



**SERVICE COMMITTEE - MEL CLEMENS
MONDAY JULY 11, 2016**

**COMMITTEE MEETING: IMMEDIATELY FOLLOWING THE REGULAR
COUNCIL MEETING**

**PLACE: COUNCIL CHAMBERS
7232 E. MAIN ST, REYNOLDSBURG, OH 43068**

President: DOUG JOSEPH

Ward Members: Ward I – Stephen M. Cicak
Ward II – Brett Luzader
Ward III – Marshall Spalding
Ward IV - Mel Clemens

At Large Members: Barth R. Cotner
Chris Long
Dan Skinner, Esq.

COMMITTEES:

Community Development: Chmn Skinner, Spalding, Cicak, Luzader
Safety: Chmn Long, Cicak, Luzader, Spalding
Service: Chmn Clemens, Luzader, Spalding, Cicak
Finance: Chmn Cotner, Long, Clemens, Skinner

* * * * *

Agenda is subject to amendment by Committee/Council at the time of the meeting.

All meetings of the Council shall be held in accordance with the general laws of Ohio pertaining to requirements for open meetings of public bodies.

If you wish to speak before City Council concerning a specific topic on the agenda, or about a specific topic not on the agenda, please complete a “Speaker Form” and give to the Clerk of Council. Forms are located in the wooden box on one of the bench seats in the atrium. Copies of the Rules of Discussion are available next to the wooden box.

*April Beggerow
Clerk of Council*

1. Call to Order
2. Approval of Agenda
3. Approval of Minutes
 - a. Service Committee – Committee Meeting – June 20, 2016
4. Discussion
 - a. Liquor Permit Request: Global Partners of Ohio 7616 LLC
 - b. ORDINANCE ACCEPTING A RECORDED DEED OF EASEMENT (1.218 Acre Drainage Easement) FROM THE INN AT SUMMIT TRAIL.



**SERVICE COMMITTEE - MEL CLEMENS
MONDAY JUNE 20, 2016**

**COMMITTEE MEETING: IMMEDIATELY FOLLOWING THE PREVIOUS
MEETING**

**PLACE: COUNCIL CHAMBERS
7232 E. MAIN ST, REYNOLDSBURG, OH 43068**

1. Call to Order

PRESENT: Cicak, Luzader, Spalding
ABSENT: Clemens

2. Approval of Agenda

Agenda stands approved

3. Approval of Minutes

a. Service Committee – Committee Meeting – June 6, 2016

Minutes stand approved.

4. Discussion

a. Motion to Amend the Schedule of the Service Committee from the First and Third Monday of the Month to the Second and Fourth Monday of the Month Following the Regular Council Meeting Beginning July, 2016.

Chairman Luzader: Is there any discussion from members of committee? If not, I would just like to say that Chairman Clemens is not here tonight, but he is aware that this is on the agenda, so we are not going behind his back. We are just trying to streamline the process and give it a try. It may not work and can be changed at any time, so I am willing to give it a try. Are there any other comments from Council. If not, I will make a motion to amend the schedule of the Service Committee meetings.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Brett Luzader, Ward II
SECONDER:	Marshall Spalding, Ward III
AYES:	Cicak, Luzader, Spalding
ABSENT:	Clemens

Minutes Acceptance: Minutes of Jun 20, 2016 7:30 PM (Approval of Minutes)

Clerk of Council**April Beggerow****7232 E. Main Street****Reynoldsburg OHIO 43068****614-322-6836 phone****Memo**

DATE: July 11, 2016**TO: Service Committee****CC:****RE: Liquor Permit Request: Global Partners of Ohio dba GP Marts**

New Liquor Permit request filed 06/06/2016 by Global Partners of Ohio 7616 LLC dba GP Marts 7616 E. Main Street.

NOTICE TO LEGISLATIVE
AUTHORITYOHIO DIVISION OF LIQUOR CONTROL
6606 TUSSING ROAD, P.O. BOX 4005
REYNOLDSBURG, OHIO 43068-9005
(614)644-2360 FAX(614)644-3166

TO

3225775		NEW		GLOBAL PARTNERS OF OHIO 7616 LLC DBA GP MARTS 7616 E MAIN ST REYNOLDSBURG OH 43068
PERMIT NUMBER		TYPE		
ISSUE DATE				
06 06 2016				
FILING DATE				
C1 C2		PERMIT CLASSES		
25	220	B	B25509	
TAX DISTRICT		RECEIPT NO.		

FROM 06/23/2016

PERMIT NUMBER		TYPE	
ISSUE DATE			
FILING DATE			
PERMIT CLASSES			
TAX DISTRICT		RECEIPT NO.	



MAILED 06/23/2016

RESPONSES MUST BE POSTMARKED NO LATER THAN. 07/25/2016

IMPORTANT NOTICEPLEASE COMPLETE AND RETURN THIS FORM TO THE DIVISION OF LIQUOR CONTROL
WHETHER OR NOT THERE IS A REQUEST FOR A HEARING.

REFER TO THIS NUMBER IN ALL INQUIRIES

B NEW 3225775

(TRANSACTION & NUMBER)

(MUST MARK ONE OF THE FOLLOWING)WE REQUEST A HEARING ON THE ADVISABILITY OF ISSUING THE PERMIT AND REQUEST THAT
THE HEARING BE HELD ☐ IN OUR COUNTY SEAT. ☐ IN COLUMBUS.WE DO NOT REQUEST A HEARING. ☐

DID YOU MARK A BOX? IF NOT, THIS WILL BE CONSIDERED A LATE RESPONSE.

PLEASE SIGN BELOW AND MARK THE APPROPRIATE BOX INDICATING YOUR TITLE:

(Signature)

(Title)- ☐ Clerk of County Commissioner

(Date)

☐ Clerk of City Council☐ Township Fiscal OfficerCLERK OF REYNOLDSBURG CITY COUNCIL
7232 EAST MAIN STREET
REYNOLDSBURG OHIO 43068

Attachment: 2016-06-06 Global Partners of Ohio dba GP Mart (1464 : GP Mart Liquor Permit)

3225775 PERMIT NBR
GLOBAL PARTNERS OF OHIO 7616 LLC
DBA GP MARTS
7616 E MAIN ST
REYNOLDSBURG OH 43068

TARIQ HASAN

06/21/2016 ACTIVE CEO

MAN-MBR5%

PA2-KEY = END SESSION, CLEAR-KEY = END OPTION, ENTER-KEY = TO CONTINUE

Attachment: 2016-06-06 Global Partners of Ohio dba GP Mart (1464 : GP Mart Liquor Permit)

Development Department**Dan Havener****7232 E. Main Street****Reynoldsburg OHIO 43068****614-322-6831 Phone****ORDINANCE REQUEST**

DATE: July 11, 2016**TO: Service Committee****RE: ORDINANCE ACCEPTING A RECORDED DEED OF EASEMENT
(1.218 acre drainage easement) FROM THE INN AT SUMMIT TRAIL**

Deed of Easement See attached materials for detail.

TRANSFER NOT NECESSARY

Date

JUNE 8, 2016
M. A. Long

Licking County Auditor



201606080011696

Pgs.: 6 \$60.00 T20160013620
06/08/2016 12:46PM BXSTIMSON
Bryan A. Long
Licking County Recorder

DRAINAGE EASEMENT

KNOW ALL MEN BY THESE PRESENTS THAT **THE INN AT SUMMIT TRAIL LIMITED**, an Ohio limited liability company, the Grantor, for and in consideration of the sum of One Dollar (\$1.00) and other good and valuable considerations to it by the **CITY OF REYNOLDSBURG, OHIO**, an Ohio municipal corporation, Grantee, whose address is 7232 E. Main Street, Reynoldsburg, Ohio 43068, the receipt whereof is hereby acknowledged, does hereby grant, bargain, sell, convey and release to said Grantee, its successors and assigns, forever, a perpetual, non-exclusive easement for surface water drainage purposes, including the right to construct, maintain, use, repair and replace drainage tile, ditches, pipes, culverts, storm sewer lines, detention facilities and associated improvements for accepting, transporting, detaining and releasing surface water run-off in, upon and over the easement area described in Exhibit A ("Drainage Easement Area.")

This Easement is granted subject to the following terms and conditions:

1. Indemnification: Restoration of Property. Grantee by its acceptance of this Easement shall indemnify, defend and hold Grantor harmless against any claims, damages, losses or expenses arising as a result of Grantee's exercise of the rights granted by this Easement, but excepting any claims, damages, losses or expenses to the extent caused by the negligent acts or omissions of Grantor or Grantor's agents, employees or contractors, or others for whom Grantor is responsible.

If any damage to Grantor's property is caused by Grantee's exercise of its rights under this Easement, Grantee, at Grantee's expense, shall promptly restore any disturbed areas as nearly as possible to the condition existing prior to the occurrence of the damage.

2. Maintenance: No obstructions.

Grantor shall mow the Drainage Easement Area, but Grantee shall be responsible for all other stormwater and facilities maintenance of the drainage improvements, whether already existing as of the date of this instrument or installed in the future. Grantee shall be solely responsible for the costs of compliance with all Environmental Protection Agency requirements (including the stormwater maintenance program) and any other local, state, or federal laws and regulations, and shall keep the Drainage Easement Area in compliance.

Neither party shall obstruct the Drainage Easement Area such as to prevent its use by the other party, except as may be reasonably necessary in maintaining improvements thereto.

3. Title. Grantor covenants with Grantee that Grantor is the owner of the Easement Area described above and has full power to convey the rights conveyed by this Easement. Grantor warrants and will defend the same against the claims of all persons, subject, however, to (a) all legal highways, (b) easements, covenants and restrictions of record, (c) real estate taxes and assessments not yet due and payable and (d) zoning, building and other applicable laws, codes and regulations.

4. Supersedes Prior Easement. This easement is to replace an easement (the "Prior Easement") for storm retention purposes for a retention basin located generally south of Refugee Road, west of Old Summit Road and east of (Relocated) Refugee Road, provided to the city of Reynoldsburg (the "City" or "Grantee") by Summit Place L.P. in approximately 2006 as a part of the City's project to improve and straighten Summit Road. On information and belief, the Prior

Easement was delivered but lost before it could be recorded. There is no record of the Prior Easement in the Recorder's Office of Licking County, Ohio, or the records of the City Clerk for Reynoldsburg, Ohio. Therefore, the Prior Easement, if discovered or found, by agreement of the City, the Grantee therein and as a condition of the acceptance of the conveyance herein, Grantor, and the City of Reynoldsburg, Ohio, for themselves, their successors and assigns, agree the Prior Easement is hereby terminated, void, and no further force or effect and in no way is an encumbrance to the property of the Grantor herein. The easement conveyed herein hereby replaces, supersedes and supplants in all respects the Prior Easement as between Grantor, its predecessors in title, and Grantee, the City of Reynoldsburg, Ohio.

This Easement is for the mutual benefit of the parties, shall bind and inure to the benefit of both parties and their heirs, successors and assigns and shall run with the land. The recording of this easement with the Licking County Recorder shall constitute acceptance of all terms by Grantee.

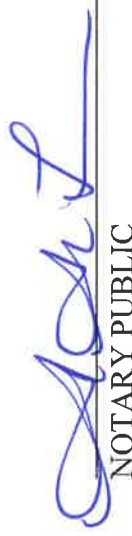
THE INN AT SUMMIT TRAIL LIMITED,
an Ohio limited liability company

By: THE JERRY MCCLAIN CO., INC.,
an Ohio corporation
Member and Managing Agent

By: 
ROGER K. MCCLAIN,
Vice President

STATE OF OHIO
COUNTY OF LICKING, ss:

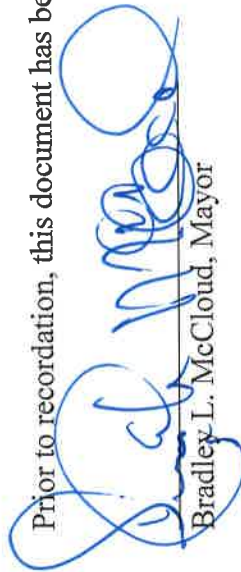
The foregoing instrument was acknowledged before me on this 27th day of May, 2016, by ROGER K. MCCLAIN as the Vice President of THE JERRY MCCLAIN CO., INC., an Ohio corporation, a Member and the Managing Agent of THE INN AT SUMMIT TRAIL LIMITED, an Ohio limited liability company, on behalf of the company.


NOTARY PUBLIC



ALLISON MACLEOD OWEN
Attorney at Law
Notary Public, State of Ohio
My Commission Expires 05-14-2019
Section 447.06 R.C.

Prior to recordation, this document has been approved by:



Bradley L. McCloud, Mayor



James E. Hood, City Attorney

This instrument prepared by:
Reese, Pyle, Drake & Meyer, P.L.L.
36 N. Second Street, P.O. Box 919
Newark, Ohio 43058-0919

DESCRIPTION FOR A 1.218 ACRE DRAINAGE EASEMENT

Situated in the State of Ohio, County of Licking, City of Reynoldsburg, being a part of Section 4, Township-16, Range-20, Refugee Lands and being a part of that 25.065 acre tract (Parcel Number 115-026616-00.001) as conveyed to SRJ Properties of Ohio LLC. as recorded in Instrument Number 200811260025348, all references being to those of record in the Recorder's Office, Licking County, Ohio, said 1.218 acre drainage easement being more particularly bounded and described as follows:

Beginning at an iron pin found marking the intersection of the southerly right-of-way of Refugee Road and the easterly right-of-way of Summit Road;

Thence along the southerly right-of-way of Refugee Road, **South 86°46'39" East, 457.56 feet** to a point;

Thence leaving said right-of-way across the SPJ Properties of Ohio LLC Property the following seven (7) courses and distances:

South 03°19'11" West, 47.90 feet to a point;

Southwesterly along the arc of a curve to the left (Radius = 396.00', Delta = 16°47'57", Arc length = 116.11') a chord bearing and distance of **South 83°53'50" West, 115.69 feet** to a point;

South 74°48'35" West, 249.85 feet to a point;

Southwesterly along the arc of a curve to the right (Radius = 82.00', Delta = 66°19'57", Arc length = 94.93') a chord bearing and distance of **North 71°20'10" West, 89.72 feet** to a point;

South 47°50'21" West 45.97 feet to a point;

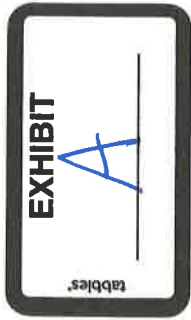
Southwesterly along the arc of a curve to the left (Radius = 600.00', Delta = 09°17'18", Arc length = 97.27') a chord bearing and distance of **South 02°46'29" East, 97.16 feet** to a point;

South 82°34'52" West 20.00 feet to a point on the easterly right-of-way of Summit Road;

Thence northerly along said right-of-way the following three (3) courses and distances:

Northwesterly along the arc of a curve to the right (Radius = 620.00', Delta = 10°44'19", Arc length = 116.20') a chord bearing and distance of **North 02°02'58" West, 116.03 feet** to a PK nail found;

North 03°19'11" East 106.73 feet to an iron pin found; and...



DESCRIPTION FOR A 1.218 ACRE DRAINAGE EASEMENT

Page 2

Northeasterly along the arc of a curve to the right (Radius = 32.50', Delta = 89°54'10", Arc length = 51.00') a chord bearing and distance of North 48°16'16" East, 45.92 feet to the Point of Beginning and containing 1.218 acres total, more or less, according to a survey conducted by Jobes Henderson and Associates, Inc. in September of 2015.

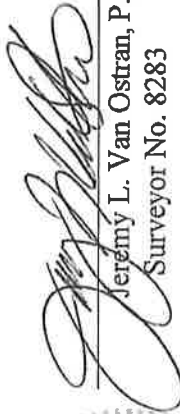
The bearings in the above description are based on the Ohio State Plane Coordinate System, South Zone.

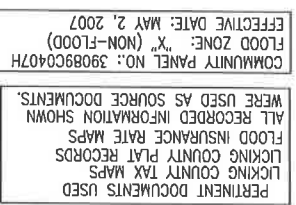
All iron pins set are 5/8" in diameter rebar by 30" in length with red identification caps marked "J&H, PS 8283".

Subject to all valid and existing easements, restrictions and conditions of record.

March 31, 2016
J-2015/15214/02summitRd/survey/legals/EASEMENT




Jeremy L. Van Ostran, P.S.
Surveyor No. 8283




JEREMY VAN OSTRAN P.S. 8283



Curve Table				
Curve #	Length	Radius	Delta	CH BEARING
C1	118.11	356.00	016°47'57"	S85°53'07"W
C2	94.93	82.00	081°09'57"	N7°20'10"W
C3	97.27	600.00	008°17'10"	S2°46'29"E
C4	116.20	620.00	010°44'10"	N2°02'38"W
C5	51.00	32.50	009°41'10"	N48°18'10"E

LEGEND

○	DRILL HOLE FND.
○	COY. DISK FND.
○	IRON PIN FND.
○	IRON PIPE FND.
○	IRON PIPE SET
○	MAG. NAIL FND.
○	CONC. NAIL FND.
○	NON. BOX FND.
○	NINE SPIKE FND.
○	P.K. NAIL FND.
○	P.K. NAIL SET
○	RR SPIKE FND.
○	SECTION COR. FND.
○	STONE FND.
○	1-BAY FND.

DRAINAGE EASEMENT SURVEY OF THE INN
SUMMIT ROAD
REYNOLDSBURG, OHIO

SURVEYOR NOTES:

JOB NUMBER 15214					
SPJ Properties of Ohio LLC Drainage Easement The Inn Summit Road					
 Jobs Henderson A HULL COMPANY 59 Grant Street Newark, Ohio 43055 PH: (740) 344-9451 www.jobs-henderson.com					
N.O.	PLAN ISSUE / REVISION	DATE	DRAWN	CHECKED	DATE
			AET	JLV	03/31/16
			 HORIZONTAL SCALE IN FEET		
					