



Legislation Text

File #: 0258-2018, **Version:** 1

BA17-001

Background:

A boundary adjustment between the City of Columbus and the City of Grandview Heights (Grandview Heights) has been proposed. The site is located on the eastern edge of Grandview Yard and consists of Rail Street, as well as a narrow sliver of land adjacent to Rail Street. The proposed adjustment moves the corporate boundary slightly eastward to the edge of the Grandview Yard Development. The transfer will place Rail Street and associated infrastructure in Grandview Heights, which it primarily serves. This legislation is being filed in response to the provisions of the Ohio Revised Code - section 709.37 regarding municipal boundary adjustments. Parallel legislation is being submitted to Grandview Heights Council. Columbus approval will allow the adjustment proposal to be submitted to Franklin County for finalization.

Fiscal Impact: None

To agree to an adjustment to the City's boundaries by consenting to transfer approximately 5.3+/- acres from the City of Columbus to the City of Grandview Heights.

WHEREAS, Rail Street and a narrow strip of property along the east side of Rail Street to the south of Third Avenue is located in the City of Columbus but is adjacent to a larger tract of land as part of the Grandview Yard Development located in the City of Grandview Heights; and

WHEREAS, it is the desire of the City of Columbus to transfer the subject area, comprised of Rail Street and two parcels adjacent to Rail Street, to the City of Grandview Heights which desires to accept said transfer; and

WHEREAS, the proposed transfer does not involve the transfer of territory inhabited by more than five voters; now, therefore,

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

Section 1. That in accordance with Section 709.37 of the Ohio Revised Code, the City of Columbus hereby agrees to transfer to the City of Heights the land described as follows:

Situated in the State of Ohio, County of Franklin, City of Columbus, in Sections 6 and 7, Township 5, Range 22, Refugee Lands, being comprised of part of that tract of land conveyed to NRI Equity Land Investments, LLC by deed of record in Instrument Number 200609050176555, part of that tract of land conveyed to NRI Equity Land Investments, LLC by deed of record in Instrument Number 200607310149597, part of that 1.135 acre tract of land conveyed as Parcel 14WD to the City of Columbus, Ohio by deed of record in Instrument Number 201210050150065, and part of the right of way of Rail Street, as dedicated in Plat Book 117, Page 79 and Plat Book 117, Page 68 (all references refer to the records of the Recorder's Office, Franklin County, Ohio) and more particularly bounded and described as follows:

BEGINNING at the northeasterly corner of that 0.585 acre tract conveyed to NRI Equity Land Investment, LLC by deed of record in Instrument Number 201702230025729, at the intersection of the southerly right-of-way line of 3rd Avenue and the westerly right-of-way line of Rail Street;

thence Easterly, crossing said Rail Street, a distance of approximately 65 feet to a point in the easterly right-of-way line of said Rail Street, a westerly line of that tract conveyed to The Chesapeake and Ohio Railway Company by deed of record in Deed Book 924, Page 338 (N.K.A. CSX Transportation Inc. by deeds of record in Official Records 13276A16 and 13283G13);

thence Southerly, with said easterly right-of-way line and said westerly line, a distance of approximately 36 feet to the northeasterly corner of that tract conveyed to NRI Equity Land Investments, LLC by deed of record in Instrument Number 201101110006281;

thence Westerly, continuing with said easterly right-of-way line and a northerly line of said NRI Equity Land Investments, LLC tract, a distance of approximately 10 feet to an angle point in said easterly right-of-way line;

thence Southerly, with said easterly right-of-way line, a distance of approximately 394 feet to a point;

thence Southerly, with said easterly right-of-way line, a distance of approximately 46 feet to the southwesterly corner of said NRI Equity Land Investments, LLC tract (I.N. 201101110006281);

thence Easterly, partly with the southerly line of said NRI Equity Land Investment, LLC tract (I.N. 201101110006281) and partly with the boundary of that tract conveyed to The Chesapeake and Ohio Railway Company by deed of record in Deed Book 924, Page 338 (N.K.A. CSX Transportation Inc. by deeds of record in Official Records 13276A16 and 13283G13), a distance of approximately 23 feet to a point;

thence with the boundary of said CSX tract the following courses and distances:

Southerly, a distance of approximately 751 feet to a point;

Southerly, a distance of approximately 2332 feet to a point of curvature to the left;

Southerly, with the arc of said curve, having a radius of 1299 feet, a distance of approximately 47 feet to a point;
and

Westerly, a distance of approximately 73 feet to a point in the easterly line of Reserve "B" of the subdivision entitled "Grandview Yard Southeast", of record in Plat Book 116, Page 77, in the existing City of Columbus corporation line (Ordinance Number 32774-1921) as shown in Plat Book 14, Page 20;

thence Northerly, with said corporation line, with the easterly line of said Reserve "B", and with the arc of a curve to the right, having a radius of 1374 feet, a distance of approximately 53 feet to a point;

thence Northerly, with said corporation line and the easterly line of said Reserve "B", a distance of approximately 168 feet to the southerly corner of Reserve "C" of the subdivision entitled "Rail Street Section 1", of record in Plat Book 117, Page 68, in the westerly right-of-way line of said Rail Street;

thence Northerly, with the existing City of Columbus corporation line (Ordinance Number 1650-2014) recorded in Instrument Number 201410030130838, said westerly right-of-way line, the easterly line of said Reserve "C", and with the arc of a curve to the left, having a radius of 319 feet, a distance of approximately 68 feet to a point;

thence Northerly, with said corporation line (Ord. No. 1650-2014) said westerly right-of-way line, the easterly line of said Reserve "C", and the easterly line of the subdivision entitled "Grandview Yard Phase 4B", of record in Plat Book 118, Page 47, a distance of approximately 2610 feet to a point;

thence Northerly, with said corporation Line (Ord. No. 1650-2014), said westerly right-of-way line, and said easterly line, a distance of approximately 280 feet to a point in the existing City of Columbus corporation line (Ordinance Number 32774-1921) as shown in Plat Book 14, Page 20;

thence Northerly, partially with said corporation line (Plat Book 14, Page 20) and the easterly line of said 0.585 acre tract, said westerly right-of-way line, a distance of approximately 445 feet to a point;

thence Northwesterly, with said easterly line and westerly right-of-way line, a distance of approximately 4 feet to the POINT OF BEGINNING, containing approximately 5.30 acres of land, more or less.

THE ABOVE DESCRIPTION IS FROM RECORD INFORMATION ONLY AND IS NOT TO BE USED FOR TRANSFER.

Section 2. That the City Clerk certify this ordinance to the County Commissioners of Franklin County, Ohio, for further proceedings in accordance with the law.

Section 3. That the City of Columbus agrees to the transfer of the territory described in Section 1 to the City of Grandview Heights upon approval of the petition by the Board of Franklin County Commissioners and take any necessary steps to record such acceptance.

Section 4. That this ordinance shall take effect and be in force from and after the earliest period allowed by law.