensation for the Real Estate.

SECTION 6. That the Real Estate's acquisition for the Public Project is required to make, improve, or repair certain portions of the public right-of-way of Duxberry Avenue and associated appurtenances, which will be open to the public without charge.

SECTION 7. That the City Attorney, in order to pay for the Real Estate's acquisition and appropriation costs for the Public Project, is authorized to spend up to Nine Hundred Thirty Six and 00/100 U.S. Dollars (\$936.00), or so much as may be needed from existing Auditor's Certificate ACDI000561-10.

SECTION 8. That the City Auditor is authorized to make any accounting changes to revise the funding source associated with this ordinance.

SECTION 9. That this ordinance, for the reasons stated in the preamble, which are made a part of this ordinance and fully incorporated for reference as if rewritten, is declared to be an emergency measure and shall take effect and be in force from and after this ordinance's adoption and approval by the Mayor or ten (10) days after its adoption if the Mayor neither approves nor vetoes this ordinance.