

ORDINANCE NO. 2025-5

AN ORDINANCE APPROVING THE ADJUSTMENT OF THE BOUNDARY LINES SEPARATING THE VILLAGE OF WAITE HILL AND THE CITY OF WILLOUGHBY BY MUTUAL CONSENT AND DIRECTING THE PROCESSING OF THE BOUNDARY ADJUSTMENT.

WHEREAS, the Village of Waite Hill (“Waite Hill” or “Village”) and the City Willoughby (“Willoughby”) are municipal corporations (together “municipalities”) located in Lake County, Ohio that have common boundary lines separating them; and

WHEREAS, Waite Hill and Willoughby have mutually consented and agreed to certain changes in the boundary lines separating them; and

WHEREAS, Waite Hill and Willoughby have caused to be prepared plats of corporation line adjustments for which the boundary adjustments are being made that are depicted in the Plat for Corporate Line Adjustment “Area A” and Plat for Corporate Line Adjustment “Area B” attached to this Ordinance; and

WHEREAS, the municipalities have agreed to transfer certain territory from Waite Hill to Willoughby pursuant to Ohio Revised Code Section 709.37 as depicted on the aforementioned Plats (appended hereto) and that no adjustment of funds, unpaid taxes, claims, indebtedness, or other fiscal matters be made between the municipalities; and

WHEREAS, the territory being transferred is not inhabited by any voters; and

WHEREAS, Council has reviewed the proposed municipal boundary adjustment and attached exhibits and agrees with and consents to an adjustment of the boundary lines separating Waite Hill and Willoughby as shown thereon; and

WHEREAS, Council finds that it is in the best interest of Willoughby, the geographic integrity of the City and the region, and the health, safety, and welfare of its residents to adjust its boundaries with Waite Hill;

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF WILLOUGHBY, THE COUNTY OF LAKE, AND THE STATE OF OHIO:

SECTION 1. That the Council of the City of Willoughby hereby consents and agrees to the adjustment of the adjoining boundaries of the Village of Waite Hill and the City of Willoughby depicted in attached Plat for Corporation Line Adjustment “Area A” and Plat for Corporation Line Adjustment “Area B” in the manner provided by law. The City administration may take such further actions as may be required by law to enact the boundary adjustment provided for in this Ordinance.


SECTION 2. That this Council finds the change in municipal boundaries and transfer of property from Waite Hill to Willoughby does not involve the transfer of territory inhabited by more than five voters from one municipality to the other or from each municipality to the other and that no adjustment of funds, unpaid taxes, claims, indebtedness, or other fiscal matters should be made between the municipalities.

SECTION 3. Waite Hill and Willoughby have agreed and the Village of Waite Hill requests that the Commissioners make no adjustment of funds, unpaid taxes, claims, indebtedness, or other fiscal matters between the Village of Waite Hill and the City of Willoughby and agree that none are proper.

SECTION 4. That the Clerk of Council of the City of Willoughby is hereby authorized and directed to certify a copy of this Ordinance to the Board of Lake County Commissioners, which shall, upon filing with the Board, constitute a request by the City of Willoughby for the Commissioners to proceed by resolution to approve such change of boundary by mutual consent as required by law.

SECTION 5. That it is found and determined that all formal actions of this Council concerning and relating to the passage of this Ordinance were conducted in an open meeting of this Council, and that all deliberations of this Council and any of its committees that resulted in such actions were conducted in meetings open to the public in compliance with all legal requirements including Chapter 107 of the Codified Ordinances of the City of Willoughby.

SECTION 6. That this Ordinance shall be in full force and take effect immediately upon its passage by Council and its approval by the Mayor, or at the earliest period allowed by law.

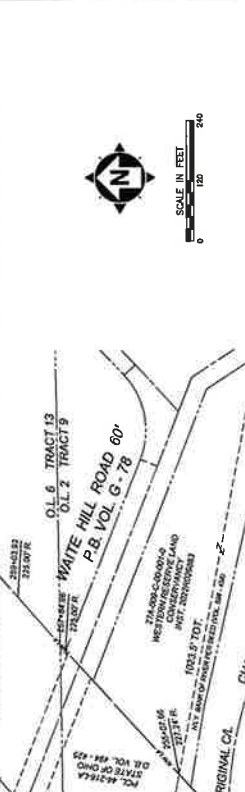
Passed: January 21, 2025 
President of Council

Attest: Alison Nash
Clerk of Council

Date: 1.22.2025 Approved: Robert Field
Mayor

Submitted to the Mayor for his approval on this 22 day of January, 2025.
Alison Nash
Clerk of Council

PLAT OF CORPORATION LINE ADJUSTMENT BETWEEN THE VILLAGE OF WAITE HILL, LAKE COUNTY, OHIO AND THE CITY OF WILLOUGHBY, LAKE COUNTY, OHIO BEING PARTS OF ORIGINAL LOT NO. 3, TRACT 9 AND PARTS OF ORIGINAL LOTS NO. 4 AND NO. 5, TRACT 13 IN THE NINTH TOWNSHIP OF THE TENTH RANGE OF THE CONNECTICUT WESTERN RESERVE NOVEMBER, 2024



APPROVED BY THE BOARD OF COUNTY COMMISSIONERS, LAKE COUNTY, OHIO IN RESOLUTION NO. _____ FOLLOWING THE RECEIPT OF THE CERTIFIED AND ADVANCED OF THE SURVEYOR'S CERTIFICATION AND THE APPROVED AND CORRECTED PLAT OF THE ADJUSTED LINE SUBMITTED TO THE MUNICIPALITY.

APPROVED BY THE VILLAGE OF WAITE HILL, OHIO IN ORD. NO. _____ ONLY ADOPTED BY RESOLUTION NO. _____ WITH THE APPROVEMENT OF THE CITY OF WILLOUGHBY.

APPROVED BY THE VILLAGE OF WAITE HILL, OHIO IN ORD. NO. _____ ONLY ADOPTED BY RESOLUTION NO. _____ WITH THE APPROVEMENT OF THE CITY OF WILLOUGHBY.

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APPROVED BY THE VILLAGE OF WAITE HILL, OHIO IN ORD. NO. _____ ONLY ADOPTED BY RESOLUTION NO. _____ WITH THE APPROVEMENT OF THE CITY OF WILLOUGHBY.

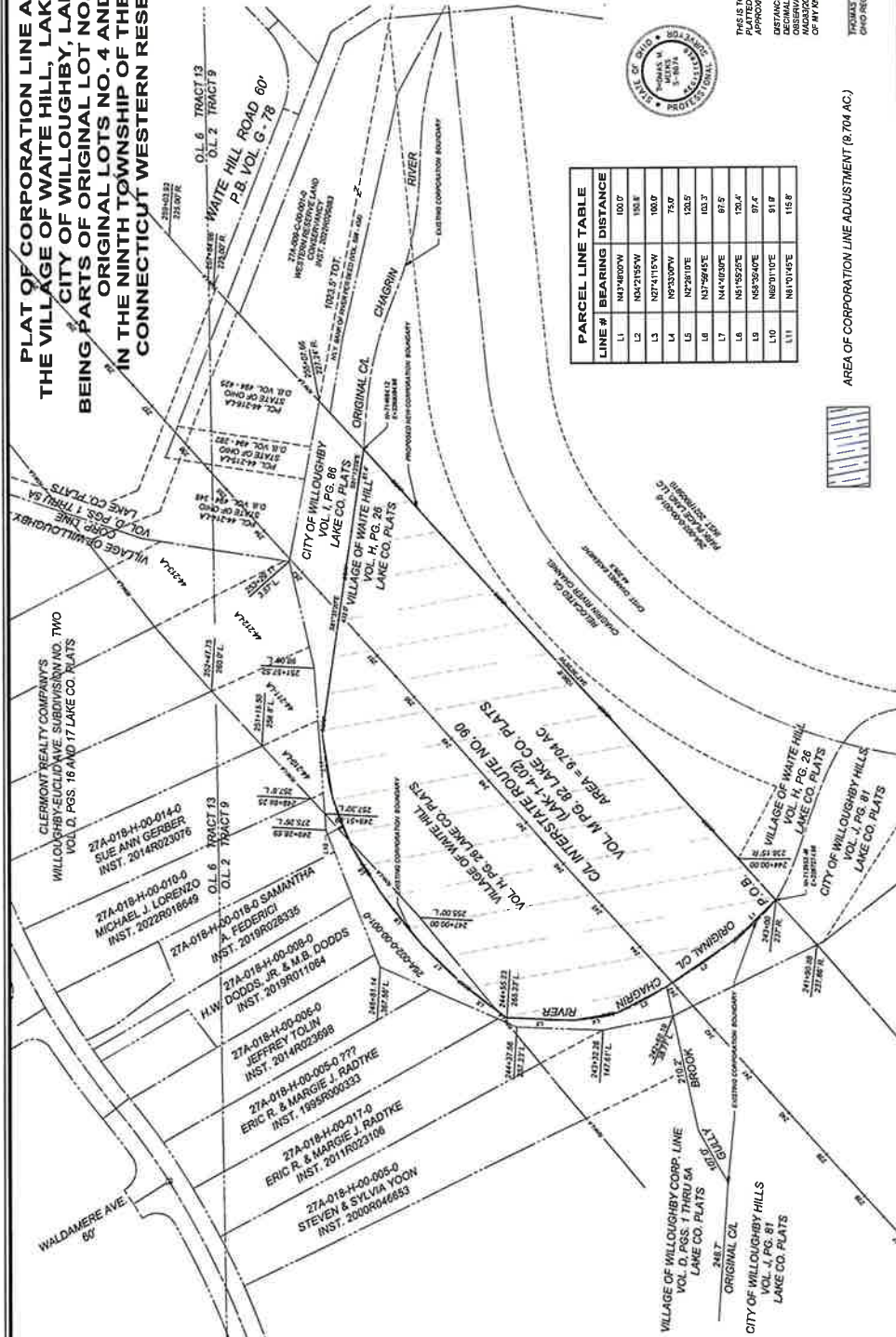
APPROVED BY THE VILLAGE OF WAITE HILL, OHIO IN ORD. NO. _____ ONLY ADOPTED BY RESOLUTION NO. _____ WITH THE APPROVEMENT OF THE CITY OF WILLOUGHBY.

SURVEYOR'S CERTIFICATION

THIS IS TO CERTIFY THAT AT THE REQUEST OF THE VILLAGE OF WAITE HILL I HAVE PLATTED THE LAND SHOWN HEREON FROM EXISTING RECORDS AND CONTAINING APPROXIMATELY 8.704 ACRES OF LAND. DISTANCES SHOWN HEREON ARE EXPRESSED IN UNITS OF U.S. SURVEY FEET AND ANGLES ARE EXPRESSED IN DEGREES, MINUTES AND SECONDS. ALL DISTANCES AND ANGLES WERE MEASURED BY ME OR UNDER MY CLOSE PERSONAL SUPERVISION UTILIZING THE OHIO STATE PLANE (NORTH ZONE) COORDINATE SYSTEM AND 2011 REFERENCE FRAME. ALL OF WHICH I CERTIFY TO BE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

THOMAS W. WELLS
OHIO REGISTERED SURVEYOR NO. 3874

PARCEL LINE TABLE	LINE #	BEARING	DISTANCE
	L1	N41°40'00"W	100.0'
	L2	N04°21'52"W	108.8'
	L3	N07°41'15"W	100.0'
	L4	N0°03'00"W	75.0'
	L5	N2°28'10"E	128.7'
	L6	N37°58'45"E	103.7'
	L7	N41°40'00"E	97.5'
	L8	N45°55'00"E	128.4'
	L9	N48°30'00"E	97.4'
	L10	N53°31'10"E	97.9'
	L11	N61°01'00"E	116.9'



AREA OF CORPORATION LINE ADJUSTMENT (8.704 AC.)

DATE:	12/31/24
SCALE:	1" = 100'
DRAWN BY:	TMW
CHECKED BY:	TMW
APPROVED BY:	TMW

CORPORATION LINE ADJUSTMENT "AREA A"

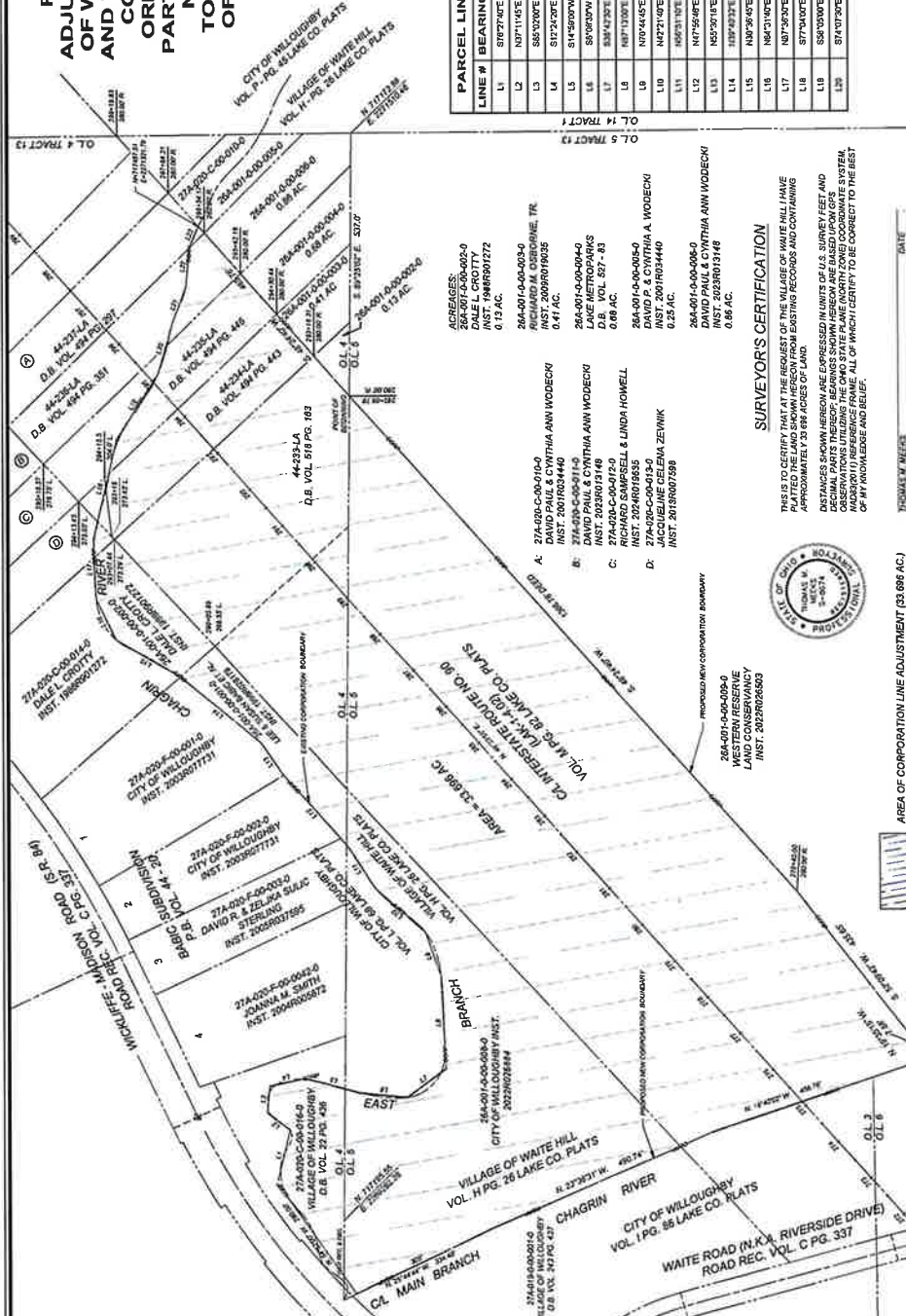
CITY OF WILLOUGHBY AND VILLAGE OF WAITE HILL CORPORATION LINE ADJUSTMENT

you trusted advisor
engineers
architects
planners
Consultants

PLAT OF CORPORATION LINE ADJUSTMENT BETWEEN THE VILLAGE OF WAITE HILL, LAKE COUNTY, OHIO AND THE CITY OF WILLOUGHBY, LAKE COUNTY, OHIO BEING PARTS OF ORIGINAL LOT NO. 3, TRACT 9 AND PARTS OF ORIGINAL LOTS NO. 4 AND NO. 5, TRACT 13 IN THE NINTH TOWNSHIP OF THE TENTH RANGE OF THE CONNECTICUT WESTERN RESERVE



SCALE IN FEET
0 20 40



PARCEL LINE TABLE

LINE #	BEARING	DISTANCE
L1	S89°49'37"E	66.1
L2	S83°53'37"E	81.8
L3	S89°07'00"E	46.7

PARCEL LINE TABLE

LINE #	BEARING	DISTANCE
L1	S78°27'40"E	112.9
L2	N07°11'40"E	58.3
L3	S85°20'00"E	54.7
L4	S73°24'00"E	73.0
L5	S14°50'00"W	116.2
L6	S09°00'00"W	96.7
L7	S38°42'30"E	61.9
L8	N07°44'45"E	190.2
L9	N07°44'45"E	85.0
L10	N42°21'40"E	135.2
L11	N68°33'10"E	102.2
L12	N47°52'00"E	102.0
L13	N55°00'00"E	50.0
L14	E39°43'30"E	214.9
L15	N40°30'45"E	150.4
L16	N47°31'40"E	92.8
L17	N07°30'00"E	120.8
L18	S07°34'00"E	202.8
L19	S38°10'00"E	158.7
L20	S74°07'00"E	100.0

APPROVED BY THE BOARD OF COUNTY COMMISSIONERS, LAKE COUNTY, OHIO IN RESOLUTION NO. _____ DATED _____ MAY BE APPLIED TO THE VILLAGE OF WAITE HILL AND THE CITY OF WILLOUGHBY FOR THE PURPOSES OF THE DRAINAGE LINE SURVEYING REGULATIONS.

ZINWENFELDER CLERK _____ DATE _____

APPROVED BY THE BOARD OF WAITE HILL, OHIO IN RES. NO. _____ DATED _____ MAY BE APPLIED TO THE VILLAGE OF WAITE HILL, OHIO IN RESOLUTION NO. _____ WITH THE FORFEITURE OF THE CITY OF WILLOUGHBY.

ROBERT L. LUKEL, CLERK OF COUNCIL _____ RITA COO, MAYOR _____

APPROVED BY THE LAWYERS OF THE VILLAGE OF WAITE HILL, OHIO: STEVEN BROWN, LAWYER/DEPUTY _____ DATE _____

APPROVED BY THE CITY OF WILLOUGHBY, OHIO IN ORD. NO. _____ DATED _____ WITH THE ADJUDICATION OF THE VILLAGE OF WAITE HILL, OHIO: ALBA KONIG, CLERK OF COUNCIL _____ ROBERTA TILMA, MAYOR _____

APPROVED BY THE LAWYERS OF THE CITY OF WILLOUGHBY, OHIO: MICHAEL C. LUKEL, LAWYER/DIRECTOR _____ DATE _____

AGREEMENTS:

264-01-0-00-000-0
DALE L. CROTTY
INST. 1948891272
0.13 AC.

264-01-0-00-000-0
RICHARD M. GIBSON, TR.
INST. 2009070935
0.41 AC.

264-01-0-00-000-0
DAVID PAUL & CYNTHIA ANN WODECKI
INST. 2023801318
0.25 AC.

264-01-0-00-000-0
LAKEL METROPARKS
VOL. 527 - 83
INST. 2023801318
0.18 AC.

264-01-0-00-000-0
RICHARD SAMPSELL & LINDA HOWELL
INST. 2024019835
INST. 2007032440
0.25 AC.

264-01-0-00-000-0
DAVID PAUL & CYNTHIA ANN WODECKI
INST. 2023801318
0.86 AC.

SURVEYOR'S CERTIFICATION

THIS IS TO CERTIFY THAT AT THE REQUEST OF THE VILLAGE OF WAITE HILL I HAVE PLATTED THE LAND SHOWN HEREON FROM EXISTING RECORDS AND CONTAINING APPROXIMATELY 20 ACRES OF LAND.

DETAILED SURVEY HEREON WAS MADE IN ACCORDANCE WITH THE SURVEYOR'S PRACTICE AND OBSERVATIONS UTILIZING THE OHIO STATE PLANE NORTH ZONE COORDINATE SYSTEM. THE SURVEY WAS MADE IN ACCORDANCE WITH THE SURVEYING REGULATIONS OF THE BOARD OF COUNTY COMMISSIONERS AND BELIEVED TO BE CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.



PROFESSIONAL SURVEYOR NO. 8974
DATE _____

PROJECT NO.	24001803
DATE	12/27/24
SHEET NO.	01
TOTAL SHEETS	1

CORPORATION LINE ADJUSTMENT "AREA B"

DATE	12/27/24
SCALE	AS SHOWN
DRAWN BY	TMM
CHECKED BY	TMM
APPROVED BY	TMM

CITY OF WILLOUGHBY AND VILLAGE OF WAITE HILL CORPORATION LINE ADJUSTMENT

NO.	REVISION	DATE

