

**CITY OF HILLSBORO, OHIO
RESOLUTION NO. 25-11**

**A RESOLUTION AUTHORIZING THE MAYOR TO TAKE NECESSARY STEPS TO
ACQUIRE REAL PROPERTY**

WHEREAS, Section 717.01(A) of the Ohio Revised Code provides a municipal corporation the power to acquire, by purchase, real estate with or without buildings on it; and

WHEREAS, Council for the City of Hillsboro desires to bring new development, growth, and opportunity to the City of Hillsboro; and

WHEREAS, Council finds good cause to acquire real property as described in Exhibit A, approximately 0.917 acres of land within the City of Hillsboro; and

WHEREAS, Council has determined it is in the best interests of the City of Hillsboro to acquire the real property.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF HILLSBORO, STATE OF OHIO, WITH A MAJORITY OF ALL COUNCIL MEMBERS CONCURRING THAT:

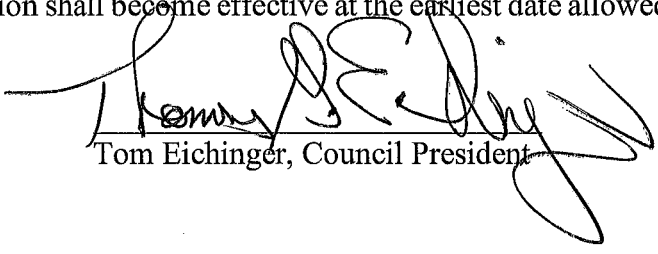
SECTION 1: Council authorizes the Mayor to take all necessary steps to acquire the real property identified in Exhibit A, approximately 0.917 acres.


SECTION 2: Council authorizes the Mayor to execute all necessary documents to close the transaction on behalf of the City.

SECTION 3: It is hereby found and determined that all formal actions of this Council, concerning and relating to the passage of this Resolution, 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 compliance with all legal requirements.

SECTION 4: By $\frac{3}{4}$ vote of its members, Council dispenses of three readings pertaining to this Resolution, pursuant to R.C. 731.17, and this Resolution shall become effective at the earliest date allowed by law.

Passed this 12 day of June, 2025.


Tom Eichinger, Council President

Attest: 
Lauren Walker, Clerk of Council

Approved: 
Justin Harsha, Mayor

Date: 6/16/2025

Prepared by the City Law Director.

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|----------------------------|
| Pre-Approved For Transfer |
| Highland County Map Office |
| Date: 05/16/2025 |
| By: [Signature] |

EXHIBIT A

Description of a 0.917 Acre Parcel

Situated in the State of Ohio, Highland County, being part of former Liberty Township, City of Hillsboro, and lying in Virginia Military Survey Number 2480, also known as being part of a 0.963 acre parcel as conveyed to Ralph E. Bloom and Ruth E. Bloom, co-trustees of the Bloom Family Revocable Living Trust by deed of record in Official Record 838, Page 379 (all records herein are from the Recorder's Office, Highland County, Ohio) and being more particularly described as follows:

COMMENCING at a found National Geodetic Survey monument inscribed "HIG011A" made of concrete with a brass disc;

Thence North $87^{\circ} 50' 06''$ East a distance of 2,327.33 feet, to a set magnetic nail on the center line of existing right of way of U.S. Route 50 (also known as West Main Street, width varies) at the southerly corner of a 22.171 acre parcel as conveyed to the City of Hillsboro by deed of record in Deed Volume 151, Page 865, said point also being the southerly corner of a 2.839 acre parcel as conveyed to Connie Mullenix and Amy Mullenix by deed of record in Official Record 1005, Page 2404, and the northerly corner of a 18.333 acre parcel as conveyed to AGNL Tractor III (OH-2) L.L.C., a Delaware Limited Liability Company by deed of record in Official Record 990, Page 2335;

Thence North $71^{\circ} 06' 22''$ East a distance of 65.32 feet, across and through said 22.171 acre parcel, being coincident with the center line of existing right of way of said U.S. Route 50, to a set magnetic nail on the corner common to said 22.171 acre parcel, said 0.963 acre parcel, and a 14.000 acre parcel as conveyed to Highland Computer Forms, Inc. by deed of record in Official Record 983, Page 2481, said point also being the **TRUE POINT OF BEGINNING** for the parcel herein described:

Thence North $48^{\circ} 36' 12''$ East a distance of 4.22 feet, being coincident with the southerly line of said 22.171 acre parcel and the northerly line of said 0.963 acre parcel, to a set magnetic nail at a point of curvature;

Thence along a curve to the right, having a delta angle of $02^{\circ} 16' 58''$, a radius of 819.02 feet, an arc length of 32.63 feet, a chord bearing North $49^{\circ} 31' 42''$ East, and a chord distance of 32.63 feet, being coincident with the southerly line of said 22.171 acre parcel and the northerly line of said 0.963 acre parcel, to a found 5/8-inch rebar with no cap;

Thence North $60^{\circ} 57' 35''$ East a distance of 763.79 feet, being coincident with the southerly line of said 22.171 acre parcel and the northerly line of said 0.963 acre parcel (passing for reference an Iron Pin Set at 740.04 feet), to an Iron Pin Set at the northeasterly corner of said 0.963 acre parcel and a northwesterly corner of a 0.0193 acre parcel as conveyed to Pike Natural Gas, an Ohio Corporation, by deed of record in Deed Volume 193, Page 662;

Thence South $06^{\circ} 31' 25''$ East a distance of 69.94 feet, being coincident with the westerly line of said 0.0193 acre parcel and the easterly line of said 0.963 acre parcel, to a found 5/8-inch bent

rebar with no cap, on the northerly line of Tract 4 of a 0.594 acre parcel as conveyed to Brian J. Mycroft and Christy L. Mycroft by deed of record in Deed Volume 253, Page 845;

Thence South $60^{\circ} 58' 01''$ West a distance of 301.68 feet, being coincident with the northerly line of said 0.0193 acre parcel, the southerly line of said 0.963 acre parcel, and the northerly line of a 0.157 acre parcel (ownership unknown), to a found 5/8-inch bent rebar with no cap;

Thence South $78^{\circ} 54' 24''$ West a distance of 31.52 feet, being coincident with the northerly line of said 0.157 acre parcel and the southerly line of said 0.963 acre parcel, to a found 5/8-inch bent rebar with no cap;

Thence South $60^{\circ} 56' 29''$ West a distance of 175.91 feet, being coincident with the northerly line of said 0.157 acre parcel and the southerly line of said 0.963 acre parcel, to a set magnetic nail at a point of curvature on the centerline of existing right-of-way of said U.S. Route 50, also being on the northerly line of said 14.000 acre parcel;

Thence along a curve to the left, non-tangent to the previous course, having a delta angle of $00^{\circ} 19' 52''$, a radius of 1146.00 feet, an arc length of 6.62 feet, a chord bearing South $71^{\circ} 16' 18''$ West, and a chord distance of 6.62 feet, being coincident with the centerline of right-of-way of U.S. Route 50, the southerly line of said 0.963 acre parcel, and the northerly line of said 14.000 acre parcel, to a set magnetic nail;

Thence South $71^{\circ} 06' 22''$ West a distance of 263.13 feet, being coincident with the centerline of right-of-way of U.S. Route 50, the southerly line of said 0.963 acre parcel, and the northerly line of said 14.000 acre parcel, to the **TRUE POINT OF BEGINNING**, containing 0.917 acres, more or less, and being subject to any and all easements, restrictions, and rights of way of record.

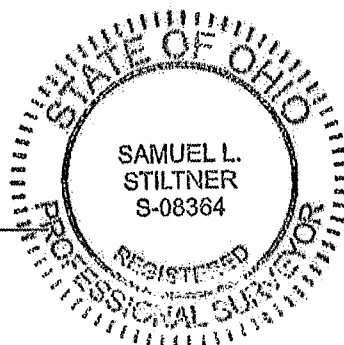
The bearings are based upon the Ohio State Plane Coordinate System, South Zone, NAD 83(2011), using the Ohio Department of Transportation's Real Time Network with the existing centerline of right of way of U.S. Route 50 being North $71^{\circ} 06' 22''$ East.

All Iron Pins Set are 5/8-inch rebar, 30-inched long, with a yellow cap stamped "DLZ OHIO, INC.".

This description was prepared by DLZ Ohio, Inc. (6121 Huntley Road, Columbus Ohio 43229) under the direct supervision of Samuel L. Stiltner, Ohio Professional Surveyor Number 8364 in April of 2025, and is based on an actual field survey conducted by DLZ Ohio, Inc., under the direct supervision of the same in October of 2024.



Samuel L. Stiltner, S-8364



5/13/2025
Date