



Legislation Details (With Text)

File #: 0010-2026 **Version:** 1

Type: Ordinance **Status:** Passed

File created: 12/18/2025 **In control:** Housing, Homelessness, & Building Committee

On agenda: 1/26/2026 **Final action:** 1/29/2026

Title: To accept the application (AN25-019) of Central Ohio Investment Properties LLC for the annexation of certain territory containing 1.9± acres in Mifflin Township. (\$0.00)

Sponsors:

Indexes:

Code sections:

Attachments: 1. 0010-2026 AN25-019 Briefing Sheet, 2. 0010-2026 AN25-019 Legal, 3. 0010-2026 AN25-019 Plat, 4. 0010-2026 AN25-019 Service Statement

Date	Ver.	Action By	Action	Result
1/29/2026	1	CITY CLERK	Attest	
1/27/2026	1	MAYOR	Signed	
1/26/2026	1	COUNCIL PRESIDENT	Signed	
1/26/2026	1	Columbus City Council	Approved	Pass
1/12/2026	1	Columbus City Council	Read for the First Time	

BACKGROUND:

This ordinance approves the acceptance of certain territory (AN25-019) by the city of Columbus. The Ohio Revised Code stipulates that to be effective, City acceptance must take place a minimum of 60 days from the receipt by the City Clerk of the approval notice from the county. If City Council does not accept the ordinance within 120 days of its first consideration, the annexation will be considered rejected. This petition was filed with Franklin County on August 27, 2025. City Council approved a service ordinance addressing the site on September 8, 2025. Franklin County approved the annexation on October 7, 2025 and the City Clerk received notice on October 17, 2025.

FISCAL IMPACT:

Provision of municipal services does represent cost to the City; however, the annexation of land also has the potential to create revenue to the City.

To accept the application (AN25-019) of Central Ohio Investment Properties LLC for the annexation of certain territory containing 1.9± acres in Mifflin Township. (\$0.00)

WHEREAS, a petition for the annexation of certain territory in Mifflin Township was filed on behalf of Central Ohio Investment Properties LLC on August 27, 2025; and

WHEREAS, the petition was considered and approved by the Franklin County Board of Commissioners at a hearing on

October 7, 2025; and

WHEREAS, on October 17, 2025, the City Clerk received from Franklin County a certified copy of the resolution addressing the petition; and

WHEREAS, sixty days have now elapsed since receipt of the resolution in accordance with the provisions of the Ohio Revised Code; and

WHEREAS, it has become necessary in the usual daily operation it is in the best interest of the city of Columbus to accept the annexation of the territory addressed by the petition; now, therefore,

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF COLUMBUS

SECTION 1. That the annexation proposed by Central Ohio Investment Properties LLC in a petition filed with the Franklin County Board of Commissioners on August 27, 2025 and subsequently approved by the Board on October 7, 2025 is hereby accepted and said territory is hereby annexed to the city of Columbus. Said territory is described as follows:

Situate in the State of Ohio, County of Franklin, Township of Mifflin, in Quarter Township 2, Township 1, Range 17, United States Military Lands, being part of the 2 Acre tract conveyed to Central Ohio Investment Properties, LLC in Instrument Number 202309270101046, all records being of the Recorder's Office, Franklin County, Ohio and being more particularly bounded and described as follows:

COMMENCING at the northeast corner of said 2 Acre tract, at the southeast corner of a tract conveyed to 3535 Westerville LLC in Instrument Number 202108180146970, in the centerline of Westerville Road (State Route 3), width varies and in the existing City of Columbus Corporation Line as established by Case Number 342, Ordinance Number 1373-71, of record in Miscellaneous Record Volume 154, Page 176;

Thence, westerly, along part of the north line of said 2 Acre tract, along part of the south line of said 3535 Westerville LLC tract, across part of Westerville Road and along said Corporation Line, approximately 33 feet to the westerly right of way line of Westerville Road, being the **TRUE POINT OF BEGINNING** of the parcel herein intended to be described;

Thence, southerly, across said 2 Acre tract, along the westerly right of way line of Westerville Road and along said Corporation Line, approximately 106 feet to the south line of said 2 Acre tract and the north line of a 0.385 Acre tract conveyed to the City of Columbus, Ohio in Official Record Volume 27131, Page D17;

Thence, westerly, along part of the south line of said 2 Acre tract, along part of the north line of said 0.385 Acre tract, along part of the north line of a 18.8314 Acre tract conveyed to HMD Investment Properties LLC in Instrument Number 201203010028822 and along said Corporation Line, approximately 860 feet to the southwest corner of said 2 Acre tract;

Thence, northerly, along the west line of said 2 Acre tract, continuing along part of the north line of said 18.8314 Acre tract and along said Corporation Line, approximately 95 feet to the northwest corner of said 2 Acre tract, the south line of a tract conveyed to 3535 Westerville LLC in Instrument Number 201509100127498 and the existing City of Columbus Corporation Line as established by Case Number 33-99, Ordinance Number 2426-99, of record in Instrument Number 200003080046014;

Thence, easterly, along part of the north line of said 2 Acre tract, along part of the south lines of said 3535 Westerville LLC tracts and along said Corporation Line, approximately 905 feet to the **TRUE POINT OF BEGINNING**, **CONTAINING 1.9 ACRES, MORE OR LESS**. This description was prepared from record information only and is not based on a field survey. This description is for annexation purposes only. **Contiguity Length +/-1670'** Perimeter **Length +/-1966'** Contiguity= 85%

SECTION 2. That the City Clerk is hereby authorized and directed to make three copies of this ordinance to each of which shall be attached a copy of the map accompanying the petition for annexation, a copy of the transcript of proceedings of the Board of County Commissioners relating thereto, and a certificate as to the correctness thereof, the City Clerk shall then forthwith deliver one copy to the County Auditor, one copy to the Board of Elections thereof and do

such other things as may be required by law.

SECTION 3. That this ordinance shall take effect and be in force from and after the earliest period allowed by law.