

ORDINANCE NO. 2013- 28

AN ORDINANCE ACCEPTING AND DEDICATING A 0.329 ACRE PARCEL OF PROPERTY OWNED BY KLABEN PROPERTY MANAGEMENT LLC FOR PURPOSES OF ROAD RIGHT-OF-WAY FOR WEST MAIN STREET AND DECLARING AN EMERGENCY.

WHEREAS, Klaben Property Management, LLC is consolidating lots they own on West Main Street, Kent, Ohio; and

WHEREAS, Klaben Property Management wishes to donate a 0.329 acre parcel of land to the City of Kent to be dedicated for road right-of-way purposes; and

WHEREAS, the City Engineer recommends said acceptance dedication; and

WHEREAS, the City Engineer would like the acceptance and dedication to occur as soon as possible.

NOW, THEREFORE, BE IT ORDAINED by the Council of the City of Kent, Portage County, Ohio, at least three-fourths (3/4) of all members elected thereto concurring:

SECTION 1. That Council does hereby accept and dedicate the 0.329 acre parcel of land described in Exhibit "A" and attached hereto for road right-of-way purposes.

SECTION 2. That Council does hereby direct the President and Clerk of Council to sign the dedication plat, evidencing the dedication approval as authorized herein.

SECTION 3. That it is found and determined that all formal actions of this Council concerning and relating to the adoption of this ordinance were adopted in an open meeting of this Council and that all deliberations of this Council, and of any of its committees that resulted in such formal action, were in meetings open to the public in compliance with all legal requirements of Section 121.22 of the Ohio Revised Code.

SECTION 4. That this ordinance is hereby declared to be an emergency measure necessary for the immediate preservation of the public peace, health, safety and welfare of the residents of this City for the reason that it is immediately necessary to allow for the conclusion of the dedication process for these phase of the subject subdivision, for which reason and other reasons manifest to this Council this ordinance is hereby declared to be an emergency measure and shall take effect and be in force immediately after passage.

PASSED: 03/20/2013
DATE

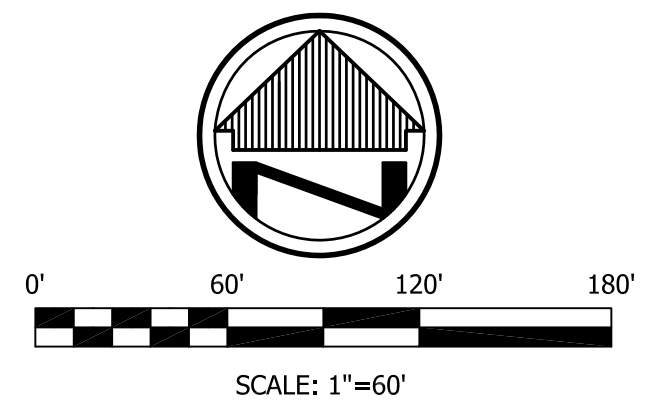
MAYOR AND PRESIDENT OF COUNCIL

ATTEST: _____
CLERK OF COUNCIL

I hereby certify that Ordinance No. 2013- 28 as duly enacted this 20th day of March, 2013, by the Council of the City of Kent, Ohio.

CLERK OF COUNCIL

BEING A PART OF FRANKLIN TOWNSHIP LOT 27
CITY OF KENT
COUNTY OF PORTAGE, STATE OF OHIO

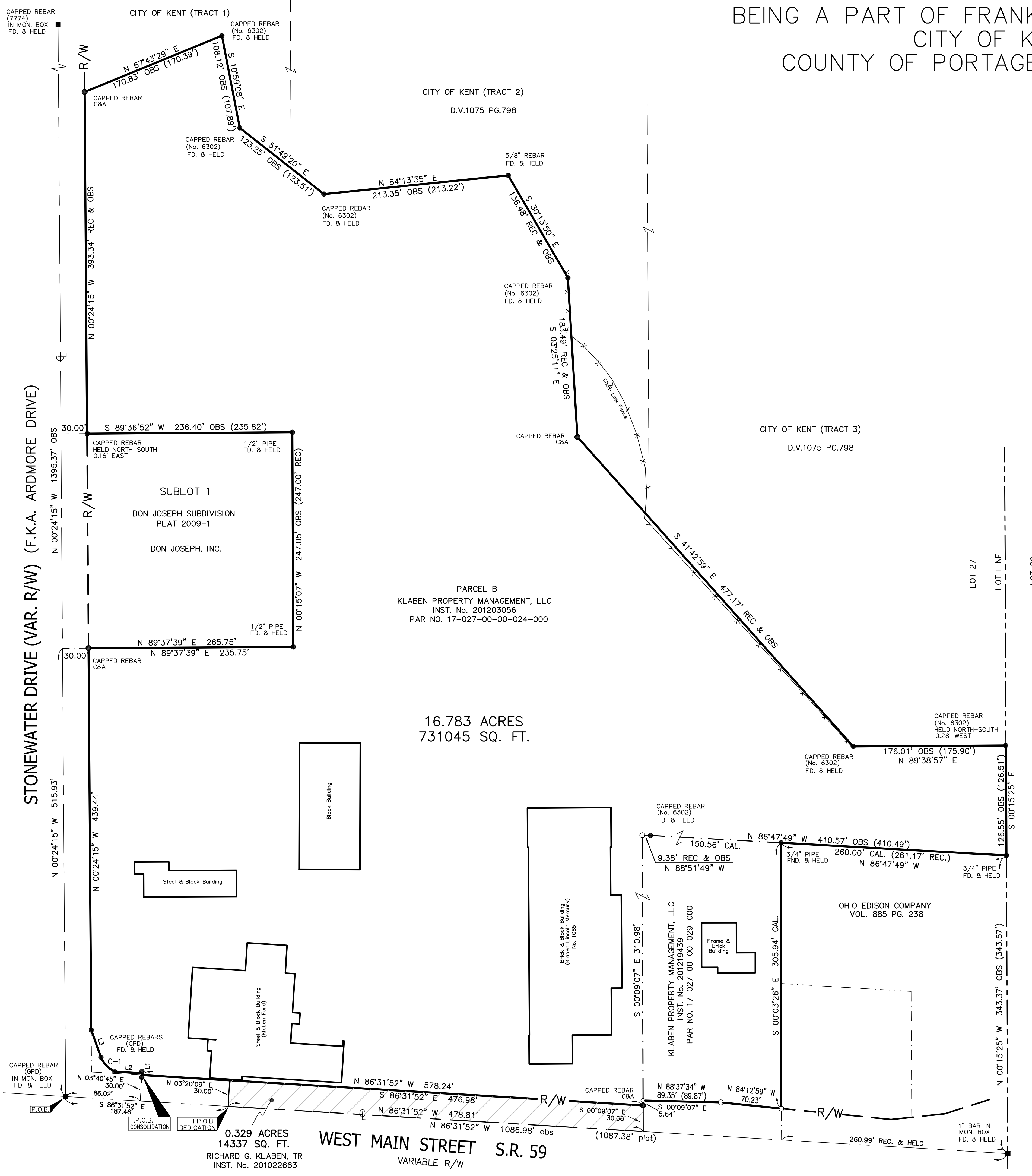


BASIS OF BEARINGS
THE BASIS FOR BEARINGS IS GRID NORTH, OHIO STATE PLANE COORDINATE SYSTEM, NORTH ZONE, NAD83 (1986)

CONSOLIDATED PARCELS
PPN 17-027-00-00-024-000
PPN 17-027-00-00-029-000

LINE	BEARING	DISTANCE
L1	N 03°40'45" E	2.00'
L2	N 86°31'52" W	31.22'
L3	N 19°36'09" W	33.17'

C-1
L=23.86'
R=32.50'
Δ=42°04'05"
C LEN=23.33'
BRG=N 43°51'42" W
T=12.50'



- LEGEND**
- REC. - RECORD DISTANCE OR ANGLE
 - CAL. - CALCULATED DISTANCE OR ANGLE
 - OBS. - OBSERVED DISTANCE OR ANGLE
 - - MONUMENT BOX
 - - MONUMENT FOUND, SIZE & TYPE AS INDICATED.
 - - 5/8" REBAR, 30" IN LENGTH, WITH I.D. CAP C&A SET
 - △ - P.K.(MASONRY) NAIL SET
 - (XX'XX'XX" XX.XX') - RECORD BEARING & DISTANCE

Approved this _____ day of _____, 20____.

City of Kent Development Engineer

Approved this _____ day of _____, 20____.

City of Kent Development Planner

NOTE: DIMENSIONS SHOWN HEREON ARE GIVEN IN FEET AND DECIMAL PARTS THEREOF.
NOTE: THIS SURVEY WAS PREPARED WITHOUT BENEFIT OF A TITLE REPORT AND NO SEARCH OF PUBLIC RECORDS WAS MADE FOR EASEMENTS, RIGHT-OF-WAYS & ETC.
I HEREBY CERTIFY THAT THIS SURVEY WAS PREPARED IN ACCORDANCE WITH THE MINIMUM STANDARDS FOR BOUNDARY SURVEYS IN THE STATE OF OHIO AS DESCRIBED IN O.A.C. CHAPTER 4733-37.

STEPHEN P. CAMPBELL REG. NO. 7330 DATE _____
CAMPBELL & ASSOCIATES, INC.

DATE	REVISIONS

BOUNDARY SURVEY-CONSOLIDATION
KLABEN PROPERTY
WEST MAIN STREET
KENT, OHIO

CAMPBELL & ASSOCIATES, INC.
Land Surveying
1923 Bailey Road Suite A
Cuyahoga Falls, Ohio 44221
(330) 945-4117
www.campbellsurvey.com

JOB NO. 20110044_EAST
SHEET 1 OF 1

Description of a 0.329 ac. Parcel

Situated in the State of Ohio, County of Portage, and the City of Kent, known as being part of Lot 27 in Original Franklin Township, also known as that part of land conveyed to Richard G Klaben, Trustee by Instrument No.201022663 lying within the northerly right of way of West Main Street, and being more particularly bounded and described as follows:

Beginning, for reference, at a 5/8" rebar capped 'GPD' found at the center line intersection of Stonewater Drive (f.k.a. Ardmore Dr.)(Variable R/W) and West Main Street (S.R. 59)(Variable R/W), thence, South 86 deg. 31 min. 52 seconds East, 187.46', along the center line of said West Main Street (S.R.59), to the TRUE PLACE OF BEGINNING for the parcel hereinafter described;

thence North 03 deg. 20 min. 09 sec. East, 30.00', to the northerly right of way line of said West Main Street;

thence S 86°31'52" E , 476.98' along said right of way of West Main Street to a capped rebar set;

thence S 00°09'07" E , 30.06' to the center line of said West Main Street;

thence N 86°31'52" W , 478.81' along said center line to the TRUE PLACE OF BEGINNING.

Containing 0.329 acres of land, more or less, subject to all legal highways and easements of record, as determined by a survey made under the direction of Stephen P. Campbell (P.S. 7330) of Campbell and Associates, Inc. (1923 Bailey Rd. Cuyahoga Falls OH. 44221 (330) 945-4117, on October 2012.

All 5/8" rebars set are 30" in length and capped "C&A".

The basis of bearings for this survey is Grid North, Ohio State Plane Coordinate System, North Zone, NAD83 (1986).