



GROVE CITY, OHIO - CITY COUNCIL Agenda

March 4, 2024

7:00 PM

Regular Meeting

Call to Order	Roll Call	Approval of Minutes	Welcome & Reading of Agenda
<u>Presentation</u>	SW Franklin County Historical Society Annual Report		

LANDS:

<u>Ordinance C-11-24</u>	Accept the Transfer of 23.471± acres from GC Beulah Park Investments LLC. First reading.
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SERVICE:

<u>Ordinance C-08-24</u>	Direct the City Administrator to cause the closing of Broadway for Arts-in-the-Alley and the Wine & Arts Festival. Second reading and public hearing.
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SAFETY:

<u>Ordinance C-12-24</u>	Repeal Chapter 732 titled Medical Marijuana and Section 1135.09(b)(15) titled Medical Marijuana Cultivation, Processing, or Retail Dispensing of Medical Marijuana Prohibited in All Districts, of the Codified Ordinances of Grove City, Ohio. First reading.
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FINANCE:

<u>Ordinance C-52-23</u>	Amend Various Sections of the Codified Ordinances to create an additional Deputy City Administrator position. Second reading and public hearing.
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<u>Ordinance C-09-24</u>	Authorize the City Administrator to convey excess Personal Property to the South-Western City School District for use in Educational Training Programs. Second reading and public hearing.
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<u>Ordinance C-10-24</u>	Levying Special Assessments for the construction of various Sidewalks in the City of Grove City. Second reading.
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Call for New Business	Call for Dept. Reports & Closing Comments	Adjourn
<u>ON FILE</u>	Minutes of: 2/20/24, 2/24/24, 2/27/24 meetings of Council	

Date: 02-27-24
Introduced By: Burroughs
Committee: Lands
Originated By: Mr. Berry
Approved: _____
Emergency: 30 Days: X
Current Expense: _____

No.: C-11-24
1st Reading: 03/04/24
Public Notice: 03/05/24
2nd Reading: 03/18/24
Passed: _____ Rejected: _____
Codified: _____ Code No: _____
Passage Publication: _____

ORDINANCE C-11-24

AN ORDINANCE TO ACCEPT THE TRANSFER OF 23.471⁺ ACRES FROM GC BEULAH PARK INVESTMENTS LLC

WHEREAS, GC Beulah Park Investments LLC (Beulah) currently owns the following parcels in the Beulah Park Subdivision: Parcel No. 040-016215-00 consisting of 12.293⁺ acres, Parcel No. 040-016216-00 consisting of 2.504⁺ acres, and Parcel No. 040-017179-00 consisting of 8.674⁺ acres (Collectively known as the Property); and

WHEREAS, the Property includes all of the conservation easement area and the sculpture park; and

WHEREAS, Beulah wishes to transfer the Property to the City; and

WHEREAS, this transfer would give the City control and maintenance over the Property and enable the City to relocate the bike path on Park Street on front of Lots 153-166 (as approved in Resolution CR-21-20) to the rear of those lots upon approval of an amended plat (Ordinance C-43-21) and development plan (Resolution CR-21-20).

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF GROVE CITY, STATE OF OHIO, THAT:

SECTION 1. Council hereby authorizes acceptance of 23.471⁺ acres from GC Beulah Park Investments LLC as described in Exhibit "A".

SECTION 2. This Ordinance shall take effect at the earliest date permitted by law.

Christine Houk, President of Council

Passed:

Richard L. Stage, Mayor

Effective:

Attest:

Tami K. Kelly, MMC, Clerk of Council

I certify that this
ordinance is correct as to form.

Stephen J. Smith, Director of Law

Exhibit A

Parcel 1:

Situated in the State of Ohio, County of Franklin, City of Grove City, Virginia Military Survey No. 1388, and being 12.721 acres out of a 212.706 acre parcel (deed) conveyed to GC Beulah Park Investments LLC by the instrument filed as Instrument Number 201610060116210 (hereafter referred to as "Grantor", all document references are to the records of Franklin County), the said 12.721 acre parcel also being more particularly described as follows:

COMMENCING FOR REFERENCE at F.C.G.S. Monument 1236 at the intersection of Southwest Boulevard (variable width) and Demarest Road (variable width), at the southwesterly corner of that 2.456 acre tract of land conveyed as Parcel No. 7, for Southwest Boulevard right-of-way purposes, to City of Grove City, by deed of record in Deed Book 3727, Page 432, at the northwesterly corner of a 1.940 acre tract of land conveyed as Parcel No. 6, for Southwest Boulevard right-of-way purposes, to City of Grove City, by deed of record in Deed Book 3859, Page 640 and in the east line of the plat entitled West Grove North Section No. 1, by deed of record in Plat Book 63, Page 16, said Monument No. F.C.G.S. 1236, being South 03 degrees 14 minutes 40 seconds East a distance of 1532.09 feet from F.C.G.S. Monument 1906 and North 03 degrees 14 minutes 40 seconds East a distance of 1751.48 feet from F.C.G.S. Monument 5131;

Thence South 03 degrees 14 minutes 40 seconds West, along the centerline of said Demarest Road, a distance of 1424.23 feet to a point;

Thence, South 86 degrees 45 minutes 20 seconds East for a distance of 2352.14 feet to an iron pin set at the Grantor's northerly corner, on the southeasterly line of Reserve "D" of Beulah Park Section 1 filed as Plat Book volume 127, page 49, and on the westerly right-of-way line of Beulah Park Drive as dedicated by the said plat of Beulah Park Section 1, the said pin being the TRUE POINT OF BEGINNING of the parcel herein described.

Thence along the Grantor's northeasterly line, South 45 degrees 33 minutes 11 seconds East for a distance of 70.00 feet to an iron pin set on the southwesterly right-of-way line of Beulah Way as dedicated by the said plat of Beulah Park Section 1;

Thence continuing along the Grantor's northeasterly line and along the said southwesterly right-of-way line the following courses:

With a curve to the right, said curve having a central angle of 89 degrees 39 minutes 26 seconds, a radius of 20.00 feet, an arc length of 28.13 feet, and a long chord which bears North 84 degrees 44 minutes 32 seconds East for a distance of 25.89 feet to an iron pin set;

South 54 degrees 53 minutes 45 seconds East for a distance of 220.78 feet to an iron pin set;

With a curve to the left, said curve having a central angle of 26 degrees 09 minutes 43 seconds, a radius of 1285.00 feet, an arc length of 388.72 feet, and a long chord which bears South 68 degrees 00 minutes 36 seconds East for a distance of 381.66 feet to an iron pin set;

South 81 degrees 05 minutes 28 seconds East for a distance of 26.79 feet to an iron pin set;

With a curve to the right, said curve having a central angle of 12 degrees 44 minutes 54 seconds, a radius of 585.00 feet, an arc length of 125.71 feet, and a long chord which bears South 74 degrees 43 minutes 01 seconds East for a distance of 125.45 feet to an iron pin set;

With a curve to the right, said curve having a central angle of 56 degrees 50 minutes 31 seconds, a radius of 20.00 feet, an arc length of 19.84 feet, and a long chord which bears South 39 degrees 33 minutes 19 seconds East for a distance of 19.04 feet to an iron pin set on the Grantor's easterly line and on the westerly right-of-way line of Columbus Street as dedicated by the said plat of Beulah Park Section 1;

Thence along the Grantor's easterly line and along the said westerly right-of-way line the following courses:

With a curve to the left, said curve having a central angle of 29 degrees 22 minutes 07 seconds, a radius of 100.00 feet, an arc length of 51.26 feet, and a long chord which bears South 26 degrees 11 minutes 07 seconds East for a distance of 50.70 feet to an iron pin set;

With a curve to the right, said curve having a central angle of 39 degrees 03 minutes 28 seconds, a radius of 20.00 feet, an arc length of 13.65 feet, and a long chord which bears South 21 degrees 19 minutes 26 seconds East for a distance of 13.38 feet to an iron pin set;

With a curve to the right, said curve having a central angle of 12 degrees 52 minutes 56 seconds, a radius of 285.00 feet, an arc length of 59.38 feet, and a long chord which bears South 04 degrees 39 minutes 45 seconds West for a distance of 59.46 feet to an iron pin set;

With a curve to the left, said curve having a central angle of 29 degrees 43 minutes 33 seconds, a radius of 285.00 feet, an arc length of 147.86 feet, and a long chord which bears South 03 degrees 45 minutes 33

seconds East for a distance of 146.21 feet to an iron pin set;

South 18 degrees 37 minutes 20 seconds East for a distance of 97.72 feet to an iron pin set;

With a curve to the right, said curve having a central angle of 18 degrees 04 minutes 44 seconds, a radius of 20.00 feet, an arc length of 6.31 feet, and a long chord which bears South 09 degrees 34 minutes 58 seconds East for a distance of 6.28 feet to an iron pin set at the Grantor's southeasterly corner and at the northeasterly corner of a parcel conveyed to Townsend Construction Company by the instrument filed as Instrument Number 201902070015452;

Thence along the Grantor's southerly line and along the northerly line of the said Townsend Construction Company parcel the following course:

North 73 degrees 28 minutes 56 seconds West for a distance of 556.48 feet to an iron pin set;

North 72 degrees 39 minutes 54 seconds West for a distance of 110.80 feet to an iron pin set;

North 61 degrees 41 minutes 47 seconds West for a distance of 88.10 feet to an iron pin set;

North 62 degrees 03 minutes 41 seconds West for a distance of 341.57 feet to an iron pin set;

With a curve to the left, said curve having a central angle of 59 degrees 56 minutes 49 seconds, a radius of 150.00 feet, an arc length of 156.94 feet, and a long chord which bears South 87 degrees 57 minutes 52 seconds West for a distance of 149.88 feet to an iron pin set;

South 57 degrees 59 minutes 25 seconds West for a distance of 369.49 feet to an iron pin set;

With a curve to the right, said curve having a central angle of 33 degrees 23 minutes 45 seconds, a radius of 400.00 feet, an arc length of 233.15 feet, and a long chord which bears South 74 degrees 41 minutes 18 seconds West for a distance of 229.86 feet to an iron pin set at the Grantor's southwesterly corner and at an interior corner of the said Townsend Construction Company parcel;

Thence along the Grantor's westerly line and along the easterly line of the said Townsend Construction Company parcel the following course:

With a curve to the right, said curve having a central angle of 05 degrees 28 minutes 47 seconds, a radius of 715.00 feet, an arc length of 68.38 feet, and a long chord which bears North 00 degrees 12 minutes 51 seconds East for a distance of 68.36 feet to an iron pin set;

North 02 degrees 57 minutes 14 seconds East for a distance of 143.06 feet to an iron pin set;

With a curve to the left, said curve having a central angle of 32 degrees 08 minutes 07 seconds, a radius of 265.00 feet, an arc length of 148.63 feet, and a long chord which bears North 67 degrees 32 minutes 43 seconds East for a distance of 146.89 feet to an iron pin set;

North 51 degrees 28 minutes 40 seconds East for a distance of 411.70 feet to an iron pin set;

North 02 degrees 52 minutes 15 seconds East for a distance of 70.00 feet to an iron pin set at the Grantor's northwesterly corner, at the northeasterly corner of the said Townsend Construction Company parcel, on the southerly line of the said Reserve "D";

Thence along the Grantor's northerly line and along the southerly line of the said Reserve "D" the following course:

South 87 degrees 07 minutes 45 seconds East for a distance of 8.47 feet to an iron pin set;

With a curve to the left, said curve having a central angle of 48 degrees 27 minutes 26 seconds, a radius of 270.00 feet, an arc length of 228.35 feet, and a long chord which bears North 68 degrees 38 minutes 32 seconds East for a distance of 221.60 feet to the TRUE POINT OF BEGINNING, containing 12.721 acres, more or less.

Less and excepting therefrom all public rights-of-way. Subject to all covenants, restrictions, reservations and easements contained in any instrument by deed of record pertaining to the above described tract of land.

All iron pins called as set are 5/8" x 30" rebar with yellow plastic cap stamped "CESO".

The basis of bearing is based on a bearing of North 05 degrees 14 minutes 40 seconds East for the centerline of Demarest Road between Franklin County Monuments F.C.G.S. 5131, F.C.G.S. 1236 AND F.C.G.S. 1906, as shown on the Centerline Survey Plat, sheet 1 of 2 for Demarest Road and available at the Franklin County Engineer's Office.

Commonly known as: 0 Park Street, Grove City, OH 43123

Tax Parcel Nos.: 040-016215-00

Parcel 2:

Situated in the State of Ohio, County of Franklin, City of Grove City, Virginia Military Survey No. 1388, and being 2.504 acres out of a 212.706 acre parcel (dead) conveyed to GC Beulah Park Investments LLC by the instrument filed as Instrument Number 201610060116210 (hereafter referred to as "Grantor", all document references are to the records of Franklin County), the said 2.504 acre parcel also being more particularly described as follows:

COMMENCING FOR REFERENCE at an iron pin set at the northeasterly corner of Grant's Addition to Beulah as shown in Plat Book volume 5, page 130, also being on the westerly line of a parcel conveyed to The Baltimore and Ohio Railroad Company by the instrument filed as Deed Book volume 592, page 1, and to CSX Corporation as successor by merger by the instrument filed as Official Record volume 13276, page B15;

Thence along the westerly line of the said railroad property, North 32 degrees 39 minutes 50 seconds East for a distance of 360.91 feet to an iron pin set, passing iron pins set at 60.93 feet and 130.93 feet, the first said pin being the TRUE POINT OF BEGINNING of the parcel herein described.

Thence crossing through the lands of the Grantor, North 71 degrees 54 minutes 40 seconds West for a distance of 436.80 feet to an iron pin set on the Grantor's westerly line and on the easterly right-of-way line of Columbus Street as dedicated by the plat of Beulah Park Section 1 filed as Plat Book volume 127, page 49;

Thence along the Grantor's westerly line and along the said easterly right-of-way line the following courses:

North 18 degrees 37 minutes 20 seconds West for a distance of 154.47 feet to an iron pin set;

With a curve to the right, said curve having a central angle of 25 degrees 06 minutes 16 seconds, a radius of 215.00 feet, an arc length of 94.20 feet, and a long chord which bears North 06 degrees 04 minutes 12 seconds West for a distance of 93.45 feet to an iron pin set at the Grantor's northwesterly corner and at the southwesterly corner of a parcel conveyed to Glacial Apt OZ LLC by the instrument filed as Instrument Number 201907120085303;

Thence along the Grantor's northerly line and along the southerly line of the said Glacial Apt OZ LLC parcel the following courses:

South 83 degrees 31 minutes 04 seconds East for a distance of 13.46 feet to an iron pin set;

South 72 degrees 38 minutes 18 seconds East for a distance of 37.31 feet to an iron pin set;

South 69 degrees 10 minutes 25 seconds East for a distance of 257.22 feet to an iron pin set;

South 71 degrees 54 minutes 40 seconds East for a distance of 311.97 feet to an iron pin set at the Grantor's northeasterly corner, at the southeasterly corner of the said Glacial Apt OZ LLC parcel, and on the westerly line of the said railroad property;

Thence along the Grantor's easterly line and along the said westerly line of the said railroad property, South 32 degrees 39 minutes 50 seconds West for a distance of 206.65 feet to the TRUE POINT OF BEGINNING, containing 2.504 acres, more or less.

Less and excepting therefrom all public rights-of-way. Subject to all covenants, restrictions, reservations and easements contained in any instrument by deed of record pertaining to the above described tract of land.

All iron pins called as set are 5/8" x 30" rebar with yellow plastic cap stamped "CESO".

The basis of bearing is based on a bearing of North 05 degrees 14 minutes 40 seconds East for the centerline of Demorest Road between Franklin County Monuments F.C.G.S. 5131, F.C.G.S. 1236 AND F.C.G.S. 1906, as shown on the Centerline Survey Plat, sheet 1 of 2 for Demorest Road and available at the Franklin County Engineer's Office.

Commonly known as: 0 Park Street, Grove City, OH 43123

Tax Parcel No.: 040-016216-00

Parcel 3:

Situated in the City of Grove City, County of Franklin, and State of Ohio, and described as follows:

Being Reserve "E" in BEULAH PARK SECTION 2, as the same is lettered and delineated upon the recorded plat thereof, of record in Plat Book 132, Page 1, Recorder's Office, Franklin County, Ohio.

Commonly known as: 0 Park Street, Grove City, Ohio 43123

Tax Parcel No.: 040-017179-00

GENERAL WARRANTY DEED

GC Beulah Park Investments LLC, an Ohio limited liability company *aka* GC Beulah Investments LLC, an Ohio limited liability company (“Grantor”), for valuable consideration paid, hereby grants with general warranty covenants to the **City of Grove City, Ohio** (“Grantee”), an Ohio municipal corporation, whose tax mailing address is 4035 Broadway, Grove City, Ohio 43123, that certain real property as more particularly described in **Exhibit A** attached hereto and incorporated herein by reference thereto (the “Property”).

Commonly known as: 0 Park Street, 0 Park Street, & 0 Park Street, Grove City, OH 43123

Tax Parcel Nos.: 040-016215-00, 040-016216-00 & 040-017179-00

Prior Instrument Nos: 202002240027212, 202002240027210 and 202309050090449

Grantor, for itself and its successors and assigns, covenants that it is the owner of the Property in fee simple and has the right and power to convey the Property, and that the Property is free and clear from all liens and encumbrances, except (a) easements, restrictions, conditions and covenants of record; (b) all legal highways; (c) zoning and building laws, ordinances, rules and regulations; (d) any and all taxes and assessments, whether general or special, which are a lien on the Property but are not yet payable; and (e) the easements and reservations of rights as set forth herein.

The Property is subject to the community development charge created by a declaration of covenants and restrictions, as may be amended and/or restated from time to time, and as recorded in Franklin County, Ohio as Instrument Numbers 201907090083215, 201909190122668 and 201911070148887. Pursuant to Section 349.07 of the Ohio Revised Code, the community development charge shall be a lien against the Property. Any conveyance of all or any part of an interest in the Property (a) shall include in any purchase agreement relating to that conveyance and in any deed or other instrument conveying the Property the requirements of this provision and of Section 349.07 of the Ohio Revised Code, and (b) shall include in the deed or other instrument conveying all or any portion of the Property a requirement that each successor owner include the covenants set forth in this Section and Section 349.07 of the Ohio Revised Code in any future instrument conveying title to the Property. This paragraph is included herein as required by Section 349.07 of the Ohio Revised Code and does not create an obligation on the Grantee, an Ohio municipal corporation, to pay the community development charge created by the recorded instruments referenced herein or any amendments thereto or by any action by the Community Authority Board established by the recorded instruments.

The Property is partially encumbered by that certain Conservation Easement dated February 6, 2017, as recorded as Instrument Number 201702070018982 in the Recorder’s Office, Franklin County, Ohio, as more particularly described therein. Any transfer or conveyance of the Property is subject to the notice provisions set forth therein. The referenced Conservation Easement shall not merge with the fee simple title of the Property. The Property shall continue to be encumbered with said Conservation Easement in accordance with the terms and conditions contained therein.

The Property is partially encumbered by that certain Stormwater Best Management Practices Post-Construction Operation and Maintenance Agreement dated December 28, 2021, as recorded as Instrument Number 202112300233927 in the Recorder’s Office, Franklin County, Ohio, as more particularly described therein. Any transfer or conveyance of the Property is subject to the notice provisions set forth therein. The referenced Easement shall not merge with the fee simple title of the Property. The Property shall continue to be encumbered with said Easement in accordance with the terms and conditions contained therein. Grantee agrees to assume all responsibilities for the Best Management Practices as set forth therein.

The Property is being conveyed to the Grantee solely for the public purpose of passive and active recreational public use as a public park and for no other use.

Signature and notary acknowledgment follow on the next page.

Balance of page has been left blank.

GC BEULAH PARK INVESTMENTS LLC, an Ohio limited liability company *aka* GC BEULAH INVESTMENTS LLC, an Ohio limited liability company

By: _____
Patrick J. Kelley, Manager

STATE OF OHIO)
) SS:
COUNTY OF FRANKLIN)

Before me, personally appeared the above-named Patrick J. Kelley, Manager of **GC BEULAH PARK INVESTMENTS LLC, an Ohio limited liability company aka GC BEULAH INVESTMENTS LLC, an Ohio limited liability company**, who acknowledged that he did sign the foregoing instrument and that the same is his free act and deed.

In Witness Whereof, I have hereunto set my hand and official seal on this ____ day of February 2024.

NOTARY PUBLIC

This instrument was prepared by *Kagay, Albert, Diehl, Acklin & Groeber LLC*, Attorneys at Law
141 East Town Street, Suite 101, Columbus, Ohio 43215

Acceptance by Grantee

City of Grove City, Ohio

By: _____
Charles W. Boso, Jr., City Administrator

STATE OF OHIO)
) SS:
COUNTY OF FRANKLIN)

Before me, personally appeared the above-named Charles W. Boso, Jr., City Administrator of **City of Grove City, Ohio**, who acknowledged that he did sign the foregoing instrument and that the same is his free act and deed.

In Witness Whereof, I have hereunto set my hand and official seal on this ____ day of _____ 2024.

NOTARY PUBLIC

Exhibit A

Parcel 1:

Situated in the State of Ohio, County of Franklin, City of Grove City, Virginia Military Survey No. 1388, and being 12.721 acres out of a 212.706 acre parcel (deed) conveyed to GC Beulah Park Investments LLC by the instrument filed as Instrument Number 201610060136210 (hereafter referred to as "Grantor", all document references are to the records of Franklin County), the said 12.721 acre parcel also being more particularly described as follows:

COMMENCING FOR REFERENCE at F.C.G.S. Monument 1236 at the intersection of Southwest Boulevard (variable width) and Demorest Road (variable width), at the southwesterly corner of that 2.456 acre tract of land conveyed as Parcel No. 7, for Southwest Boulevard right-of-way purposes, to City of Grove City, by deed of record in Deed Book 3727, Page 452, at the northwesterly corner of a 1.940 acre tract of land conveyed as Parcel No. 6, for Southwest Boulevard right-of-way purposes, to City of Grove City, by deed of record in Deed Book 3859, Page 640 and in the east line of the plat entitled West Grove North Section No. 1, by deed of record in Plat Book 63, Page 16, said Monument No. F.C.G.S. 1236, being South 03 degrees 14 minutes 40 seconds East a distance of 1532.09 feet from F.C.G.S. Monument 1906 and North 03 degrees 14 minutes 40 seconds East a distance of 1751.48 feet from F.C.G.S. Monument 5131;

Thence South 03 degrees 14 minutes 40 seconds West, along the centerline of said Demorest Road, a distance of 1424.25 feet to a point;

Thence, South 86 degrees 45 minutes 20 seconds East for a distance of 2352.14 feet to an iron pin set at the Grantor's northerly corner, on the southeasterly line of Reserve "D" of Beulah Park Section 1 filed as Plat Book volume 127, page 49, and on the westerly right-of-way line of Beulah Park Drive as dedicated by the said plat of Beulah Park Section 1, the said pin being the TRUE POINT OF BEGINNING of the parcel herein described.

Thence along the Grantor's northeasterly line, South 45 degrees 35 minutes 11 seconds East for a distance of 70.00 feet to an iron pin set on the southwesterly right-of-way line of Beulah Way as dedicated by the said plat of Beulah Park Section 1;

Thence continuing along the Grantor's northeasterly line and along the said southwesterly right-of-way line the following courses:

With a curve to the right, said curve having a central angle of 80 degrees 39 minutes 26 seconds, a radius of 20.00 feet, an arc length of 28.15 feet, and a long chord which bears North 84 degrees 44 minutes 32 seconds East for a distance of 25.89 feet to an iron pin set;

South 54 degrees 55 minutes 45 seconds East for a distance of 220.78 feet to an iron pin set;

With a curve to the left, said curve having a central angle of 26 degrees 09 minutes 43 seconds, a radius of 1285.00 feet, an arc length of 586.75 feet, and a long chord which bears South 68 degrees 00 minutes 36 seconds East for a distance of 581.66 feet to an iron pin set;

South 81 degrees 05 minutes 28 seconds East for a distance of 26.79 feet to an iron pin set;

With a curve to the right, said curve having a central angle of 12 degrees 44 minutes 54 seconds, a radius of 565.00 feet, an arc length of 125.71 feet, and a long chord which bears South 74 degrees 43 minutes 01 seconds East for a distance of 125.45 feet to an iron pin set;

With a curve to the right, said curve having a central angle of 56 degrees 50 minutes 31 seconds, a radius of 20.00 feet, an arc length of 19.84 feet, and a long chord which bears South 39 degrees 55 minutes 19 seconds East for a distance of 19.04 feet to an iron pin set on the Grantor's easterly line and on the westerly right-of-way line of Columbus Street as dedicated by the said plat of Beulah Park Section 1;

Thence along the Grantor's easterly line and along the said westerly right-of-way line the following courses:

With a curve to the left, said curve having a central angle of 29 degrees 22 minutes 07 seconds, a radius of 100.00 feet, an arc length of 51.26 feet, and a long chord which bears South 26 degrees 11 minutes 07 seconds East for a distance of 50.70 feet to an iron pin set;

With a curve to the right, said curve having a central angle of 39 degrees 05 minutes 28 seconds, a radius of 20.00 feet, an arc length of 13.65 feet, and a long chord which bears South 21 degrees 19 minutes 26 seconds East for a distance of 13.38 feet to an iron pin set;

With a curve to the right, said curve having a central angle of 12 degrees 52 minutes 56 seconds, a radius of 265.00 feet, an arc length of 59.58 feet, and a long chord which bears South 04 degrees 39 minutes 45 seconds West for a distance of 59.46 feet to an iron pin set;

With a curve to the left, said curve having a central angle of 29 degrees 43 minutes 33 seconds, a radius of 285.00 feet, an arc length of 147.86 feet, and a long chord which bears South 03 degrees 45 minutes 33

seconds East for a distance of 146.21 feet to an iron pin set;

South 18 degrees 37 minutes 20 seconds East for a distance of 97.72 feet to an iron pin set;

With a curve to the right, said curve having a central angle of 18 degrees 04 minutes 44 seconds, a radius of 20.00 feet, an arc length of 6.31 feet, and a long chord which bears South 09 degrees 34 minutes 58 seconds East for a distance of 6.28 feet to an iron pin set at the Grantor's southeasterly corner and at the northeasterly corner of a parcel conveyed to Townsend Construction Company by the instrument filed as Instrument Number 201902070015452;

Thence along the Grantor's southerly line and along the northerly line of the said Townsend Construction Company parcel the following courses:

North 73 degrees 28 minutes 56 seconds West for a distance of 556.48 feet to an iron pin set;

North 72 degrees 39 minutes 54 seconds West for a distance of 110.80 feet to an iron pin set;

North 61 degrees 41 minutes 47 seconds West for a distance of 88.10 feet to an iron pin set;

North 62 degrees 03 minutes 41 seconds West for a distance of 341.57 feet to an iron pin set;

With a curve to the left, said curve having a central angle of 59 degrees 56 minutes 49 seconds, a radius of 150.00 feet, an arc length of 156.94 feet, and a long chord which bears South 87 degrees 57 minutes 52 seconds West for a distance of 149.88 feet to an iron pin set;

South 57 degrees 59 minutes 25 seconds West for a distance of 369.49 feet to an iron pin set;

With a curve to the right, said curve having a central angle of 33 degrees 23 minutes 45 seconds, a radius of 400.00 feet, an arc length of 233.15 feet, and a long chord which bears South 74 degrees 41 minutes 18 seconds West for a distance of 229.86 feet to an iron pin set at the Grantor's southwesterly corner and at an interior corner of the said Townsend Construction Company parcel;

Thence along the Grantor's westerly line and along the easterly line of the said Townsend Construction Company parcel the following courses:

With a curve to the right, said curve having a central angle of 05 degrees 28 minutes 47 seconds, a radius of 715.00 feet, an arc length of 68.38 feet, and a long chord which bears North 00 degrees 12 minutes 51 seconds East for a distance of 68.36 feet to an iron pin set;

North 02 degrees 57 minutes 14 seconds East for a distance of 143.06 feet to an iron pin set;

With a curve to the left, said curve having a central angle of 32 degrees 08 minutes 07 seconds, a radius of 265.00 feet, an arc length of 148.63 feet, and a long chord which bears North 67 degrees 32 minutes 43 seconds East for a distance of 146.69 feet to an iron pin set;

North 51 degrees 28 minutes 40 seconds East for a distance of 411.70 feet to an iron pin set;

North 02 degrees 52 minutes 15 seconds East for a distance of 70.00 feet to an iron pin set at the Grantor's northwesterly corner, at the northeasterly corner of the said Townsend Construction Company parcel, on the southerly line of the said Reserve "D";

Thence along the Grantor's northerly line and along the southerly line of the said Reserve "D" the following courses:

South 87 degrees 07 minutes 45 seconds East for a distance of 8.47 feet to an iron pin set;

With a curve to the left, said curve having a central angle of 48 degrees 27 minutes 26 seconds, a radius of 270.00 feet, an arc length of 228.35 feet, and a long chord which bears North 68 degrees 38 minutes 32 seconds East for a distance of 221.60 feet to the TRUE POINT OF BEGINNING, containing 12.721 acres, more or less.

Less and excepting therefrom all public rights-of-way. Subject to all covenants, restrictions, reservations and easements contained in any instrument by deed of record pertaining to the above described tract of land.

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The basis of bearing is based on a bearing of North 03 degrees 14 minutes 40 seconds East for the centerline of Demorest Road between Franklin County Monuments F.C.G.S. 5131, F.C.G.S. 1236 AND F.C.G.S. 1906, as shown on the Centerline Survey Plat, sheet 1 of 2 for Demorest Road and available at the Franklin County Engineer's Office.

Commonly known as: 0 Park Street, Grove City, OH 43123

Tax Parcel Nos.: 040-016215-00

Parcel 2:

Situated in the State of Ohio, County of Franklin, City of Grove City, Virginia Military Survey No. 1388, and being 2.504 acres out of a 212.706 acre parcel (deed) conveyed to GC Beulah Park Investments LLC by the instrument filed as Instrument Number 201610060136210 (hereafter referred to as “Grantor”, all document references are to the records of Franklin County), the said 2.504 acre parcel also being more particularly described as follows:

COMMENCING FOR REFERENCE at an iron pin set at the northeasterly corner of Grant’s Addition to Beulah as shown in Plat Book volume 5, page 130, also being on the westerly line of a parcel conveyed to The Baltimore and Ohio Railroad Company by the instrument filed as Deed Book volume 592, page 1, and to CSX Corporation as successor by merger by the instrument filed as Official Record volume 13276, page B15;

Thence along the westerly line of the said railroad property, North 32 degrees 39 minutes 50 seconds East for a distance of 360.91 feet to an iron pin set, passing iron pins set at 60.93 feet and 130.93 feet, the first said pin being the TRUE POINT OF BEGINNING of the parcel herein described.

Thence crossing through the lands of the Grantor, North 71 degrees 54 minutes 40 seconds West for a distance of 436.80 feet to an iron pin set on the Grantor’s westerly line and on the easterly right-of-way line of Columbus Street as dedicated by the plat of Beulah Park Section 1 filed as Plat Book volume 127, page 49;

Thence along the Grantor’s westerly line and along the said easterly right-of-way line the following courses:

North 18 degrees 37 minutes 20 seconds West for a distance of 154.47 feet to an iron pin set;

With a curve to the right, said curve having a central angle of 25 degrees 06 minutes 16 seconds, a radius of 215.00 feet, an arc length of 94.20 feet, and a long chord which bears North 06 degrees 04 minutes 12 seconds West for a distance of 93.45 feet to an iron pin set at the Grantor’s northwesterly corner and at the southwest corner of a parcel conveyed to Glacial Apt OZ LLC by the instrument filed as Instrument Number 201907120085303;

Thence along the Grantor’s northerly line and along the southerly line of the said Glacial Apt OZ LLC parcel the following courses:

South 83 degrees 31 minutes 04 seconds East for a distance of 13.46 feet to an iron pin set;

South 72 degrees 38 minutes 18 seconds East for a distance of 37.31 feet to an iron pin set;

South 69 degrees 10 minutes 25 seconds East for a distance of 257.22 feet to an iron pin set;

South 71 degrees 54 minutes 40 seconds East for a distance of 311.97 feet to an iron pin set at the Grantor’s northeasterly corner, at the southeasterly corner of the said Glacial Apt OZ LLC parcel, and on the westerly line of the said railroad property;

Thence along the Grantor’s easterly line and along the said westerly line of the said railroad property, South 32 degrees 39 minutes 50 seconds West for a distance of 206.65 feet to the TRUE POINT OF BEGINNING, containing 2.504 acres, more or less.

Less and excepting therefrom all public rights-of-way. Subject to all covenants, restrictions, reservations and easements contained in any instrument by deed of record pertaining to the above described tract of land.

All iron pins called as set are 5/8” x 30” rebar with yellow plastic cap stamped “CESO”.

The basis of bearing is based on a bearing of North 03 degrees 14 minutes 40 seconds East for the centerline of Demorest Road between Franklin County Monuments F.C.G.S. 5131, F.C.G.S. 1236 AND F.C.G.S. 1906, as shown on the Centerline Survey Plat, sheet 1 of 2 for Demorest Road and available at the Franklin County Engineer’s Office.

Commonly known as: 0 Park Street, Grove City, OH 43123

Tax Parcel Nos.: 040-016216-00

Parcel 3:

Situated in the City of Grove City, County of Franklin, and State of Ohio, and described as follows:

Being Reserve “E” in BEULAH PARK SECTION 2, as the same is lettered and delineated upon the recorded plat thereof, of record in Plat Book 132, Page 1, Recorder’s Office, Franklin County, Ohio.

Commonly known as: 0 Park Street, Grove City, Ohio 43123

Tax Parcel No.: 040-017179-00

Date: 02-09-24
Introduced By: Dew
Committee: Service
Originated By: Mr. Holt
Sponsor: _____
Emergency: 30 Days: X
Current Expense: _____

No.: C-08-24
1st Reading: 02-20-24
Public Notice: 02-21-24
2nd Reading: 03-04-24
Passed: _____ Rejected: _____
Codified: _____ Code No: _____
Passage Publication: _____

ORDINANCE C-08 -24

AN ORDINANCE TO DIRECT THE CITY ADMINISTRATOR TO CAUSE THE CLOSING OF BROADWAY FOR ARTS-IN-THE-ALLEY AND THE WINE AND ARTS FESTIVAL

WHEREAS, in accordance with Section 3.07(3) of the City Charter, the City Administrator shall perform other duties as required by Ordinance; and

WHEREAS, the Grove City Area Chamber of Commerce has continuously operated Arts-in-the-Alley since 1980; and

WHEREAS, during that time, this event has grown out of the alley and onto Broadway and the surrounding streets of the Town Center, until COVID occurred in 2020; and

WHEREAS, the Wine & Arts Festival has also grown in size to command the use of Broadway until COVID occurred in 2020; and

WHEREAS, these events bring customers to local merchants in the Town Center and many of the merchants have shared that they have experienced a loss of revenue that used to carry them through the end of the year, since moving these events off Broadway; and

WHEREAS, many merchants and residents have expressed their desire to see these events return to Broadway and the surrounding streets; and

WHEREAS, utilizing the new Town Center Park location has its share of challenges, some of which include the ability to get equipment delivered due to narrower roads; no room for expansion; a natural flow and connection to all exhibits; mobility issues; and

WHEREAS, utilizing the streets, rather than a grassy area, allows for better participation for all.

NOW THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF GROVE CITY, STATE OF OHIO, THAT:

SECTION 1. The City Administrator is hereby directed to cause the proper action to be taken in order for Arts-in-the Alley and The Wine & Arts Festival to be held on Broadway and other needed streets in the Town Center for the 2024 events and thereafter.

SECTION 2. The Administration shall support the requested dates from Grove City Area Chamber of Commerce and the Heart of Grove City for the respective events to cause the event to be held on the historic Broadway location.

SECTION 3. This ordinance shall take effect at the earliest opportunity allowed by law.

Christine Houk, President of Council

Passed:
Effective:

Richard L. Stage, Mayor

Attest:

Tami K. Kelly, MMC, Clerk of Council

I Certify that this ordinance is correct as to form.

Stephen J. Smith, Director of Law

Date: 02/27/24
Introduced By: Anderson
Committee: Safety
Originated By: Mr. Holt
Approved: _____
Emergency: 30 Days: X
Current Expense: _____

No.: C-12-24
1st Reading: 03/04/24
Public Notice: 03/05/24
2nd Reading: 03/18/24
Passed: _____ Rejected: _____
Codified: _____ Code No: _____
Passage Publication: _____

ORDINANCE C-12-24

AN ORDINANCE TO REPEAL CHAPTER 732 TITLED MEDICAL MARIJUANA AND SECTION 1135.09(b)(15) TITLED MEDICAL MARIJUANA CULTIVATION, PROCESSING, OR RETAIL DISPENSING OF MEDICAL MARIJUANA PROHIBITED IN ALL DISTRICTS OF THE CODIFIED ORDINANCES OF THE CITY OF GROVE CITY, OHIO

WHEREAS, on May 25, 2016, the Ohio General Assembly passed Substitute House Bill 523, which allows individuals with a qualifying medical condition, on the recommendation of a physician, to apply to the State, and upon approval of their application receive an identification card allowing them to obtain, possess, and use medical marijuana for the treatment of said condition and thereafter became effective on September 9, 2016; and

WHEREAS, pursuant to home rule authority found in Article XVIII of the Constitution of the State of Ohio, the City Charter, and the Ohio Revised Code, Grove City enacted Ordinance C-46-17 amending various Sections of the Codified Ordinances to prohibit the cultivation, processing and retail distribution of medical marijuana in all zoning districts; and

WHEREAS, the State Legislature adopted rules establishing standards and procedures for the medical marijuana control program; and

WHEREAS, medical marijuana has been established for many years and the provisions in the Grove City Codified Ordinances are no longer necessary.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF GROVE CITY, STATE OF OHIO, THAT:

SECTION 1. Chapter 732, titled Medical Marijuana, is hereby repealed.

SECTION 2. Section 1135.09(b)(15), titled Medical Marijuana Cultivation, Processing, or Retail Dispensing of Medical Marijuana Prohibited in All Districts, is hereby repealed.

SECTION 3. This Ordinance shall take effect at the earliest date permitted by law.

Christine Houk, President of Council

Passed:

Richard L. Stage, Mayor

Effective:

Attest:

Tami K. Kelly, MMC, Clerk of Council

I certify that this
ordinance is correct as to form.

Stephen J. Smith, Director of Law

Date: 12/12/23
Introduced By: Mr. Holt
Committee: Finance
Originated By: Mayor Stage
Approved: _____
Emergency: 30 Days: X
Current Expense: _____

No.: C-52-23
1st Reading: 12/18/23
Public Notice: 12/19/23
2nd Reading: 01/02/23
Passed: _____ Rejected: _____
Codified: _____ Code No: _____
Passage Publication: _____

ORDINANCE C-52-23

AN ORDINANCE TO AMEND VARIOUS SECTIONS OF THE CODIFIED ORDINANCES TO CREATE AN ADDITIONAL DEPUTY CITY ADMINISTRATOR POSITION

WHEREAS, in 2007, the City of Grove City enacted Ordinance C-99-07 creating a position of Deputy City Administrator to provide support for the City Administrator for the City of Grove City; and

WHEREAS, since that time, the City has grown substantially both in terms of population and workforce; and,

WHEREAS, additionally, the number of City staff and responsibilities has also grown necessitating the need for an additional Deputy City Administrator.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF GROVE CITY, STATE OF OHIO, THAT:

SECTION 1. Section 133.06 is hereby amended as follows:

133.06 DUTIES AND RESPONSIBILITIES.

(a) The Deputy City Administrator **positions** shall be appointed by the City Administrator. ~~He or she~~ **The Deputy City Administrators** shall have no fixed term of office, but shall serve at the pleasure of the Mayor. ~~This~~ **These** positions may be a full-time or part-time position, as designated by the City Administrator.

(b) During the absence of the City Administrator, ~~the~~ **a** Deputy City Administrator **shall be assigned by the City Administrator** to assume all of the powers of the City Administrator. This position shall be under the immediate supervision of the City Administrator.

(c) The duties of the Deputy City Administrators shall be, but are not necessarily limited to, assisting the City Administrator in all his or her duties. The Deputy City Administrators shall also assist other administrative department heads when so requested.

(d) Nothing in this chapter shall be interpreted or construed to preclude the designation of ~~the~~ **a** Deputy City Administrator to additional positions or offices, including the right to serve as the head of a department, without compensation, within the framework of the Charter.

SECTION 2. Section 161.10 is hereby amended, in part, as follows:

<i>Job#</i>	<i>Organization Identification</i>	<i>Job Title</i>	<i>FLSA Exemption</i>	<i>Classification Plan</i>	<i>FTE Maximum Number</i>	<i>PTE Maximum Number</i>	<i>Pay Grade</i>	<i>Minimum/ Maximum</i>
1112	Administration	Deputy City Administrator	E	U	4 <u>2</u>		11	\$46.17 - 73.00

SECTION 3. This Ordinance shall take effect at the earliest date permitted by law.

Ted A. Berry, President of Council

Passed:

Richard L. Stage, Mayor

Effective:

Attest:

Tami K. Kelly, MMC, Clerk of Council

I certify that this
ordinance is correct as to form.

Stephen J. Smith, Director of Law

Date: 02/12/24
Introduced By: Sigrist
Committee: Finance
Originated By: Mayor Stage
Approved: _____
Emergency: 30 Days: X
Current Expense: _____

No.: C-09-24
1st Reading: 02/20/24
Public Notice: 02/21/24
2nd Reading: 03/04/24
Passed: _____ Rejected: _____
Codified: _____ Code No: _____
Passage Publication: _____

ORDINANCE C-09-24

AN ORDINANCE AUTHORIZING THE CITY ADMINISTRATOR TO CONVEY EXCESS PERSONAL PROPERTY TO THE SOUTH-WESTERN CITY SCHOOL DISTRICT FOR USE IN EDUCATIONAL PROGRAMS

WHEREAS, the City has four vehicles, a 2010 Ford F-250 (Vin #1FTBF2B61BEA79835); a 2011 Ford F-250 (Vin#1F7TX2B60BEC78295); a 2016 Ford Explorer (VIN#1FM5K8AR1GGC61498); and a 2019 Ford Explorer (VIN#1FM5K8AR3KGB44563), that are no longer needed for public use and/or are unsuitable for public use due to the current condition of the vehicles; and

WHEREAS, the City believes that donating these vehicles to the South-Western City School District to be used for educational programs, helps the students develop skills that will make them more competitive in today's job market.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF GROVE CITY, STATE OF OHIO, THAT:

SECTION 1. Per Section 133.05, this Council hereby allows for the donation of the vehicles described above to the South-Western City School District for educational programs.

SECTION 2. The City Council hereby authorizes the City Administrator to take all necessary actions to convey, at no cost, the vehicles described above to the South-Western City School District.

SECTION 3. This Ordinance shall take effect at the earliest opportunity allowed by law.

Christine Houk, President of Council

Passed:

Richard L. Stage, Mayor

Effective:

Attest:

Tami K. Kelly, MMC, Clerk of Council

I certify that this
ordinance is correct as to form.

Stephen J. Smith, Director of Law

Date: 02/14/24
Introduced By: Mr. Holt
Committee: Finance
Originated By: Clerk
Sponsor: _____
Emergency: 30 Days: _____
Current Expense: _____

No.: C-10-24
1st Reading: 02/20/24
Public Notice: 02/21/24
2nd Reading: 03/04/24
Passed: _____ Rejected: _____
Codified: _____ Code No: _____
Passage Publication: _____

ORDINANCE C-10-24

AN ORDINANCE LEVYING SPECIAL ASSESSMENTS FOR THE CONSTRUCTION OF VARIOUS SIDEWALKS IN THE CITY OF GROVE CITY, OHIO

WHEREAS, this Council did, on the 06TH day of March, 2023 duly adopt Resolution No. CR-12-23 declaring the necessity of constructing certain sidewalks in front of properties abutting Addison Dr., Angela Dr., Eleanor Ave., Haughn Rd., Kingston Ave., Parlin Dr., and Reaver Ave., in accordance with Ohio Revised Code Section 729; and

WHEREAS, the City of Grove City has subsequently constructed that portion of such sidewalks which were not constructed by the owners of the property abutting thereon; and

WHEREAS, a list of the estimated assessments of the total cost of said construction, and that portion being paid by the City, has been prepared and placed on file in the office of the Clerk of this Council; and

WHEREAS, notice was published in accordance with State Law and no objections were filed with respect to the estimated assessments.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF GROVE CITY, STATE OF OHIO, THAT:

SECTION 1. The list of estimated assessments of the cost of constructing certain sidewalks in the City of Grove City, Ohio as provided for in said Resolution CR-12-23 heretofore reported to this Council and now on file in the office of the Clerk of this Council, and aggregating in the amounts as shown on the attached exhibit for the sidewalks be and the same hereby are adopted and confirmed.

SECTION 2. The several amounts of said assessments, as foresaid, be and the same hereby are assessed and levied upon the lots and lands bounding and abutting upon said improvements.

SECTION 3. It is hereby determined that said assessments, as aforesaid, do not exceed the special benefits resulting from said improvements and do not exceed any statutory limitation.

SECTION 4. The Clerk of this Council be and she hereby is authorized and directed to continue on file in her office a list of said assessments and the description of said lots and lands.

SECTION 5. The total assessment against each lot and parcel of land shall be payable in cash to the Director of Finance of said City within thirty days after the passage of this ordinance, or, at the option of the property owner, assessed in twenty (20) annual installments. All assessments and installments thereof which have not been paid at the expiration of said thirty-day period shall be certified by the Clerk of this Council to the County Auditor to be placed by him on the tax duplicate and collected at the same time and in the same manner as other taxes are collected, as provided by law.

SECTION 6. The Clerk of this Council be and she hereby is authorized and directed to cause notice of the passage of this ordinance to be published in the manner provided by law.

SECTION 7. The Clerk of this Council be and she hereby is authorized and directed to cause notice of the levy of these assessments herein provided for to be filed with the County Auditor within forty-five days following the passage of this ordinance.

SECTION 8. This Legislative Authority hereby finds and determines that all formal actions taken relative to the adoption of this ordinance were taken in an open meeting of this legislative authority, and that all deliberations of this legislative authority and of its committees, if any, which resulted in formal action, were taken in meetings open to the public, in full compliance with applicable legal requirements, including Section 121.22 of the Ohio Revised Code.

SECTION 9. This ordinance shall take effect at the earliest opportunity allowed by law.

Christine Houk, President of Council

Passed:

Richard L. Stage, Mayor

Effective:

Attest:

Tami K. Kelly, MMC, Clerk of Council

I certify that this
ordinance is correct as to form.

Stephen J. Smith, Director of Law

EXHIBIT A
2023 SIDEWALK PROGRAM PROPERTY
SUMMARY FINAL COST OF SPECIAL ASSESSMENT

ANGELA DRIVE/HAUGHN ROAD/KINGSTON ROAD				
Summary of Final Cost of Special Assessment				
Address	Parcel ID	Total Construction Cost	FINAL City Construction Cost	FINAL Resident Construction Cost
4283 HAUGHN RD	040-000663	\$ 4,528.10	\$ 2,264.05	\$ 2,264.05
3103 KINGSTON ROAD	040-000935	\$ 8,350.10	\$ 4,175.05	\$ 4,175.05
4249 HAUGHN ROAD	040-000937	\$ 1,949.70	\$ 1,219.40	\$ 730.30
4401 HAUGHN ROAD	040-001218	\$ -	\$ -	\$ -
4357 HAUGHN ROAD	040-001272	\$ 4,338.70	\$ 2,169.35	\$ 2,169.35
4323 HAUGHN ROAD	040-001359	\$ 4,782.60	\$ 2,391.30	\$ 2,391.30
4419 HAUGHN ROAD	040-001763	\$ 5,192.60	\$ 2,596.30	\$ 2,596.30
4427 HAUGHN ROAD	040-001764	\$ 6,485.80	\$ 3,242.90	\$ 3,242.90
4435 HAUGHN ROAD	040-001768	\$ 120.00	\$ 120.00	\$ -
4338 HAUGHN ROAD	040-002151	\$ -	\$ -	\$ -
4315 HAUGHN ROAD	040-002473	\$ 6,277.90	\$ 3,138.95	\$ 3,138.95
4333 HAUGHN ROAD	040-002475	\$ 4,830.30	\$ 2,415.15	\$ 2,415.15
4351 HAUGHN ROAD	040-002477	\$ 4,393.90	\$ 2,196.95	\$ 2,196.95
4361 HAUGHN ROAD	040-002478	\$ 4,638.00	\$ 2,319.00	\$ 2,319.00
4365 HAUGHN ROAD	040-002480	\$ 5,105.30	\$ 2,552.65	\$ 2,552.65
4375 HAUGHN ROAD	040-002481	\$ 5,311.20	\$ 2,655.60	\$ 2,655.60
3115 ANGELA DRIVE	040-002482	\$ 10,664.30	\$ 5,332.15	\$ 5,332.15
3259 ANGELA DRIVE	040-002513	\$ 5,412.70	\$ 3,151.90	\$ 2,260.80
3235 ANGELA DRIVE	040-002537	\$ 8,036.95	\$ 4,077.10	\$ 3,959.85
3135 ANGELA DRIVE	040-002552	\$ 10,653.80	\$ 5,326.90	\$ 5,326.90
3147 ANGELA DRIVE	040-002553	\$ 5,151.00	\$ 2,575.50	\$ 2,575.50
3155 ANGELA DRIVE	040-002554	\$ 5,466.00	\$ 2,733.00	\$ 2,733.00
3163 ANGELA DRIVE	040-002555	\$ 5,925.70	\$ 2,962.85	\$ 2,962.85
3171 ANGELA DRIVE	040-002556	\$ 4,934.20	\$ 2,467.10	\$ 2,467.10
3181 ANGELA DRIVE	040-002557	\$ 5,333.30	\$ 2,666.65	\$ 2,666.65
3189 ANGELA DRIVE	040-002558	\$ 4,614.20	\$ 2,307.10	\$ 2,307.10
3199 ANGELA DRIVE	040-002559	\$ 5,637.10	\$ 2,818.55	\$ 2,818.55
3207 ANGELA DRIVE	040-002560	\$ 6,147.50	\$ 3,073.75	\$ 3,073.75
3215 ANGELA DRIVE	040-002561	\$ 5,992.50	\$ 2,996.25	\$ 2,996.25
3225 ANGELA DRIVE	040-002562	\$ 2,167.30	\$ 1,083.65	\$ 1,083.65
3100 ANGELA DRIVE	040-002563	\$ 3,738.60	\$ 1,869.30	\$ 1,869.30
3110 ANGELA DRIVE	040-002564	\$ 6,137.70	\$ 3,068.85	\$ 3,068.85
3120 ANGELA DRIVE	040-002565	\$ 5,837.50	\$ 2,918.75	\$ 2,918.75
3130 ANGELA DRIVE	040-002566	\$ 3,771.70	\$ 1,885.85	\$ 1,885.85
3138 ANGELA DRIVE	040-002567	\$ 3,928.50	\$ 1,964.25	\$ 1,964.25
3148 ANGELA DRIVE	040-002568	\$ 8,703.90	\$ 4,351.95	\$ 4,351.95
4300 ELEANOR AVENUE	040-002570	\$ 9,477.70	\$ 4,798.85	\$ 4,678.85
4299 ELEANOR AVENUE	040-002571	\$ 3,490.10	\$ 1,805.05	\$ 1,685.05
3188 ANGELA DRIVE	040-002572	\$ 134.00	\$ 67.00	\$ 67.00

EXHIBIT A
2023 SIDEWALK PROGRAM PROPERTY
SUMMARY FINAL COST OF SPECIAL ASSESSMENT

ANGELA DRIVE/HAUGHN ROAD/KINGSTON ROAD (Continued)				
Summary of Final Cost of Special Assessment				
Address	Parcel ID	Total Construction Cost	FINAL City Construction Cost	FINAL Resident Construction Cost
3198 ANGELA DRIVE	040-002573	\$ 3,741.00	\$ 1,870.50	\$ 1,870.50
3206 ANGELA DRIVE	040-002574	\$ 1,526.70	\$ 763.35	\$ 763.35
3214 ANGELA DRIVE	040-002575	\$ 2,839.10	\$ 1,419.55	\$ 1,419.55
3222 ANGELA DRIVE	040-002576	\$ 6,265.20	\$ 3,132.60	\$ 3,132.60
3230 ANGELA DRIVE	040-002577	\$ 3,221.30	\$ 1,610.65	\$ 1,610.65
3260 ANGELA DRIVE	040-002580	\$ 2,694.70	\$ 1,498.10	\$ 1,196.60
4343 HAUGHN ROAD	040-003124	\$ 3,343.20	\$ 1,671.60	\$ 1,671.60
4367 HAUGHN ROAD	040-003126	\$ 6,026.30	\$ 3,013.15	\$ 3,013.15
REAYER AVENUE/PARLIN DRIVE				
Summary of Final Cost of Special Assessment				
Address	Parcel ID	Total Construction Cost	FINAL City Construction Cost	FINAL Resident Construction Cost
3446 REAYER AVENUE	040-003533	\$ 2,505.76	\$ 1,252.88	\$ 1,252.88
3440 REAYER AVENUE	040-003534	\$ 2,353.20	\$ 1,176.60	\$ 1,176.60
3434 REAYER AVENUE	040-003535	\$ 306.00	\$ 153.00	\$ 153.00
3428 REAYER AVENUE	040-003536	\$ 110.16	\$ 55.08	\$ 55.08
3422 REAYER AVENUE	040-003537	\$ 2,705.14	\$ 1,352.57	\$ 1,352.57
3416 REAYER AVENUE	040-003538	\$ -	\$ -	\$ -
3410 REAYER AVENUE	040-003539	\$ 2,815.28	\$ 1,407.64	\$ 1,407.64
3404 REAYER AVENUE	040-003540	\$ 2,185.20	\$ 1,092.60	\$ 1,092.60
3398 REAYER AVENUE	040-003541	\$ 1,727.04	\$ 863.52	\$ 863.52
3392 REAYER AVENUE	040-003542	\$ -	\$ -	\$ -
3384 REAYER AVENUE	040-003543	\$ 1,653.12	\$ 826.56	\$ 826.56
3378 REAYER AVENUE	040-003544	\$ 1,816.96	\$ 908.48	\$ 908.48
3370 REAYER AVENUE	040-003545	\$ 2,836.86	\$ 1,418.43	\$ 1,418.43
2827 PARLIN DRIVE	040-003546	\$ 7,992.88	\$ 5,196.44	\$ 2,796.44
2826 PARLIN DRIVE	040-003547	\$ 8,272.56	\$ 5,336.28	\$ 2,936.28
3340 REAYER AVENUE	040-003548	\$ 347.44	\$ 347.44	\$ -
3334 REAYER AVENUE	040-003549	\$ 2,292.96	\$ 1,146.48	\$ 1,146.48
3328 REAYER AVENUE	040-003550	\$ 2,480.40	\$ 1,240.20	\$ 1,240.20
3322 REAYER AVENUE	040-003551	\$ 2,759.80	\$ 1,379.90	\$ 1,379.90
3316 REAYER AVENUE	040-003552	\$ 2,539.00	\$ 1,269.50	\$ 1,269.50
3308 REAYER AVENUE	040-003553	\$ 2,443.92	\$ 1,221.96	\$ 1,221.96
3300 REAYER AVENUE	040-003554	\$ 2,816.64	\$ 1,408.32	\$ 1,408.32
3294 REAYER AVENUE	040-003555	\$ 2,853.44	\$ 1,426.72	\$ 1,426.72
3288 REAYER AVENUE	040-003556	\$ 1,323.92	\$ 803.36	\$ 520.56
3280 REAYER AVENUE	040-003557	\$ 2,513.16	\$ 1,256.58	\$ 1,256.58

EXHIBIT A
2023 SIDEWALK PROGRAM PROPERTY
SUMMARY FINAL COST OF SPECIAL ASSESSMENT

REAVER AVENUE/PARLIN DRIVE (Continued) Summary of Final Cost of Special Assessment				
Address	Parcel ID	Total Construction Cost	FINAL City Construction Cost	FINAL Resident Construction Cost
3272 REAVER AVENUE	040-003558	\$ 2,639.28	\$ 1,319.64	\$ 1,319.64
3271 REAVER AVENUE	040-003559	\$ 1,679.92	\$ 1,041.96	\$ 637.96
3279 REAVER AVENUE	040-003560	\$ 1,751.04	\$ 875.52	\$ 875.52
3287 REAVER AVENUE	040-003561	\$ 2,410.32	\$ 1,205.16	\$ 1,205.16
3293 REAVER AVENUE	040-003562	\$ 2,417.04	\$ 1,208.52	\$ 1,208.52
3299 REAVER AVENUE	040-003563	\$ 2,566.24	\$ 1,283.12	\$ 1,283.12
3307 REAVER AVENUE	040-003564	\$ 2,504.40	\$ 1,252.20	\$ 1,252.20
3315 REAVER AVENUE	040-003565	\$ 2,644.64	\$ 1,322.32	\$ 1,322.32
3321 REAVER AVENUE	040-003566	\$ 2,116.44	\$ 1,058.22	\$ 1,058.22
3327 REAVER AVENUE	040-003567	\$ 2,564.18	\$ 1,362.89	\$ 1,201.29
3333 REAVER AVENUE	040-003568	\$ 1,578.36	\$ 789.18	\$ 789.18
3339 REAVER AVENUE	040-003569	\$ -	\$ -	\$ -
2850 PARLIN AVENUE	040-003570	\$ 9,175.22	\$ 6,030.01	\$ 3,145.21
2847 PARLIN DRIVE	040-003571	\$ 9,516.08	\$ 6,038.84	\$ 3,477.24
3369 REAVER AVENUE	040-003572	\$ 2,360.32	\$ 1,180.16	\$ 1,180.16
3377 REAVER AVENUE	040-003573	\$ 586.56	\$ 293.28	\$ 293.28
3385 REAVER AVENUE	040-003574	\$ 2,680.16	\$ 1,340.08	\$ 1,340.08
3393 REAVER AVENUE	040-003575	\$ 2,922.14	\$ 1,461.07	\$ 1,461.07
3401 REAVER AVENUE	040-003576	\$ 2,081.52	\$ 1,040.76	\$ 1,040.76
3407 REAVER AVENUE	040-003577	\$ 2,603.84	\$ 1,301.92	\$ 1,301.92
3415 REAVER AVENUE	040-003578	\$ 1,755.12	\$ 877.56	\$ 877.56
3421 REAVER AVENUE	040-003579	\$ 2,292.12	\$ 1,146.06	\$ 1,146.06
3427 REAVER AVENUE	040-003580	\$ 2,190.54	\$ 1,095.27	\$ 1,095.27
3431 REAVER AVENUE	040-003581	\$ 2,283.84	\$ 1,141.92	\$ 1,141.92
3439 REAVER AVENUE	040-003582	\$ 1,810.64	\$ 905.32	\$ 905.32
3445 REAVER AVENUE	040-003583	\$ 2,795.20	\$ 1,397.60	\$ 1,397.60
3451 REAVER AVENUE	040-003584	\$ 4,224.76	\$ 3,312.38	\$ 912.38
3457 REAVER AVENUE	040-003585	\$ 2,558.00	\$ 1,279.00	\$ 1,279.00
3461 REAVER AVENUE	040-003586	\$ 2,953.28	\$ 1,476.64	\$ 1,476.64
3467 REAVER AVENUE	040-003587	\$ 2,480.32	\$ 1,240.16	\$ 1,240.16
3475 REAVER AVENUE	040-003588	\$ 2,418.72	\$ 1,209.36	\$ 1,209.36
3481 REAVER AVENUE	040-003589	\$ 2,528.56	\$ 1,264.28	\$ 1,264.28
3487 REAVER AVENUE	040-003590	\$ 2,722.28	\$ 1,361.14	\$ 1,361.14
2900 ADDISON DRIVE	040-003591	\$ 8,103.28	\$ 4,132.44	\$ 3,970.84
2880 ADDISON DRIVE	040-003592	\$ 6,937.60	\$ 3,468.80	\$ 3,468.80
3486 REAVER AVENUE	040-003593	\$ 2,191.20	\$ 1,095.60	\$ 1,095.60
3480 REAVER AVENUE	040-003594	\$ 1,875.84	\$ 937.92	\$ 937.92
3474 REAVER AVENUE	040-003595	\$ 2,437.40	\$ 1,284.35	\$ 1,153.05