

RECORD OF ORDINANCES

Ordinance No. 3831

Passed: April 28, 2026

AN ORDINANCE BY THE WEST CARROLLTON CITY COUNCIL TO APPROPRIATE CERTAIN REAL PROPERTY TITLED IN THE NAME OF ANNA MOUNT, DECEASED, FOR A ROAD WIDENING PROJECT IN THE CITY OF WEST CARROLLTON, AND DECLARING AN EMERGENCY.

WHEREAS, City Council, by Resolution No. 23-2026, declared the necessity of and its intent to appropriate certain real property described in the Resolution; and

WHEREAS, it is necessary to appropriate the property described in Resolution No. 23-2026, which is .075 acres of vacated right-of-way next to and abutting Manchester Road (aka Crossover Street) (hereinafter, the "Property"), which property is currently titled in the name of Anna Mount, deceased, for a road widening project; and

WHEREAS, the road widening project described herein is in the best interest of the health, safety, and welfare of the citizens of West Carrollton, Ohio; and

WHEREAS, for the immediate preservation of the public welfare of the residents of the City of West Carrollton and to promote more efficient governmental operations and growth and development in the City, the City Council has determined that it is necessary that this Ordinance take immediate effect.

NOW, THEREFORE, THE MUNICIPALITY OF WEST CARROLLTON, OHIO, HEREBY ORDAINS:

SECTION 1: The .075 acres of real property more particularly described in Exhibit A, attached hereto and incorporated herein by reference, shall be and hereby is appropriated for the road widening project described herein.

SECTION 2: The names of those persons known that have, claim to have, or may have, any estate, title, or interest in the above-described Property being appropriated by the City of West Carrollton for the road widening project described herein include certain heirs and next of kin of Anna C. Mount.

SECTION 3: The above-described Property has an appraised value of \$65,340, as determined by an independent, certified appraiser.

SECTION 4: City Council hereby finds that this appropriation is necessary for the stated public purpose and that the City intends to obtain immediate possession of the Property described in Exhibit A, and that immediate possession of the Property is necessary for the stated public purpose of the road widening project.

SECTION 5: The City Attorney is hereby authorized and directed to deposit the amount of the appraisal, as set forth above, with the Clerk of Courts of Montgomery County, Ohio, to take immediate possession of the Property described herein upon filing a Petition for Appropriation (the "Petition"). The Petition shall request a court of competent jurisdiction to make inquiry into and to assess the amount of compensation to be paid for the appropriated Property, and to all things necessary and property in connection therewith.

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SECTION 6: All actions taken by or on behalf of the City of West Carrollton in connection with the appropriation of the Property described herein and prior to the adoption of this Ordinance are hereby ratified.

SECTION 7: 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 any and all deliberations of this Council and any of its committees that resulted in such formal actions were in meetings open to the public, in compliance with all legal requirements, including but not limited to Section 121.22 of the Ohio Revised Code.

SECTION 8: This Ordinance is hereby declared to be an emergency measure necessary for the immediate preservation of the public welfare of the residents of the City of West Carrollton and to promote more efficient governmental operations and growth and development in the City. This emergency adoption will allow the City to direct traffic on to Manchester Road safely and efficiently. Upon an affirmative vote of at least five (5) members of Council, this Ordinance shall take effect immediately upon passage.

Passed: April 28, 2026



Mayor

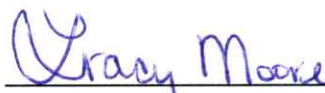
Attest: 

Clerk of Council

Effective Date: April 28, 2026

CERTIFICATE

The undersigned, Clerk of Council of the City of West Carrollton, Ohio, hereby certifies the foregoing is a true and correct copy of Ordinance No. 3831, passed by the Council of the City of West Carrollton, Ohio on the 28 day of April, 2026.



Clerk of Council

Dated: April 29, 2026

**EXHIBIT B
LEGAL DESCRIPTION
R/W VACATION - AREA #2**

SITUATE IN PART LOT 2500 OF THE CONSECUTIVE NUMBERS OF LOTS ON THE REVISED PLAST OF THE CITY OF WEST CARROLLTON, MONTGOMERY COUNTY, OHIO AND BEING MORE FULLY DESCRIBED AS FOLLOWS:

Commencing for reference at the northeast corner of said Part Lot 2500 and being on the intersection of the southerly right-of-way line of East Dixie Drive and the west right-of-way line of Manchester Road;

thence, South 20°07'19" East, 24.65 feet, along the west right-of-way line of Manchester Road to a point and being the principal place of beginning of the area to be vacated hereon;

thence, on a curve to the right with a radius of 39.00 feet, an arc distance of 27.14 feet, a delta angle of 43°11'24", and a chord bearing South 41°56'25" East, 26.50 feet, to a point;

thence, South 20°20'43" East, 288.48 feet, to a point;

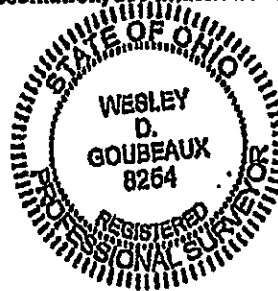
thence, South 17°35'30" West, 17.94 feet, to a point on the west right-of-way line of Manchester Road;

thence, North 20°07'19" West, 327.27 feet, along the west right-of-way line of Manchester Road to the principal place of beginning.

Containing 0.075 acres more or less and all being subject to any legal highways and easements of record. The bearing of North 20°20'43" West along the centerline of Manchester Road was based on NAD 83 CORS 2011 adjustment, Ohio South Zone, ODOT VRS CORS Network.

The above description was prepared by Wesley D. Goubeaux, Ohio Professional Surveyor Number 8254, based on a field survey performed under his direct supervision and dated November 7, 2024. For a pictorial representation, see attached Exhibit "B".


Wesley D. Goubeaux, PS #8254



11/07/2024
Date



