

RECORD OF ORDINANCES

Ordinance No. 4-29-2025

Passed 4-3, 2025

AN ORDINANCE DECLARING THE INTENT TO VACATE ALLEY NO. 5 LOCATED IN THE NORTHWEST RIGHT-OF-WAY OF PICKAWAY STREET AND OHIO STREET BEING THE SOUTHEAST CORNER OF ORIGINAL LOT 18 IN THE HUSTON'S SECOND ADDITION TO CIRCLEVILLE.

WHEREAS, Council of the City of Circleville desires to vacate Alley No. 5 located in the northwest right-of-way corner of Pickaway Street and Ohio Street being the southeast corner of original Lot 18 in the Huston's Second Addition to Circleville; and

WHEREAS, notice of the intention of Council to vacate this alley is not required in that the property owners which abut that portion of the alley proposed to be vacated have submitted consents to the vacation of this alley, thereby waiving the need for such notice as permitted by Section 723.06 of the Ohio Revised Code; and

WHEREAS, on December 4, 2024, the City of Circleville Planning and Zoning Commission recommended the vacation of this alley; and

WHEREAS, the Council of the City of Circleville, after due investigation and consideration, has determined that good cause for such vacation exists, that it will not be detrimental to the general interest and such vacation should be made;

NOW THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF CIRCLEVILLE, COUNTY OF PICKAWAY, STATE OF OHIO AS FOLLOWS:

SECTION I. That pursuant to Ohio Revised Code Section 723.05 et. seq. Alley No. 5 located in the northwest right-of-way corner of Pickaway Street and Ohio Street being the southeast corner of original Lot 18 in the Huston's Second Addition to Circleville should be, and the same hereby is, vacated.

SECTION II. That after the approval of this vacation, the following described property shall be added to the adjacent property currently owned by Circleville Investments Group, LLC known as Lot 18 of Huston's Second Addition, being parcel no. A05-4-091-00-003-00:

Situated in the City of Circleville, County of Pickaway, State of Ohio, Being part of Alley 5 in Huston's Second Addition to Circleville, described in Plat Book 2, Page 118, in the Pickaway County Recorder's Office; being more particularly bounded and described as follows:

See attached Exhibit "A" for complete legal description.

SECTION III. That the City of Circleville reserves the rights to all existing easements of record.

SECTION IV. That the Clerk of the Council of the City of Circleville shall undertake to record, survey or do any other act required to comply with the laws of the State of Ohio concerning vacation of this alley including the recording of this ordinance and the making of marginal entries on all deeds abutting said vacation.

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

PASSED: 4-3-2025
DATE

Bryan G. Hill
PRESIDENT OF COUNCIL

ATTEST: Melissa J. Mann
CLERK OF COUNCIL

APPROVED: 4-3-2025
DATE

Richard J. Blanton
MAYOR

APPROVED AS FORM: [Signature]
KENDRA C. KINNEY - LAW DIRECTOR

Legal Description
City of Circleville, Pickaway County, Ohio
Alley 5 Vacation 0.038 Acres

Situated in the City of Circleville, County of Pickaway, State of Ohio, Being part of Alley 5 in Huston's Second Addition to Circleville, described in Plat Book 2, Page 118, in the Pickaway County Recorder's Office; being more particularly bounded and described as follows:

Beginning for reference at an **Iron Pipe Found** in the northwest corner in the right-of-way of Pickaway Street and Ohio Steet, also being the southeast corner of original Lot 18 in the Huston's Second Addition to Circleville;

Thence with the north right-of-way line of Ohio Street (5 Poles Wide) and the south line of original Lot 18, **N68°33'34"W 166.00 feet** to a **Point** at the north right-of-way line of Ohio Street, being the southwest corner of original lot 18, also being the southeast corner of Alley 5 **AND BEING THE TRUE POINT OF BEGINNING;**

Thence with the north right-of-way line of Ohio Street **N68°33'34"W 16.50 feet** to a **Point** at the southeast corner of original Lot 19, also being the southwest corner of Alley 5;

Thence with the east line of original Lot 19 **N21°41'27"E 92.71 feet** to a **Point** on the east line of original Lot 19, being on the southern line of the railroad right-of-way (Deed Book 249, Page 270), also being the northwest corner of Alley 5;

Thence with the south line of the railroad right-of-way **N68°16'26"E 22.72 feet** to a **Point** on the south line of the railroad right-of-way, being on the west line of original Lot 16, also being the northeast corner of Alley 5;

Thence with the west line of original Lots 18, 17, and partly with 16 **S21°41'27"W 108.25 feet** to **THE TRUE POINT OF BEGINNING;**

Containing **0.038 Acres**, more or less.

Subject to all existing rights-of-way and easements of record.

Bearings are based on the west right-of-way line of Pickaway Street as determined by GPS observation based on ODOT CORS using VRS on the NAD83(2011) datum, being **S21°41'27"E**.

I Hereby certify that the foregoing legal description, together with the attached plat, is a true representation of the conditions as they existed on the date of the field survey, January 2024, performed by Harral and Stevenson, LLC, under my direct supervision, and that the accuracy of same is consistent with accepted surveying standards.



Craig E. Stevenson P.S. 8592
Harral and Stevenson





Date

SURVEY PLAT AND LEGAL DESCRIPTION
MATHEMATICALLY APPROVED
PICKAWAY COUNTY ENGINEER
BY: JAF DATE: 11/14/2024

**CIRCLEVILLE INVESTMENT GROUP LLC.
134 N. COURT STREET
P.O. Box 448
CIRCLEVILLE, OH 43113
740-207-1416**

January 28, 2025

To Whom it May Concern,

Pursuant to ORC 723.06, Circleville Investment Group, LLC, as owners of abutting lands to several portions of alley currently under consideration by City Council, for vacation, hereby consents to the vacation without need for public notice.

A handwritten signature in black ink, appearing to read 'Daryl Wolfe', with a long horizontal flourish extending to the right.

Daryl Wolfe
Managing Member, Circleville Investment Group, LLC