

TEMPORARY ORDINANCE NO. 23-14

PERMANENT ORDINANCE NO. _____

AN ORDINANCE TO ACCEPT AN EASEMENT NECESSARY FOR THE CONSTRUCTION OF A SANITARY SEWER

WHEREAS, the engineering improvement plans are approved prior to acceptance;

BE IT ORDAINED BY COUNCIL OF THE CITY OF LANCASTER, FAIRFIELD COUNTY, STATE OF OHIO

SECTION 1. The following easement be accepted as shown in the attachment:

<u>PROPERTY OWNER</u>	<u>PERMANENT EASEMENT</u>	<u>EXHIBIT</u>
Renkas Properties, LLC	0.079 Acres	A & C
<u>PROPERTY OWNER</u>	<u>TEMPORARY EASEMENT</u>	<u>EXHIBIT</u>
Renkas Properties, LLC	0.093 Acres	B & C

SECTION 2. That this ordinance shall take effect and be in force from and after the earliest period allowed by law.

Passed: _____ after _____ reading. Vote: Yeas _____ Nays _____

Date Approved: _____

Clerk: _____

President of Council

Mayor

Offered by: _____

Second by: _____

Requested by Water/Water Pollution Control Committee

I, Teresa L. Sandy, Clerk of Council do hereby certify that on _____, 2014 and _____, 2014 the Lancaster Eagle Gazette published the summary of this ordinance in accordance with Ohio Revised Code 731.24.

Clerk of Council

SEWER EASEMENT - 0.079 ACRE PARCEL

Situated in the State of Ohio, County of Fairfield, City of Lancaster, located in Section 7, Township 14, Range 18 and being part of a 6.071 acre tract (Parcel Number 0535026100) conveyed to Renkas Properties, LLC. as recorded in Official Record Volume 1552, Page 0347, all references being to those of record in the Recorder's Office, Fairfield County, Ohio, and being more particularly bounded and described as follows:

Commencing at a point marking the intersection of the southerly right-of-way line of Canal Street with the easterly right-of-way line of South Columbus Street;

Thence along the easterly right-of-way line of South Columbus Street, **South 08°33'27" East, 93.09 feet** to a point and being the **Point of Beginning** for the **0.079 acre Sewer Easement** herein to be described;

Thence leaving the easterly right-of-way line of South Columbus Street across said 6.071 acre tract the following two (2) courses and distances;

North 87°19'03" East, 57.11 feet to a point; and . . .

North 24°17'38" East, 62.48 feet to a point in the northerly line of said 6.071 acre tract;

Thence along said northerly line, **South 81°53'50" East, 26.03 feet** to a point;

Thence leaving the northerly line across said 6.071 acre tract the following two (2) courses and distances;

South 24°17'38" West, 85.06 feet to a point; and . . .

South 87°19'03" West, 69.86 feet to a point in the easterly right-of-way line of South Columbus Street;

Thence along said right-of-way line, **North 08°33'27" West, 25.13 feet** to the **Point of Beginning** and containing **0.079 acres**, according to a previous survey conducted by Jobes Henderson and Associates, Inc. in September of 2014.

Exhibit A
Continued

SEWER EASEMENT - 0.079 ACRE PARCEL

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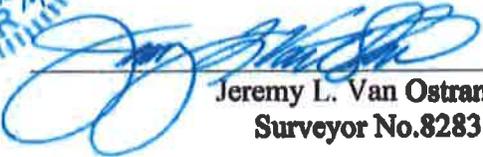
The bearings in the above description are based the Ohio State Plane Coordinate System, South Zone.

Subject to all valid and existing easements, restrictions and conditions of record.



October 6, 2013

P:\13140\01\survey\legal\0.079 acres


Jeremy L. Van Ostran, P.S.
Surveyor No. 8283

TEMPORARY EASEMENT - 0.093 ACRE PARCEL

Situated in the State of Ohio, County of Fairfield, City of Lancaster, located in Section 7, Township 14, Range 18 and being part of a 6.071 acre tract (Parcel Number 0535026100) conveyed to Renkas Properties, LLC. as recorded in Official Record Volume 1552, Page 0347, all references being to those of record in the Recorder's Office, Fairfield County, Ohio, and being more particularly bounded and described as follows:

Commencing at a point marking the intersection of the southerly right-of-way line of Canal Street with the easterly right-of-way line of South Columbus Street;

Thence along the easterly right-of-way line of South Columbus Street, **South 08°33'27" East, 118.22 feet** to a point and being the **Point of Beginning** for the **0.093 acre Temporary Easement** herein to be described;

Thence leaving the easterly right-of-way line of South Columbus Street across said 6.071 acre tract the following five (5) courses and distances;

North 87°19'03" East, 69.86 feet to a point;

North 24°17'38" East, 43.41 feet to a point;

South 81°53'50" East, 31.24 feet to a point;

South 24°17'38" West, 70.51 feet to a point; and . . .

South 87°19'03" West, 85.17 feet to a point in the easterly right-of-way line of South Columbus Street;

Thence along said right-of-way line, **North 08°33'27" West, 30.16 feet** to the **Point of Beginning** and containing **0.093 acres**, according to a previous survey conducted by Jobes Henderson and Associates, Inc. in September of 2014.

Exhibit B
Continued

SEWER EASEMENT - 0.093 ACRE PARCEL
Page 2

The bearings in the above description are based the Ohio State Plane Coordinate System, South Zone.

Subject to all valid and existing easements, restrictions and conditions of record.



October 6, 2013
P:\13140\01\survey\legal\0.093 acres

A handwritten signature in blue ink, appearing to read "Jeremy L. Van Ostran", written over a horizontal line.

Jeremy L. Van Ostran, P.S.
Surveyor No. 8283

PERMIT DOCUMENTS USED
FAIRFIELD COUNTY SIX MAPS
ALL REQUIRED INFORMATION SHOWN
HERE USED AS SOURCE DOCUMENTS.

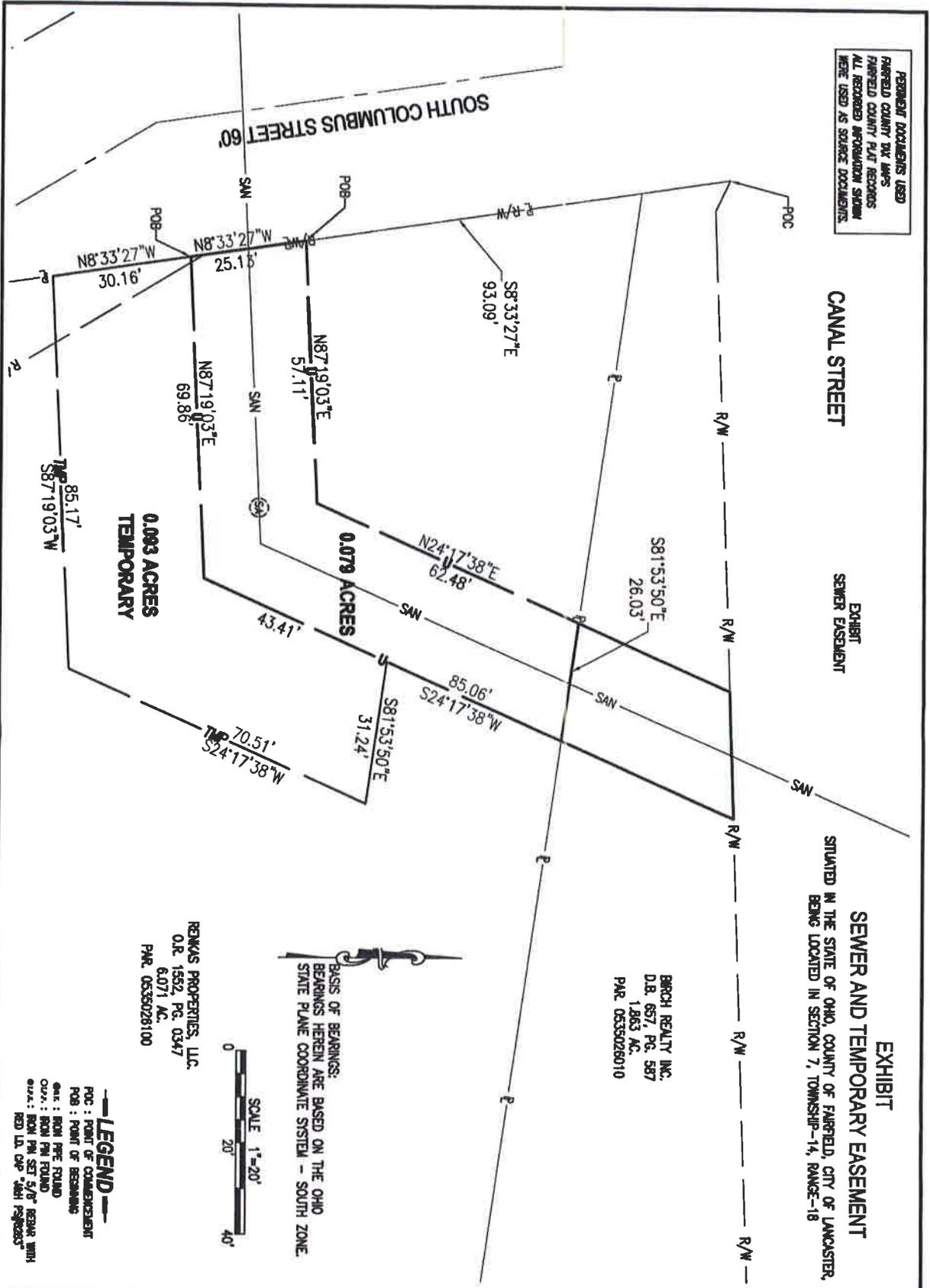


EXHIBIT
SEWER AND TEMPORARY EASEMENT
SITUATED IN THE STATE OF OHIO, COUNTY OF FAIRFIELD, CITY OF LANCASTER,
BEING LOCATED IN SECTION 7, TOWNSHIP-14, RANGE-18

BIRCH REALTY INC.
D.B. 657, PG. 587
1.863 AC.
PAR. 0533026010

RENKAS PROPERTIES, LLC.
O.R. 1552, PG. 0347
6.071 AC.
PAR. 0535026100

BASES OF BEARINGS:
BEARINGS HEREIN ARE BASED ON THE OHIO
STATE PLANE COORDINATE SYSTEM - SOUTH ZONE.



LEGEND
POC : POINT OF COMMENCEMENT
POB : POINT OF BEGINNING
SAW : SEWER ALIGNMENT
R/W : RIGHT OF WAY
TEMP : TEMPORARY

This Survey Prepared For: CITY OF LANCASTER		 Jobes Henderson & ASSOCIATES Breaking Ground Breaking Boundaries Tel: 740.344.5451 Fax: 740.344.5746 59 Grant Street Newark, Ohio 43055 www.jobeshenderson.com
 JEREMY LEWIS VAN OSTRAN P.S. 4283		
RECERTIFIED Foundation Survey Ord. No. _____ Date: _____ Final Survey Ord. No. _____ Date: _____ Drawing J/2013/13140/01/dwg/ basecamp/13140.dwg	REVISED _____ DRAWN: JLK CHECKED: JLV F.B. _____	DATE: 10/06/14 ORDER NO. 13140.01