

REQUESTED BY
WHITE – RUCKER-JOHNSON

LAW DEPARTMENT
DRAFT NO. 0480

TITLE

AN ORDINANCE FOR THE PURPOSE OF AUTHORIZING THE MAYOR AND DIRECTOR OF PUBLIC SERVICE AND SAFETY TO ENTER INTO WRITTEN AGREEMENT(S) FOR ACCEPTING A DONATION OF REAL PROPERTY FROM RAIDERS TRADING LIMITED, LLC AND DECLARING AN EMERGENCY.

ORDINANCE NO. 13324/2024

WHEREAS, Raiders Trading Limited, LLC owns real property adjacent to the intersection of Bank Street NE and Paige Avenue NE; and

WHEREAS, the City has deemed it desirable and necessary to appropriate parcel of real property for construction of a roadway; and,

WHEREAS, Raiders Trading Limited, LLC has offered to donate the necessary land to be appropriated, NOW THEREFORE

BE IT ORDAINED by the Council of the City of Warren, State of Ohio:

Section 1: That this Council accepts the donation of real property from Raiders Trading Limited, LLC, as is more fully described in Exhibit A attached hereto.

Section 2: That the Mayor and the Director of Public Service and Safety be, and hereby are, authorized, for and on behalf of the City of Warren, to enter into written agreement(s) for accepting the donation of land.

Section 3: That the contract shall first be approved by the Law Director, and the City Auditor be, and hereby is, authorized to disburse said funds upon receipt of proper vouchers, signed by the proper persons, for the stated purpose, and for no other purpose.

Section 4: That this City Council hereby finds and determines that all formal actions relative to the passage of this Ordinance were taken in an open meeting of the City Council, and that all deliberations of the City Council and its committees, if any, which resulted in formal action, were taken in meetings open to the public, and in full compliance with applicable legal requirements, including Section 121.22 of the Ohio Revised Code of Ohio.

Section 5: That this Ordinance is hereby declared to be an emergency measure necessary for the immediate preservation of the public peace, health, welfare, and safety. A further reason is so that completion of the planned roadway may proceed at the earliest possible time and without undue delay. WHEREFORE, this Ordinance shall take effect and be in force from and after the date of its passage by a vote of two-thirds of all members elected to Council and approval by the Mayor.

Passed in Council this 27TH day of MARCH, 2024.

SIGNED: [Signature] ATTEST: [Signature]
PRESIDENT OF COUNCIL CLERK

FILED WITH THE MAYOR: 3-27-2024

DATE APPROVED: 3-27-2024

[Signature]
MAYOR, CITY OF WARREN, OHIO

EXHIBIT 'A' TO DRAFT NO. 0480

Situated in the City of Warren, County of Trumbull, and State of Ohio, located in Section 20 of Original Howland Township of the Connecticut Western Reserve and within part of 0.934 acre Lot, Lot 338 and Lot 339 as shown in Perkins 6th Addition to the City of Warren in Plat Volume 8 page 23 and being part of a 0.93 acre tract, Parcel #28 and part of a 0.96 acre tract, Parcel #2a, described in a deed to Raiders Trading Limited, LLC in Instrument No. 201806130011418 (All records are on file at the Trumbull County Recorder's Office) and said parcel being more fully described as follows:

Commencing at an iron pin set at the southeasterly corner of said Lot 338, being the southeasterly corner of said Parcel #2a and also at the intersection of the northerly right of way of Bank Street NE (50' Wide) and the westerly right of way of Paige Avenue NE (66' Wide);

Thence North 13° 41' 28" West, following the westerly right of way of Paige Avenue NE and the easterly line of said Lot 338, for a distance of 16.35 feet to an iron pin set at the **TRUE PLACE OF BEGINNING** for the parcel described herein;

Thence passing through said Lots 338 and 339 along the arc of a curve to the left, having a radius of 172.00 feet, a delta of 46° 51' 39", a chord bearing of North 37° 07' 18" West, a chord distance of 136.79 feet, for an arc length of 140.67 feet to an iron pin set at a point of reverse curve;

Thence continuing through said Lot 339 and then said 0.934 acre Lot along the arc of a curve to the right, having a radius of 238.00 feet, a delta of 58° 40' 54", a chord bearing of North 31° 12' 40" West, a chord distance of 233.24 feet, for an arc length of 243.76 feet to an iron pin set on the northerly line of said 0.93 acre Lot and the southerly right of way of Dana Street NE (66' Wide);

Thence North 88° 22' 47" East, following the line thereof, for a distance of 127.42 feet to an iron pin set at the northeasterly corner of said 0.93 acre Lot and at the intersection of the southerly right of way of Dana Street NE and the westerly right of way of Paige Avenue NE;

Thence South 13° 41' 28" East, following the westerly right of way of Paige Avenue NE and the easterly lines of said 0.93 acre Lot and Lot 338, for a distance of 321.28 feet to the **TRUE PLACE OF BEGINNING** and containing within said bounds 25,166 square feet or 0.578 acres, more or less, of which 0.000 acres of land are within Present Road Occupied.

Trumbull County Auditor Parcel No. Breakdown:

Parcel No. 38-845700: 21,768 square feet or 0.500 acres of land.

Parcel No. 38-845900: 3,398 square feet or 0.078 acres of land.

'NORTH' for the above description is based on the southerly right of way of Bank Street NE between found 1/2" iron pin at the northeasterly corner of Lot 337 and found 5/8" iron pin at the northwesterly corner of Lot 328 of said 6th Addition as being North 88° 25' 21" East established by a VRS/GNSS Survey performed by ms consultants, inc. on May 1st, 2023 and referenced to the Ohio State Plane Co-Ordinate System, North Zone and the North American Datum of 1983(2011).

All iron pins noted in the above description as being set are five-eighths" x 30" rebar with a yellow plastic I.D. cap inscribed 'MS CONS INC.'

The above description prepared by Chad S. Snow, Registered Professional Surveyor No. 8559 in March 2024, and is based on an actual field survey made by ms consultants, inc. in May 2023.



Parcel Closure Report: Raiders Split

Curve: Rad.: 172.000 Delta: 46° 51' 39.00" lft. Arc: 140.675

Degree: 33° 18' 41.40" Tan.: 74.539 Mid Ord.: 14.182 Ext. 15.457

Chord Bearing: N 37° 07' 18.00" W Chord Dist.: 136.786

Curve: Rad.: 238.000 Delta: 58° 40' 54.00" rt. Arc: 243.757

Degree: 24° 04' 25.89" Tan.: 133.782 Mid Ord.: 30.531 Ext. 35.023

Chord Bearing: N 31° 12' 40.00" W Chord Dist.: 233.242

N 88° 22' 47.00" E Dist.: 127.420

S 13° 41' 28.00" E Dist.: 321.280


Error North: 0.003 Error East: -0.004

Error Direction: S 59° 10' 39.13" E Total Distance Error: 0.005

Error of Closure: 1/170470.859

Perimeter: 833.131

Area: sq. Feet: 25165.891 Acres: 0.578



3/7/24



