



Delaware County Commissioners

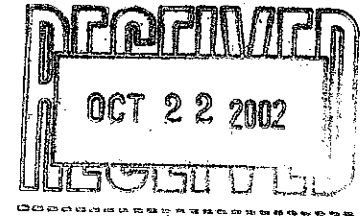
Deborah B. Martin
James D. Ward
Don Wuertz

County Administrator
David Cannon

Clerk to the Commissioners
Letha George

October 10, 2002

Ms. Dawn Nauman
Clerk of City Council
47 Hall Street
Powell, Ohio 43065



RE: Annexation of 49.552 Acres
 Liberty Township to City of Powell

Dear Ms. Nauman:

The Delaware County Commissioners in Regular Session on Monday, October 7 2002, adopted a Resolution granting Prayer of Petition for 49.552 acres, more or less, from Liberty Township to the City of Powell.

I am herewith forwarding a copy of the entire record of the annexation proceedings, along with a certified copy of the Commissioners Journal Resolution for annexation and all papers and documents that were filed with Commissioners regarding this annexation.

If you have questions, please feel free to call me at 740-833-2106.

Sincerely,

Letha George,
Clerk to the Commissioners



Delaware County Commissioners

Deborah B. Martin
James D. Ward
Don Wuertz

County Administrator
David Cannon

Clerk to the Commissioners
Letha George

RESOLUTION NO. 02-1271

IN THE MATTER OF GRANTING THE ANNEXATION PETITION OF 49.552 ACRES OF LAND
IN LIBERTY TOWNSHIP TO THE CITY OF POWELL:

It was moved by Mr. Ward, seconded by Mrs. Martin to approve the following resolution:

Whereas on September 11, 2002, the Clerk to the Board of the Delaware County Commissioners received an annexation petition filed by Stephen S. DeWeese, agent for the petitioners, of 49.552 Acres, more or less, in Liberty Township to the City of Powell.

Whereas, ORC Section 709.23-Expedited Type 2 Annexation Petition; Petitions By All Property Owners With Or Without Consent of Municipality & Township(s) – If the Municipality or Township does not file an objection within 25 days after filing of annexation, the Board at its next regular session shall enter upon its journal a resolution granting the proposed annexation.

Whereas, 25 days have passed and the Clerk of the Board has not received an objection from the City of Powell or the Township of Liberty.

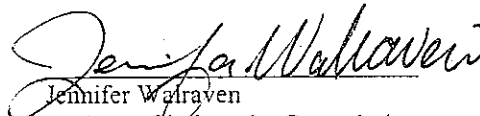
Therefore, Be It Resolved, the Delaware County Board of Commissioners grants the annexation petition request to annex 49.552 Acres, more or less, in Liberty Township to the City of Powell.

Vote on Motion Mrs. Martin Aye Mr. Wuertz Absent Mr. Ward Aye

Approved on October 7, 2002

I hereby certify that the above resolution is a true and correct copy of Commissioners' Journal No. 43, Page 515, Delaware County Commissioners Office, Delaware County, Ohio.

October 8, 2002


Jennifer Walraven
Assistant Clerk to the Commissioners

Harry C. Hershey
6704 Schreiner Street West
Worthington, OH 43085

Audrey M. Cameron
3132 Rivermill Drive
Columbus, OH 43220

Address of Property in Territory: 3419 Rutherford Road, Powell, OH 43065

Parcel No.: 31931101004000

Acreage: 28.369 acres

2. Harold D. and Patsy Coleman

Address of Property in Territory: 3303 Rutherford Road, Powell, OH 43085

Parcel Nos.: 31942202049000, 31931101002000, and 31931101003000

Acreage: 14.878 acres

3. CSX Transportation

Parcel Nos: 31942225903000 and 31931125903000

Acreage: 4.874 acres

Hocking Valley Railway

Parcel No.: 31942225903001

Acreage: 1.431 acres

**STATEMENT BY AGENT OF TERRITORY SOUGHT TO BE ANNEXED TO
THE CITY OF POWELL, OHIO**

POPULAR NAME OF TERRITORY: RUTHERFORD WEST
 AGENT'S NAME: STEPHEN S. DEWEESE
 ADDRESS: 7737 Olentangy River Road
 W. Worthington, OH 43235
 DATE: August 23, 2002

ADDRESS OF PROPERTY AND ACREAGE	NAMES OF ALL OWNERS AS THEY APPEAR ON DEED	OWNER'S ADDRESS	SIGNED PETITION
3419 Rutherford Rd. Powell, OH 43065 28.500 acres	Rutherford West Associates, an Ohio general partnership	2178 Castle Crest Dr. Worthington, OH 43085	Yes
3303 Rutherford Rd. Powell, OH 43065 15.350 acres	Harold D. and Patsy Coleman, husband and wife	3303 Rutherford Rd. Powell, OH 43065	Yes

1. Number of owners of real estate in territory: 2
2. Number of owners of real estate signing petition: 2
3. Per cent of signatures to total number of owners of real estate: 100%



 Stephen S. DeWeese, Agent


Thence S 85°34'34" E along the south right-of-way line of Rutherford Road, crossing said 28.566 acre tract, crossing said 14.907 acre tract, crossing CSX Transportation, Inc. and parallel with and 20.00 feet southerly by perpendicular measurement from the centerline of Rutherford Road and from the north line of said Lot No. 23 a distance of 601.93 feet to a point in the curved east right-of-way line of CSX Transportation, Inc.;

Thence Southerly along the curved east right-of-way line of CSX Transportation, Inc. and with a curve to the left data of which is: radius = 11,409.20 feet and sub-delta = 3°05'07", a sub-chord distance of 614.31 feet bearing S 17°11'10" E to the point of tangency;

Thence S 18°43'43" E along the east right-of-way line of CSX Transportation, Inc., along the west lines of Lots Nos. Two Hundred Fifty-two (252) and Two Hundred Fifty-three (253) in said Powell Place Phase 3, along a portion of the west line of said Lot No. 261 and along a portion of said City of Powell Corporation Line established by Ordinance No. 92-05 a distance of 1,508.87 feet to the place of beginning;

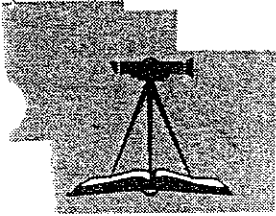
Containing 49.552 acres of land more or less.

The above description was prepared by Ted L. Robinson, Ohio Surveyor No. 5361, of C.F. Bird + R.J. Bull, Inc., Consulting Engineers & Surveyors, Columbus Ohio, partially from best available Court House records and partially from actual field surveys performed under his supervision, all in July, 2002. Basis of bearings is the centerline of Rutherford Road, being S 85°34'34" E, as shown of record in Deed Book 502, Page 115.


Ted L. Robinson
Ohio Surveyor #5361



Lot#	Parcel #	Mailing Address
	319-311-01-005-00	Goff Maguerite R 3419 Rutherford Road Powell, Ohio 43065-9734
323	319-311-01-007-000	Williams Denise A 1818 Scottglen Court Columbus, Ohio 43229
322	319-311-01-006-000 319-314-01-001-000	Triangle Properties Inc. Suite 100 470 Olde Worthington Road Westerville, Ohio 43082-8913
3991	319-311-02-008-000	Centex Homes Suite 10 2550 Corporate Exchange Drive Columbus, Ohio 43231
3990	319-311-02-007-000	
3989	319-311-02-008-000	
3988	319-311-02-009-000	
3987	319-311-02-010-000	
3986	319-311-02-011-000	
3985	319-311-02-012-000	
3984	319-311-02-013-000	
3983	319-311-02-014-000	
3982	319-311-02-015-000	
3981	319-311-02-017-000	
3980	319-311-02-018-000	
3979	319-311-02-019-000	
1903	419-310-01-055-000	Walton Edward S Eleanor B 3980 Liberty Road Delaware, Ohio 43015
1902	419-310-01-054-000	Mcmillan Joseph B Deborah L 3984 Liberty Road Powell, Ohio 43065



Delaware County Engineer

Chris Bauserman, P.E., P.S.
County Engineer

Scott A. Pike, P.E.
Chief Deputy Engineer

RECEIVED

September 5, 2002

Delaware County Commissioners
101 North Sandusky Street
Delaware, Ohio 43015

Honorable Commissioners,

Subject: Annexation Petition

Transmitted herewith is information regarding an annexation petition received on September 3, 2002 of lots/lands 49.552 acres, more or less, in Liberty Township petitioned to be annexed to the City of Powell. This letter shall serve as approval / disapproval of the submitted plat and description as required by the final statement of resolution No. 02-955 Section 1.0.

Upon Review and in accordance with Section 1.0 of Resolution No. 02-955 (Establishing General Orders for the Hearing of Annexation Petitions), the annexation plat and description was found to be:

APPROVED

DISAPPROVED (see below, information is either missing or incorrect)

- | | | |
|---|---|---|
| <input type="checkbox"/> The type of annexation requested | <input type="checkbox"/> Not a metes and bounds description | <input type="checkbox"/> Not a readable scale |
| <input type="checkbox"/> Multiple sheets | <input type="checkbox"/> Bearings and Distances | <input type="checkbox"/> Not all public roads shown/denoted |
| <input type="checkbox"/> Adjoining municipal corporation limits | <input type="checkbox"/> Public land survey system | <input type="checkbox"/> Subdivision references |
| <input type="checkbox"/> Lot numbers | <input type="checkbox"/> Identification / Situate information | <input type="checkbox"/> Acreage |
| <input type="checkbox"/> Length of County / Township roads | <input type="checkbox"/> North Arrow | <input type="checkbox"/> Map Scale |
| <input type="checkbox"/> Date, name, and seal of surveyor | | |

If the annexation is of type Expedited II under ORC Sections 709.021 and 709.023 it shall also need the following

- | | | |
|---|--|--|
| <input type="checkbox"/> Total length of contiguity | <input type="checkbox"/> Total length of perimeter | <input type="checkbox"/> Calculated percentage of contiguity |
| <input type="checkbox"/> Statement about unincorporated islands | | |

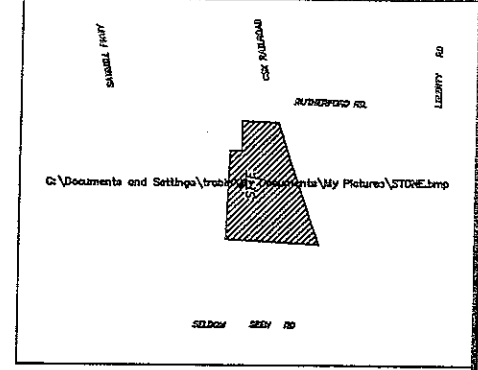
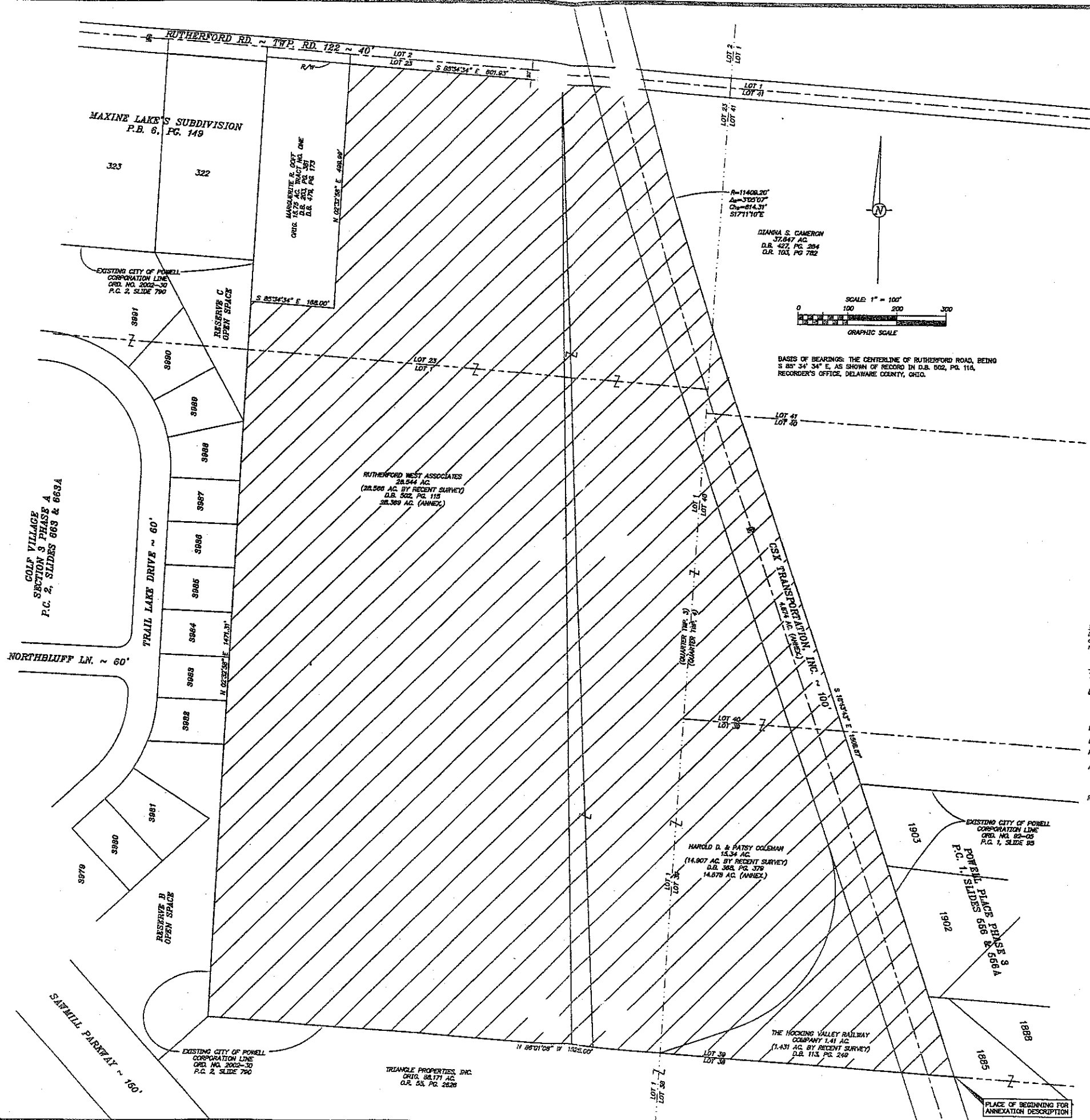
Additional Comment(s):

Sincerely,

DELAWARE COUNTY ENGINEER

Chris Bauserman, P.E., P.S.
County Engineer
Delaware County

wfs
cc: File



MAP OF TERRITORY TO BE ANNEXED TO CITY OF POWELL
NO SCALE

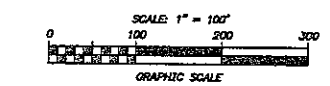
**PROPOSED ANNEXATION OF
49.552 ACRES±**

SITUATED IN THE STATE OF OHIO, COUNTY OF DELAWARE,
TOWNSHIP OF LIBERTY, IN LOTS NOS. 1 AND 23, QUARTER
TOWNSHIP 3 NORTH, RANGE 19 WEST, AND
IN LOTS NOS. 39, 40 AND 41, QUARTER TOWNSHIP 4,
TOWNSHIP 3 NORTH, RANGE 19 WEST,
UNITED STATES MILITARY LANDS

Annexation Type: Expedited II

Perimeter Length: 6,389.5 Feet
Contiguity Length: 3524.1 Feet
Contiguity Percent: 55.1%

There are no unincorporated islands within the proposed
area of annexation.



BASES OF BEARINGS: THE CENTERLINE OF RUTHERFORD ROAD, BEING
S 83° 34' 34" E AS SHOWN OF RECORD IN D.B. 602, PG. 115,
RECORDER'S OFFICE, DELAWARE COUNTY, OHIO.

I hereby certify that this plan was prepared by C.F. Bird &
R.J. Bull, Inc. from the best available Court House records
and partially from an actual field survey performed under
my supervision in July, 2002.

Ted L. Robinson, Ohio Surveyor No. 5361

Date: _____



LEGEND

Existing City of Powell Corporation Line

Proposed City of Powell Corporation Line

Area to be Annexed

Rutherford Road Frontage - Top. Rd. 122 - 602± L.F.



C.F. BIRD & R.J. BULL, INC.
Engineers and Surveyors
2875 W. Dublin-Granville Road
Columbus, Ohio 43235

ANNEX. NO. _____ ORD. NO. _____

RUTHERFORD WEST ASSOCIATES, ET/AL
TO THE
CITY OF POWELL, OHIO
FROM
TOWNSHIP OF LIBERTY 49.552± AC.

DATE: _____ SCALE: 1" = 100'

EXISTING CITY OF POWELL
CORPORATION LINE
ORD. NO. 2002-30
P.C. 2, SLIDE 790

TRIANGLE PROPERTIES, INC.
OHIO, 88,171 AC.
O.R. 53, PG. 2526

HAROLD D. & PATSY COLEMAN
15.34 AC.
(14,907 AC. BY RECENT SURVEY)
D.B. 368, PG. 376
14,879 AC. (ANNEX.)

THE HOOKING VALLEY RAILWAY
COMPANY 1.41 AC.
(1.431 AC. BY RECENT SURVEY)
D.B. 113, PG. 249

EXISTING CITY OF POWELL
CORPORATION LINE
ORD. NO. 85-05
P.C. 1, SLIDE 38

POWELL PLACE PHASE 3
P.C. 1, SLIDES 666 & 668A

PLACE OF BEGINNING FOR
ANNEXATION DESCRIPTION