

ORDINANCE 2011- 46

AN ORDINANCE AUTHORIZING THE
PURCHASE OF REAL ESTATE
(CENTENNIAL SCHOOL PROPERTY) FOR
RECREATION FROM THE WAPAKONETA
CITY SCHOOLS BOARD OF EDUCATION.

| FIRST READ | SECOND READ | THIRD READ | | | | |
|---------------|----------------|---------------|---------------|-----|----|--------|
| 8-15-2011 | 9-12-2011 | 9-19-2011 | | | | |
| | | | J NEUMEIER | YES | NO | AD OPT |
| | | | D, LEE | | | ✓ |
| | | | B WURST | | | ✓ |
| | | | D GRAF | | | ✓ |
| | | | W WELLS | | | ✓ |
| | | | S WALTER | | | ✓ |
| | | | T FINKELMEIER | | | ✓ |
| | | | TOTAL | | | 51 |

WHEREAS, the City of Wapakoneta ("the City") desires to increase the area of public lands in the City of Wapakoneta for recreation; and

WHEREAS, The Wapakoneta City Schools Board of Education has offered real estate formerly occupied by the Centennial School, being more particularly described as Tracts One through Seven, inclusive, attached hereto on Exhibit "A"; and

WHEREAS, in the judgment of the Council of the City of Wapakoneta, County of Auglaize, State of Ohio, the acquisition of said property at said price will be in the best interests of the City.

NOW, THEREFORE, BE IT ORDAINED by the Council of the City of Wapakoneta, County of Auglaize, State of Ohio, to-wit:

SECTION ONE

That the Mayor be, and hereby is authorized to enter into an agreement with The Wapakoneta City Schools Board of Education to purchase said Tracts One through Seven, inclusive, at the price of \$90,000.00 and is further hereby authorized to complete said purchase upon said terms.

SECTION TWO

That the purchase price for the property be paid on execution and delivery to the City of Wapakoneta of a properly executed and duly authorized deed from The Wapakoneta City Schools Board of Education.

SECTION THREE

That the purchase price together with any costs or expense incurred by the City in connection with the acquisition shall be paid from Fund 620. A portion of the cost will be reimbursed to Fund 620 from the Breakfast Optimist (\$5000 per year for 4 years) and the Wapakoneta Soccer Club (\$8000 per for 5 years).

SECTION FOUR

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

Attest:

Carolene S Koch
Clerk of Council

Passed this 19th day of
September, 2011

[Signature]
President of Council

Approved:

[Signature]
Mayor

Approved as to form:
[Signature]
City Law Director

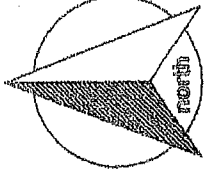
THIS IS TO CERTIFY THAT THE FOREGOING ORDINANCE/RESOLUTION WAS PUBLISHED IN THE WAPAKONETA DAILY NEWS, A NEWSPAPER OF GENERAL CIRCULATION IN AUGLAIZE COUNTY, OHIO AND APPEARED IN ITS ISSUES OF 9-29-2011 AND 9-29-2011

Carolene S Koch
CLERK OF COUNCIL

Former Centennial Elementary Property

Tract One

Part of OL 52 and east end of Williams Street extension



scale:

SURVEYOR'S DESCRIPTION

Being a part of Out Lot 52 and the east end of the Williams Street extension to the City of Wapakoneta, County of Auglaize, Ohio and more particularly described as follows:

Commencing for reference at a 5/8" re-rod w/cap (set) at the intersection of the south right-of-way line of East Benton Street and the west right-of-way line of Water Street; thence, S 03° 27' 32" W along the west right-of-way line of Water Street for a distance of 166.21 feet to a mag-nail (set) on the south right-of-way line of a public alley, said nail being the **POINT OF BEGINNING** for the parcel herein described;

thence, continuing along the aforesaid right-of-way line S 03° 27' 32" W for a distance of 248.37 feet to a 5/8" re-rod w/cap (set) at the northeast corner of the Williams Street extension;

thence, S 01° 23' 50" W along the east line of the aforesaid Williams Street extension for a distance of 50.03 feet to a one inch iron pipe (found);

thence, along the south line of the Williams Street extension N 86° 29' 41"W for a distance of 130.53 feet to a 5/8" re-rod (found);

thence, N 01° 39' 24" E for a distance of 50.03 feet to a 5/8" re-rod w/cap (set);

Thence, S 86° 29' 41" E for a distance of 16.52 feet to a 5/8" re-rod w/cap (set);

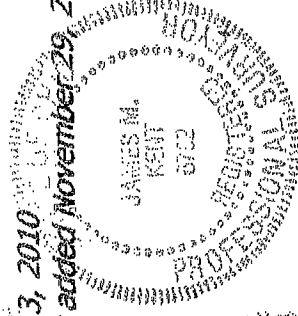
Thence, N 01° 39' 24" E for a distance of 248.85 feet to a 5/8" re-rod w/cap (set) on the south right-of-way line of a public alley;

thence, S 86° 19' 43" E along the aforesaid south right-of-way line for a distance of 121.60 feet to the **POINT OF BEGINNING**, containing therein **0.921** acres. Subject to all easements and right-of-way of record at the time of the recording of this instrument. Prepared by James M. Kent, PS 6792 with reference herein made to a plat of survey; Kent Surveying, Inc. drawing #5215 dated October 15, 2010.

Corrected Water Street alignment November 3, 2010
Additional westerly portion of Williams Street added November 29, 2010

James M. Kent

James M. Kent, PS 6792



CLIENT CITY OF WPAK / BD. OF ED DATE 11/29/2010
COUNTY AUGLAIZE TOWNSHIP ---
SECTION --- T----S----R----E DRAWN BY JMK
SHEET 1 OF 7 DWG. # 5215

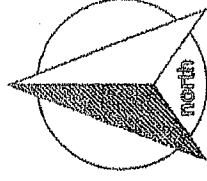
Kent Surveying, Inc.

P.O. Box 96 - 1750 Bellefontaine Street
Wapakoneta, OH 45885
419-736-5677 fax 419-736-7694

Former Centennial Elementary Property

Tract Two

Part of OL 101, 102, 103 and all of 104



scale:

SURVEYOR'S DESCRIPTION

Being a part of Out Lot 101, 102, 103 and all of 104 of Fisher's Subdivision to the City of Wapakoneta, County of Auglaize, Ohio and more particularly described as follows:

Commencing for reference at a mag-nail (set) at the intersection of the south right-of-way line of East Benton Street and the east right-of-way line of Water Street; thence, S 03° 27' 32" W along the east right-of-way line of Water Street for a distance of 166.21 feet to a mag-nail (set), said nail being the **POINT OF BEGINNING** for the parcel herein described;

thence, S 86° 19' 43" E for a distance of 497.69 feet to a 5/8" re-rod w/cap (set);

thence, S 02° 37' 22" W for a distance of 291.15 feet to a 5/8" re-rod w/cap (found);

thence, S 88° 20' 34" E (passing through a 5/8" re-rod w/cap found on a right-of-way break at a distance of 159.42 feet) for a total distance of 162.92 feet to a point on the west right-of-way line of Pine Street;

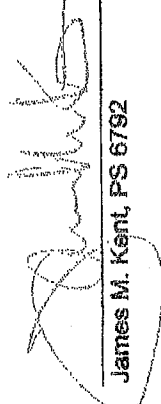
thence, S 02° 37' 22" W along the aforesaid west right-of-way line for a distance of 331.25 feet to a 5/8" re-rod w/cap (set);

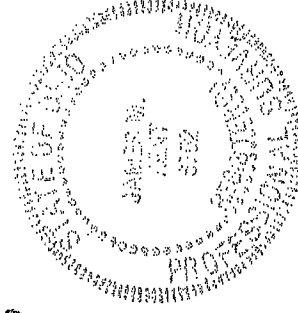
thence, N 88° 40' 18" W (passing through a concrete monument found at a distance of 651.57 feet) for a total distance of 655.79 feet to a 5/8" re-rod w/cap (set) on the southerly projection of the east right-of-way line of Water Street;

thence, N 01° 23' 50" E along the east right-of-way line of Water Street for a distance of 396.50 feet to a 5/8" re-rod w/cap (set);

thence, continuing along the aforesaid east right-of-way line N 03° 27' 32" E for a distance of 247.19 feet to the **POINT OF BEGINNING**, containing therein **8.482** acres. Subject to all easements and right-of-way of record at the time of the recording of this instrument. Prepared by James M. Kent, PS 6792 with reference herein made to a plat of survey; Kent Surveying, Inc. drawing #5215 dated October 15, 2010.

*Corrected Water Street alignment November 3, 2010
Corrected 2nd to last distance November 9, 2010*

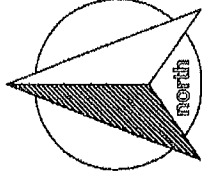

James M. Kent, PS 6792



CLIENT CITY OF WAPAKONETA DATE 11-9-10
COUNTY AUGLAIZE TOWNSHIP
SECTION T- S- R- E DRAWN BY JMK
SHEET 2 OF 7 DWG. # 5215

Kent Surveying, Inc.
P.O. Box 96 - 1750 Bellefontaine Street
Wapakoneta, OH 45393
419-738-5677 fax 419-738-7694

Former Centennial Elementary Property
Tract Three
Part of OL 101, 102, 103 and all of 104



scale:

SURVEYOR'S DESCRIPTION

Being a part of Out Lot 52 to the City of Wapakoneta, County of Auglaize, Ohio and more particularly described as follows:

Commencing for reference at a 5/8" re-rod w/cap (set) at the southeast corner of Out Lot 104 of Fisher's Subdivision to the City of Wapakoneta and the west right-of-way line of Pine Street; thence, N 88° 40' 18" W for a distance of 651.57 feet to a concrete monument found, said monument being the **POINT OF BEGINNING** for the parcel herein described;

thence, S 01° 39' 50" W for a distance of 103.12 feet to a 5/8" re-rod w/cap (set);

thence, N 87° 03' 53" W for a distance of 58.76 feet to a 5/8" re-rod w/cap (set);

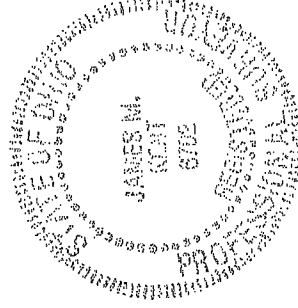
thence, N 01° 23' 50" E for a distance of 107.45 feet to a 5/8" re-rod w/cap set on the southwest corner of Water Street;

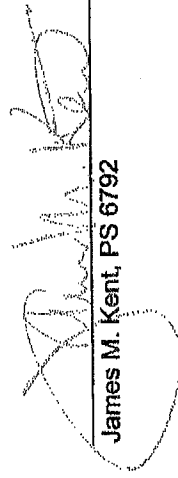
thence, S 88° 40' 18" E for a distance of 55.00 feet to a 5/8" re-rod (set) at the southeast corner of Water Street;

thence, S 01° 23' 50" W for a distance of 5.98 feet to a 5/8" re-rod w/cap (set);

thence, S 88° 40' 18" E for a distance of 4.22 feet to the **POINT OF BEGINNING**, containing therein **0.146 acres**. Subject to all easements and right-of-way of record at the time of the recording of this instrument. Prepared by James M. Kent, PS 6792 with reference herein made to a plat of survey; Kent Surveying, Inc. drawing #5215 dated October 15, 2010.

Corrected Water Street alignment November 3, 2010



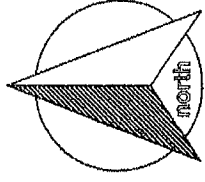

James M. Kent, PS 6792

CLIENT CITY OF ED. WAPAKONETA DATE 11/03/10
COUNTY AUGLAIZE TOWNSHIP ---
SECTION --- T- S; R- E DRAWN BY JMK
SHEET 2 OF 1 DWG. # 5215

 **Kent Surveying, Inc.**

P.O. Box 96 - 1750 Bellefontaine Street
Wapakoneta, OH 45895
419-738-5677 fax 419-738-7894

Former Centennial Elementary Property
Tract Four
Part of OL 52



scale:

SURVEYOR'S DESCRIPTION

Being a part of Out Lot 52 to the City of Wapakoneta, County of Auglaize, Ohio and more particularly described as follows:

Commencing for reference at a 5/8" re-rod w/cap (set) at the intersection of the south right-of-way line of East Benton Street and the west right-of-way line of Water Street; thence, S 03° 27' 32" W along the west right-of-way line of Water Street for a distance of 149.71 feet to a 5/8" re-rod w/cap (set) said re-rod being the **POINT OF BEGINNING** for the parcel herein described;

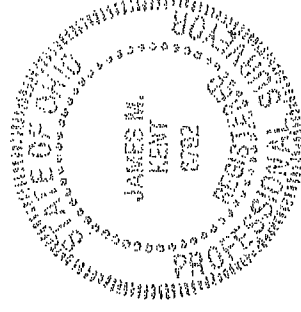
thence, continuing along the aforesaid right-of-way line S 03° 27' 32" W for a distance of 16.50 feet to a mag-nail (set);

thence, N 86° 19' 43" W for a distance of 52.25 feet to a 5/8" re-rod w/cap (set);

thence, N 01° 42' 04" E for a distance of 16.51 feet to a 5/8" re-rod w/cap (set);

thence, S 86° 19' 43" E for a distance of 52.75 feet to the **POINT OF BEGINNING**, containing therein **0.020 acres**. Subject to all easements and right-of-way of record at the time of the recording of this instrument. Prepared by James M. Kent, PS 6792 with reference herein made to a plat of survey; Kent Surveying, Inc. drawing #5215 dated October 15, 2010.

Corrected Water Street alignment November 3, 2010



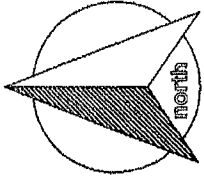
James M. Kent, PS 6792

CLIENT WAPAKONETA DATE 11/03/10
CITY OF ED.
COUNTY Auglaize TOWNSHIP ---
SECTION --- T --- S R -E DRAWN BY JKK
SHEET 4 OF 7 DWG. # 5215

kent surveying, inc.

P.O. Box 96 - 1750 Bellefontaine Street
Wapakoneta, OH 45895
419-738-5677 fax 419-738-7894

Former Centennial Elementary Property
Tract Five
Part of OL 52



scale:

SURVEYOR'S DESCRIPTION

Being a part of Out Lot 52 to the City of Wapakoneta, County of Auglaize, Ohio and more particularly described as follows:

Commencing for reference at a mag-nail (set) at the intersection of the south right-of-way line of East Benton Street and the east right-of-way line of Water Street; thence, N 86° 19' 43" W for a distance of 55.00 feet to a 5/8" re-rod w/cap (set) at the intersection of the south right-of-way line of East Benton Street and the west right-of-way line of Water Street, said re-rod being the **POINT OF BEGINNING** for the parcel herein described;

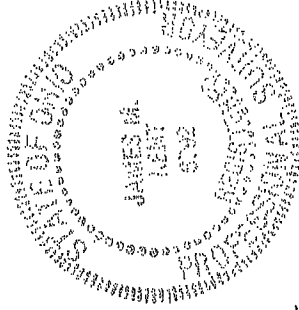
Thence, S 03° 27' 32" W along the west right-of-way line of Water Street for a distance of 149.71 feet to a 5/8" re-rod w/cap (set);

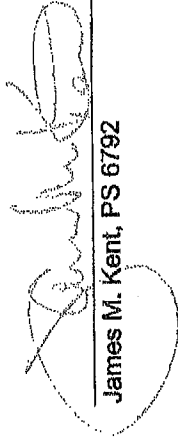
Thence, N 86° 19' 43" W for a distance of 2.77 feet to a 5/8" re-rod w/cap (set);

Thence, N 01° 42' 23" E for a distance of 149.79 feet to a 5/8" re-rod w/cap (set) on the south right-of-way line of East Benton Street;

Thence, S 86° 19' 43" E along the aforesaid right-of-way line for a distance of 7.35 feet to the **POINT OF BEGINNING**, containing therein **0.017 acres**. Subject to all easements and right-of-way of record at the time of the recording of this instrument. Prepared by James M. Kent, PS 6792 with reference herein made to a plat of survey; Kent Surveying, Inc. drawing #5215 dated October 15, 2010.

Corrected Water Street alignment November 3, 2010

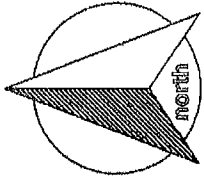



James M. Kent, PS 6792

CLIENT WAPAKONETA
CITY/ED. OF ED. DATE 11/03/10
COUNTY AUGLAIZE TOWNSHIP ---
SECTION --- T- S- R- -E DRAWN BY JMK
SHEET 5 OF 7 DWG. # 5215

Kent Surveying, Inc.
P.O. Box 96 - 1750 Bellefontaine Street
Wapakoneta, OH 45895
419-738-5677 fax 419-738-7894

Former Centennial Elementary Property
Tract Six
Part of OL 103



scale:

SURVEYOR'S DESCRIPTION

Being a part of Out Lot 103 of Fisher's Addition to the City of Wapakoneta, County of Auglaize, Ohio and more particularly described as follows:

Commencing for reference at a 5/8" re-rod w/cap (set) at the intersection of the south right-of-way line of East Benton Street and the west right-of-way line of Water Street; thence, S 86° 19' 43" E for a distance of 55.00 feet to a mag-nail (set) at the intersection of the south right-of-way line of East Benton Street and the east right-of-way line of Water Street, said nail being the **POINT OF BEGINNING** for the parcel herein described;

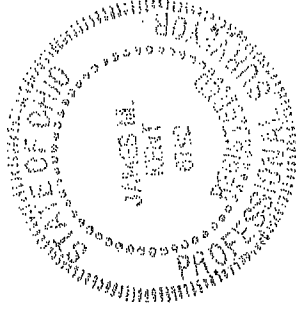
thence, continuing S 86° 19' 43" E along the south right-of-way line of East Benton Street for a distance of 2.08 feet to a 5/8" re-rod w/cap (set);

thence, S 01° 45' 59" W for a distance of 149.79 feet to a 5/8" re-rod w/cap (set);

thence, N 86° 19' 43" W for a distance of 6.51 feet to a 5/8" re-rod w/cap (set) on the east right-of-way line of Water Street;

thence, N 03° 27' 32" E along the east right-of-way line of Water Street for a distance of 149.71 feet to the **POINT OF BEGINNING**, containing therein **0.015 acres**. Subject to all easements and right-of-way of record at the time of the recording of this instrument. Prepared by James M. Kent, PS 6792 with reference herein made to a plat of survey; Kent Surveying, Inc. drawing #5215 dated October 15, 2010.

Corrected Water Street alignment November 3, 2010

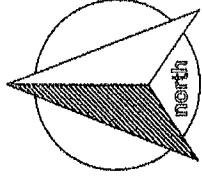



James M. Kent, PS 6792

| | | | |
|----------|------------|----------|----------|
| CLIENT | WAPAKONETA | DATE | 11/03/10 |
| COUNTY | AUGLAIZE | TOWNSHIP | |
| SECTION | | T-S-R | -E |
| DRAWN BY | JMK | | |
| SHEET | 6 | OF | 7 |
| DWG. # | | | |

kent surveying, inc.
P.O. Box 96 - 1750 Bellefontaine Street
Wapakoneta, OH 45895
419-738-5677 fax 419-738-7894

Former Centennial Elementary Property
Tract Seven
Part of OL 101, 102 & 103



scale:

SURVEYOR'S DESCRIPTION

Being a part of Out Lot 101, 102 and 103 of Fisher's Addition to the City of Wapakoneta, County of Auglaize, Ohio and more particularly described as follows:

Commencing for reference at a mag-nail (set) at the intersection of the south right-of-way line of East Benton Street and the east right-of-way line of Water Street; thence, S 03° 27' 32" W along the east right-of-way line of Water Street for a distance of 149.71 feet to a 5/8" re-rod w/cap (set), said re-rod being the **POINT OF BEGINNING** for the parcel herein described;

thence, S 86° 19' 43" E for a distance of 408.96 feet to a point which is referenced by a 5/8" re-rod w/cap (set) bearing S 02° 37' 22" W of and 3.00 feet from said point);

thence, S 02° 37' 22" W (passing through a 5/8" re-rod w/cap set for reference at a distance of 3.00 feet) for a total distance of 6.27 feet to a 5/8" re-rod w/cap (set);

thence, S 86° 19' 43" (passing through a 5/8" re-rod w/cap found at a distance of 74.48 feet) for a total distance of 80.33 feet to a point;

thence, N 02° 37' 22" E for a distance of 6.27 feet to a 5/8" re-rod w/cap (set);

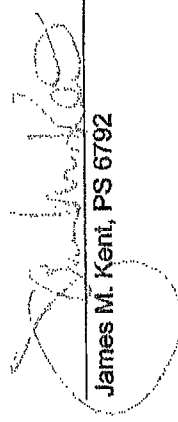
thence, S 86° 19' 43" E for a distance of 8.16 feet to a 5/8" re-rod w/cap (set);

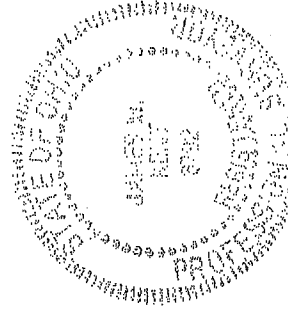
thence, S 02° 37' 22" W for a distance of 16.50 feet to a 5/8" re-rod w/cap (set);

thence, N 86° 19' 43" W for a distance of 497.69 feet to a mag-nail (set) on the east right-of-way line of Water Street;

thence, N 03° 27' 32" E along the aforesaid east right-of-way line for a distance of 16.50 feet to the **POINT OF BEGINNING**, containing therein **0.177 acres**. Subject to all easements and right-of-way of record at the time of the recording of this instrument. Prepared by James M. Kent, PS 6792 with reference herein made to a plat of survey, Kent Surveying, Inc. drawing #5215 dated October 15, 2010.

Corrected Water Street alignment November 3, 2010


James M. Kent, PS 6792



| | | | |
|---------|------------|----------|--------------|
| CLIENT | WAPAKONETA | DATE | 11/04/10 |
| COUNTY | AUGLAIZE | TOWNSHIP | — |
| SECTION | — | T-S-R-E | DRAWN BY JMK |
| SHEET | 7 | OF | 7 |
| DWG. # | | | |

Kent Surveying, Inc.
P.O. Box 96 - 1750 Bellefontaine Street
Wapakoneta, OH 45895
419-738-5677 fax 419-738-7894