

ORDINANCE NO. 2023-29

AN ORDINANCE AUTHORIZING THE ADVERTISING FOR SALE OF VILLAGE-OWNED PROPERTY TO HIGHEST BIDDER AND DECLARING AN EMERGENCY.

WHEREAS, the Village of Hiram is the owner of a certain parcel of real estate commonly known as the Old Light Plant, which property is identified as Parcel/Tax ID Numbers 22-023-10-00-093-000, and an access easement over a portion of Parcel/Tax ID Numbers 22-023-10-00-091-000 in the Village of Hiram, Ohio; and

WHEREAS, this real property is no longer needed for any municipal purpose.

NOW, THEREFORE, BE IT ORDAINED, by the Council of the Village of Hiram, Portage County, Ohio, two thirds or more of the members thereto concurring that:

SECTION 1: At the direction of the Village Council, the land hereinafter described shall be sold as provided by Revised Code 721.03 and 723.121 to the highest and best bidder offering at least \$100,000.00, but only after advertising once a week for five (5) consecutive weeks in a paper of general circulation within the Village.

SECTION 2: The land authorized to be offered for sale is described as the Old Light Plant, Parcel/Tax ID Numbers 22-023-10-00-093-000 in the Village of Hiram, Ohio, and more specifically described in the attached Exhibit A, and an easement subservient to the land in Exhibit A, known as a portion of Terrier Drive, further known as Parcel/Tax ID Numbers 22-023-10-00-091-000, more specifically described in Exhibit B, both exhibits of which are incorporated herein by reference.

SECTION 3: The real estate set forth in the attached Exhibit A and Exhibit B are not needed for any municipal purpose.

SECTION 4: Interested individuals should contact the Village Administrator for additional information.

SECTION 5: It is hereby 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 the deliberations of the Council and any of its committees that resulted in such formal action were in meetings opened to the public in compliance with all legal requirements including Section 121.22 of the Revised Code of the State of Ohio.

SECTION 6: This Ordinance is hereby declared to be an emergency measure, becoming effective immediately on passage by Council and approval by the Mayor, for the reason that at present the area to be sold is vacant, is not generating any revenue for the Village, and interest in purchasing the real estate has been expressed to Village officials.

PASSED IN COUNCIL this 12th day of December 2023.


Mayor Lou Bertrand

ATTEST:


Fiscal Officer Susan J. Skrovan-DeYoung

Approved as to Form:


Village Solicitor Thomas Reitz

I SUSAN DEYOUNG, Fiscal Officer of the Village of Hiram, Ohio, hereby certify that the foregoing ~~Resolution or Ordinance~~ No. 2023-29 has been duly posted in the required 5 places.
12-18-2023 Susan J. Skrovan-DeYoung
Date Fiscal Officer, Village of Hiram

Exhibit A
PROPERTY DESCRIPTION
0.493 ACRE TRACT

Situated in the Village of Hiram, County of Portage, and the State of Ohio, and being part of Lot 23 in the Original Township of Hiram and being all of the tract of land transferred to the Village of Hiram, as recorded in D.V. 347, Page 188 and further described as follows to wit:

Beginning at a 1 - 1/2" iron pipe found in a monument box at the intersection of the centerline of Garfield Road – S.R. 700 - 60' r/w and Wakefield Road – St. Rt. 82 - 66' r/w. Thence **North 89°15'04" East**, along the centerline of Wakefield Road, a distance of **367.03** feet to a point, thence **North 00°11'57" East**, across the north right of way of Wakefield Road, a distance of **33.00** feet to a 1" iron pipe which is the True Place of Beginning for the property herein described;

1. Thence **North 00°11'57" East**, along the east line of tracts of land now or formerly owned by Hiram College Property Management Inc. (D.V. 1133 page 956) and Hiram Collage (D.V. 818, Page 255 and D.V. 733, Page 293) a distance of **330.16** feet to a 1" iron pipe found;
2. Thence **North 89°13'51" East**, along the south line of a tract of land now or formerly owned by Hiram College (O.R.V. 167, Page 11), a distance of **65.03** feet to a capped rebar set;
3. Thence **South 00°10'42" West**, along the west line of a tract of land now or formerly owned by Hiram College (Deed Unknown), a distance of **330.18** feet to a capped rebar set;
4. Thence **South 89°15'04" West**, along the north right of way line of Wakefield Road, a distance of **65.15** feet to the True Place of Beginning of the herein described parcel.

Containing **0.493** acres of land, based on a field survey by Beth A. Pearson, P.S. #8430 in September of 2022.

The basis of bearing is Grid North, Ohio State Plane Coordinate System, North Zone, NAD83.

Subject to all legal highways and any easements or restrictions of record.

Exhibit B
PROPERTY DESCRIPTION
0.455 ACRE TRACT

Situated in the Village of Hiram, County of Portage, and the State of Ohio, and being part of Lot 23 in the Original Township of Hiram and being all of the tract of land transferred to Hiram College, as recorded in D.V. 250, Page 328 and further described as follows to wit:

Beginning at a 1 - 1/2" iron pipe found in a monument box at the intersection of the centerline of Garfield Road – S.R. 700 - 60' r/w and Wakefield Road – St. Rt. 305 - 66' r/w. Thence **North 89°15'04" East**, along the centerline of Wakefield Road, a distance of **432.18** feet to a point, thence **North 00°11'57" East**, across the north right of way of Wakefield Road, a distance of **33.00** feet to a 5/8" capped rebar found (B.A. Pearson), which is the True Place of Beginning for the property herein described;

5. Thence **North 00°10'42" East**, along the east line of a tract of land now or formerly owned by Hiram Village (D.V. 347, Page 188), a distance of **330.18** feet to a 5/8" capped rebar found (B.A. Pearson);
6. Thence **North 89°13'51" East**, along the south line of a tract of land now or formerly owned by Hiram College (O.R.V. 167, Page 11), a distance of **60.02** feet to a capped rebar set;
7. Thence **South 00°09'36" West**, along the west line of tracts of land now or formerly owned by Hiram College (D.V. 799 page 293) and Jeffrey B. Taylor (File #201210172) a distance of **330.20** feet to a 1" iron pipe found on the north right of way line of Wakefield Road;
8. Thence **South 89°15'04" West**, along the north right of way line of Wakefield Road, a distance of **60.13** feet to the True Place of Beginning of the herein described parcel.

Containing **0.455** acres of land, based on a field survey by Beth A. Pearson, P.S. #8430 in August of 2023.

The basis of bearing is Grid North, Ohio State Plane Coordinate System, North Zone, NAD83.

Subject to all legal highways and any easements or restrictions of record.