

NEW LEGISLATION

May 23, 2022

Temp. No.	Introduced	Committee	Description
A-57	5/23/22	PZ	An ordinance accepting the Planning Commission recommendation for the construction of ten (10) single family attached dwelling units to be constructed within three (3) separate buildings located on property at the southwest corner of Second Street and Wadsworth Avenue, for the Summit Housing Development Corporation, and declaring an emergency.
A-58	5/23/22	PI	An ordinance authorizing the Director of Public Service to enter into a contract or contracts, according to law, with a firm or firms, for concrete pavement repairs to various streets, and declaring an emergency.
A-59	5/23/22	PI	A resolution of intent to appropriate certain property along West Portage Trail Extension between State Road and Northampton Road, and declaring an emergency.
A-60	5/23/22	PA	An ordinance amending Chapter 1371 of the City of Cuyahoga Falls Codified Ordinances, relating to the BOCA National Property Maintenance Code, and declaring an emergency.

CALENDAR
May 23, 2022

The following legislation will be up for passage at the Council Meeting on May 23, 2022.

Temp. No.	Introduced	Committee	Description
A-51	5/9/22	PZ	An ordinance authorizing and approving the Final Subdivision Plat for Plaza at Chapel Hill – Third Replat located on the south side of Howe Avenue between Main Street and Center Drive, and declaring an emergency.
A-52	5/9/22	Fin	An ordinance authorizing the Director of Public Service to enter into a contract or contracts, without competitive bidding, with Independent Diesel Service for the maintenance and repair of City diesel electric generators, and declaring an emergency.
A-53	5/9/22	Fin	An ordinance authorizing the Mayor as Director of Public Safety to enter into a contract or contracts, without competitive bidding, with Motorola, Inc. for the upgrade of and licensing fees for the public safety regional dispatch system equipment, and declaring an emergency.

Temp. No.	Introduced	Committee	Description
A-54	5/9/22	PI	An ordinance authorizing the Director of Public Service to enter into a contract or contracts, according to law, for the replacement of the roof on Fire Station 5, located at 3497 Wyoga Lake Road, and declaring an emergency.
A-55	5/9/22	PI	An ordinance authorizing the Director of Public Service to enter into a contract or contracts, according to law, for the construction of Paddle Park and the expansion of the existing corner plaza located at 2170 Front Street, and declaring an emergency.

PENDING LEGISLATION

May 23, 2022

Temp. No.	Introduced	Committee	Description
A-51	5/9/22	PZ	An ordinance authorizing and approving the Final Subdivision Plat for Plaza at Chapel Hill – Third Replat located on the south side of Howe Avenue between Main Street and Center Drive, and declaring an emergency.
A-52	5/9/22	Fin	An ordinance authorizing the Director of Public Service to enter into a contract or contracts, without competitive bidding, with Independent Diesel Service for the maintenance and repair of City diesel electric generators, and declaring an emergency.
A-53	5/9/22	Fin	An ordinance authorizing the Mayor as Director of Public Safety to enter into a contract or contracts, without competitive bidding, with Motorola, Inc. for the upgrade of and licensing fees for the public safety regional dispatch system equipment, and declaring an emergency.
A-18	2/14/22	PI	An ordinance authorizing the Director of Public Service to enter into a contract or contracts for the replacement of the flat roof on the Municipal Building, located at 2310 2nd Street in the City of Cuyahoga Falls, and declaring an emergency.

Temp. No.	Introduced	Committee	Description
A-54	5/9/22	PI	An ordinance authorizing the Director of Public Service to enter into a contract or contracts, according to law, for the replacement of the roof on Fire Station 5, located at 3497 Wyoga Lake Road, and declaring an emergency.
A-55	5/9/22	PI	An ordinance authorizing the Director of Public Service to enter into a contract or contracts, according to law, for the construction of Paddle Park and the expansion of the existing corner plaza located at 2170 Front Street, and declaring an emergency.

2
3
4 CITY OF CUYAHOGA FALLS, OHIO

5
6 ORDINANCE NO. - 2022

7
8 AN ORDINANCE ACCEPTING THE PLANNING COMMISSION
9 RECOMMENDATION FOR THE CONSTRUCTION OF TEN (10)
10 SINGLE FAMILY ATTACHED DWELLING UNITS TO BE
11 CONSTRUCTED WITHIN THREE (3) SEPARATE BUILDINGS
12 LOCATED ON PROPERTY AT THE SOUTHWEST CORNER OF
13 SECOND STREET AND WADSWORTH AVENUE, FOR THE
14 SUMMIT HOUSING DEVELOPMENT CORPORATION, AND
15 DECLARING AN EMERGENCY.
16

17 WHEREAS, the Charter of the City of Cuyahoga Falls requires that all decisions made by the
18 Planning Commission be submitted to Council; and
19

20 WHEREAS, on May 17, 2022, the Planning Commission recommended approval of the major
21 site plan for the construction of ten (10) single family attached dwelling units to be constructed in
22 three (3) separate buildings, located on the real property at the southwest corner of Second Street
23 and Wadsworth Avenue for the Summit Housing Development Corporation; and
24

25 WHEREAS, such approval is given subject to all Planning Commission findings and
26 provisions contained in Project File MSP-22-00018; and
27

28 WHEREAS, such approval is necessary to determine that the site plan is satisfactory, serves
29 the public interest, and is acceptable for recording.
30

31 NOW, THEREFORE, BE IT ORDAINED by the Council of the City of Cuyahoga Falls, County
32 of Summit, and State of Ohio:
33

34 Section 1. That the City Council approves the major site plan for the construction of ten (10)
35 single family attached dwelling units to be constructed within in three (3) separate buildings
36 located on property at the southwest corner of Second Street and Wadsworth Avenue, for the
37 Summit Housing Development Corporation. The approved site plan is depicted on Exhibit A
38 which is attached to this ordinance, incorporated by reference and is fully described in Project
39 File MSP-22-00018.
40

41 Section 2. That any other ordinances or resolutions or portions of ordinances and resolutions
42 inconsistent herewith be and the same are hereby repealed, but any ordinances and resolutions
43 not inconsistent herewith and which have not previously been repealed are hereby ratified and
44 confirmed.
45

46 Section 3. That it is found and determined that all formal actions of this Council concerning
47 and relating to the adoption of this ordinance were adopted in an open meeting of this Council,
48 and that all deliberations of this Council and of any of its committees that resulted in such formal
49 action, were in meetings open to the public, in compliance with all legal requirements, to the
50 extent applicable, including Chapter 107 of the Codified Ordinances.
51

52 Section 4. That this ordinance is hereby declared to be an emergency measure necessary for
53 the preservation of the public peace, health, safety, convenience and welfare of the City of
54 Cuyahoga Falls and the inhabitants thereof, for the reason that it is immediately necessary to
55 permit timely and appropriate development of this property, and provided it receives the
56 affirmative vote of two-thirds of the members elected or appointed to Council, it shall take effect
57 and be in force immediately upon its passage and approval by the Mayor; otherwise it shall take
58 effect and be in force at the earliest period allowed by law.
59

60
61 Passed: _____
62 _____
63 President of Council

64
65 _____
66 Clerk of Council

67 Approved: _____
68 _____
69 Mayor

70 5/23/22

2
3 CITY OF CUYAHOGA FALLS, OHIO

4
5 ORDINANCE NO. - 2022

6
7 AN ORDINANCE AUTHORIZING THE DIRECTOR OF PUBLIC
8 SERVICE TO ENTER INTO A CONTRACT OR CONTRACTS,
9 ACCORDING TO LAW, WITH A FIRM OR FIRMS, FOR CONCRETE
10 PAVEMENT REPAIRS TO VARIOUS STREETS, AND DECLARING
11 AN EMERGENCY.
12

13 BE IT ORDAINED by the Council of the City of Cuyahoga Falls, County of Summit and State
14 of Ohio:

15
16 Section 1. The Director of Public Service is hereby authorized to enter into a contract or
17 contracts, according to law, with a firm or firms, for concrete pavement repairs to various streets.
18

19 Section 2. The Director of Finance is hereby authorized and directed to make payment for
20 same from the Capital Projects Fund, line item Capital Outlay.
21

22 Section 3. Any other ordinances or resolutions or portions of ordinances and resolutions
23 inconsistent herewith be and the same are hereby repealed, but any ordinances and resolutions
24 not inconsistent herewith and which have not previously been repealed are hereby ratified and
25 confirmed.
26

27 Section 4. It is found and determined that all formal actions of this Council concerning and
28 relating to the adoption of this ordinance were adopted in an open meeting of this Council, and
29 that all deliberations of this Council and of any of its committees that resulted in such formal
30 action, were in meetings open to the public, in compliance with all legal requirements, to the
31 extent applicable, including Chapter 107 of the Codified Ordinances.
32

33 Section 5. This ordinance is hereby declared to be an emergency measure necessary for the
34 preservation of the public peace, health, safety, convenience and welfare of the City of Cuyahoga
35 Falls and the inhabitants thereof and provided it receives the affirmative vote of two-thirds of the
36 members elected or appointed to Council, it shall take effect and be in force immediately upon
37 its passage and approval by the Mayor; otherwise it shall take effect and be in force at the earliest
38 period allowed by law.
39

40
41 Passed: _____

President of Council

42
43
44
45 _____
46 Clerk of Council
47

48
49 Approved: _____

Mayor

50
51 5/23/22

2
3 CITY OF CUYAHOGA FALLS, OHIO

4
5 RESOLUTION NO. - 2022

6
7 A RESOLUTION OF INTENT TO APPROPRIATE CERTAIN
8 PROPERTY ALONG WEST PORTAGE TRAIL EXTENSION
9 BETWEEN STATE ROAD AND NORTHAMPTON ROAD, AND
10 DECLARING AN EMERGENCY.

11
12 WHEREAS, the City wishes to repair, improve and widen West Portage Trail Extension
13 between State Road and Northampton Road, a road which shall be open to the public without
14 charge, and;

15
16 WHEREAS, this Council finds and determines that the acquisition of fee simple title and
17 temporary construction easements are a proper public use associated with the improvement, as
18 contemplated in Article I, Section 19 of the Ohio Constitution.

19
20 NOW, THEREFORE, BE IT RESOLVED by the Council of the City of Cuyahoga Falls, County
21 of Summit and State of Ohio that:

22
23 Section 1. This Council considers it necessary and declares its intention to appropriate for
24 public purposes, certain temporary and permanent interests in real property necessary for the
25 improvement of West Portage Trail Extension between State Road and Northampton Road,
26 namely, the properties and easements described in the Exhibits numbered A(20-WD,T), A(21-
27 WD,T), A(22-WD,T), A(24-T), A(25-WD,T), A(26A-WD,T), A(26B-WD,T), A(27-WD,T), A(28
28 WD,T1,T2), A(30-WD,T), A(31-WD,T), A(32-WD,T), and A(33-T).

29
30 Section 2. The Mayor is authorized to cause written notice of the adoption of this resolution
31 to be given to the owners, persons in possession, or others having an interest of record in one or
32 more of the properties described in the Exhibits hereto. The notice shall be served and returned
33 according to law.

34
35 Section 3. It is found and determined that all formal actions of this Council concerning and
36 relating to the adoption of this resolution were adopted in an open meeting of this Council and
37 that all deliberations of this Council and of any of its committees that resulted in such formal
38 action were in meetings open to the public, in compliance with all legal requirements, to the
39 extent applicable, including Chapter 107 of the Codified Ordinances.

40
41 Section 4. This resolution is hereby declared to be an emergency measure necessary for the
42 preservation of the public peace, health, safety, convenience and welfare of the City of Cuyahoga
43 Falls and the inhabitants thereof, and provided it received the affirmative vote of two-thirds of
44 the members elected or appointed to Council, it shall take effect and be in force immediately
45 upon its passage and approval by the Mayor; otherwise it shall take effect and be in force at the
46 earliest period allowed by law.

47
48
49 Passed: _____
50 _____
51 President of Council

52
53 _____
54 Clerk of Council

55
56
57 Approved: _____
58 _____
59 Mayor

EXHIBIT A

LPA RX 851 WD

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Ver. Date 02/21/2021

PID 108084

**PARCEL 20-WD
SUM-PORTAGE TRAIL EXT.
ALL RIGHT, TITLE AND INTEREST IN FEE SIMPLE
IN THE FOLLOWING DESCRIBED PROPERTY
WITHOUT LIMITATION OF EXISTING ACCESS RIGHTS
IN THE NAME AND FOR THE USE OF THE
CITY OF CUYAHOGA FALLS, SUMMIT COUNTY, OHIO**

Grantor/Owner, for himself and his heirs, executors, administrators, successors and assigns, reserves all existing rights of ingress and egress to and from any residual area (as used herein, the expression "Grantor/Owner" includes the plural, and words in the masculine include the feminine or neuter).

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Summit, Original Northampton Township, Lot 28, City of Cuyahoga Falls and being part of Lot 1 of Bellridge Allotment No. 1, as recorded in Plat Book 47, Page 18, conveyed to Barbara A. Baughman, as recorded in Deed Book 1756, Page 974 of said county records and bounded and described as follows:

BEGINNING on the north existing right of way of Portage Trail Extension West (C.R. 43), at the southeast corner of said Lot 1, on the west line of lands conveyed to Vincent G. Procaccio and Pamela C. Procaccio as recorded in Deed Book 2036, Page 1086, 30.00 feet left of station 145+73.48;

Thence on the north existing right of way of Portage Trail Extension West and the south line of said Lot 1, **South 50 degrees 53 minutes 05 seconds West**, a distance of **110.38 feet** to a point 30.00 feet left of station 144+63.10;

Thence continuing on the north existing right of way of Portage Trail Extension West and the south line of said Lot 1, **Southwesterly**, an arc distance of **23.18 feet** on the arc of a curve deflecting to the right, having a central angle of **53 degrees 07 minutes 48 seconds**, a radius of **25.00 feet** and a chord that bears **South 77 degrees 26 minutes 59 seconds West**, a distance of **22.36 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 40.00 feet left of station 144+43.10;

Thence through the Grantor's lot, **North 50 degrees 53 minutes 05 seconds East**, a distance of **106.90 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 40.00 feet left of station 145+50.00;

Thence continuing through the Grantor's lot, **North 62 degrees 11 minutes 40 seconds East**, a distance of **27.70 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", on the east line of said Lot 1 and the west line of said Procaccio lands, 34.57 feet left of station 145+77.17;

EXHIBIT A

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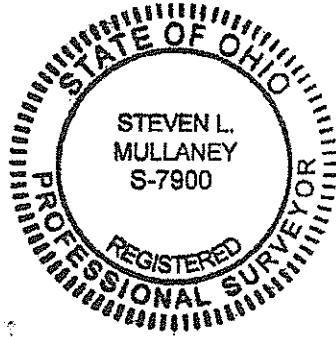
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Thence on the east line of said Lot 1 and the west line of said Procaccio lands, **South 00 degrees 14 minutes 25 seconds East**, a distance of **5.87 feet** to the **Point of Beginning**, containing 0.028 acres, of which the present road occupies 0.000 acres, and being part of Summit County Auditor's Parcel Number 35-01214.

The bearings for this description are based on Grid North, of the Ohio State Plane Coordinate System, North Zone, NAD83(2011).

This description was prepared and reviewed under the supervision of Steven L. Mullaney, Professional Surveyor No. 7900 from an actual field survey conducted for the Ohio Department of Transportation, in August, 2019.



Glaus, Pyle, Schomer, Burns, & DeHaven, Inc.
dba GPD Group

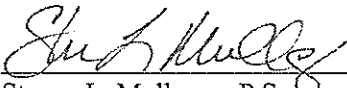
 05/19/2022
Steven L. Mullaney, P.S.
Ohio Professional Surveyor No. 7900

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Ver. Date 02/22/2021

PID 108084

**PARCEL 20-T
SUM-PORTAGE TRAIL EXT.
TEMPORARY EASEMENT FOR THE PURPOSE OF
PERFORMING THE WORK NECESSARY TO
PERFORM GRADING
FOR 24 MONTHS FROM DATE OF ENTRY BY THE
CITY OF CUYAHOGA FALLS, SUMMIT COUNTY, OHIO**

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Summit, Original Northampton Township, Lot 28, City of Cuyahoga Falls and being part of Lot 1 of Bellridge Allotment No. 1, as recorded in Plat Book 47, Page 18, conveyed to Barbara A. Baughman, as recorded in Deed Book 1756, Page 974 of said county records and bounded and described as follows:

BEGINNING at a 5/8 inch rebar (set), with cap stamped "GPD", on the east existing right of way of Cedar Hill Road (50' Right of Way), as recorded in Plat Book 47, Page 18, on the west line of said Lot 1, 40.00 feet left of Portage Trail Extension West station 144+43.10 and 43.85 feet right of Cedar Hill Road station 600+86.77;

Thence on the east existing right of way of Cedar Hill Road and the west line of said Lot 1, **Northwesterly**, an arc distance of **30.70 feet** on the arc of a curve deflecting to the right, having a central angle of **75 degrees 45 minutes 57 seconds**, a radius of **25.00 feet** and a chord that bears **North 38 degrees 06 minutes 09 seconds West**, a distance of **30.70 feet** to a point 25.00 feet right of Cedar Hill Road station 601+11.01;

Thence continuing on the east existing right of way of Cedar Hill Road and the west line of said Lot 1, **North 00 degrees 13 minutes 10 seconds West**, a distance of **28.99 feet** to a point 25.00 feet right of Cedar Hill Road station 601+40.00;

Thence through said Lot 1, the following five (5) courses:

1. **North 89 degrees 46 minutes 05 seconds East**, a distance of **5.00 feet** to a point 30.00 feet right of Cedar Hill Road station 601+40.00;
2. **South 00 degrees 13 minutes 10 seconds East**, a distance of **25.07 feet** to a point 70.61 feet left of Portage Trail Extension West station 144+50.00;
3. **South 39 degrees 06 minutes 55 seconds East**, a distance of **15.61 feet** to a point 55.00 feet left of Portage Trail Extension West station 144+50.00;
4. **North 50 degrees 53 minutes 05 seconds East**, a distance of **100.00 feet** to a point 55.00 feet left of Portage Trail Extension West station 145+50.00;
5. **North 58 degrees 04 minutes 46 seconds East**, a distance of **39.92 feet** to a point on the east line of said Lot 1 and the west line of lands conveyed to Vincent G. Procaccio and Pamela C.

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Procaccio, as recorded in Deed Book 2036, Page 1086, 50.00 feet left of Portage Trail Extension station 145+89.61;

Thence on the east line of said Lot 1 and the west line of said Procaccio lands, **South 00 degrees 14 minutes 25 seconds East**, a distance of **19.82 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 34.57 feet left of Portage Trail Extension West station 145+77.17;

Thence through said Lot 1, **South 62 degrees 11 minutes 40 seconds West**, a distance of **27.70 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 40.00 feet left of Portage Trail Extension West station 145+50.00;

Thence continuing through said Lot 1, **South 50 degrees 53 minutes 05 seconds West**, a distance of **106.90 feet** to the **Point of Beginning**, containing 0.057 acres, of which the present road occupies 0.000 acres, and being part of Summit County Auditor's Parcel Number 35-01214.

The bearings for this description are based on Grid North, of the Ohio State Plane Coordinate System, North Zone, NAD83(2011).

This description was prepared and reviewed under the supervision of Steven L. Mullaney, Professional Surveyor No. 7900 from an actual field survey conducted for the Ohio Department of Transportation, in August, 2019.



Glaus, Pyle, Schomer, Burns, & DeHaven, Inc.
dba GPD Group

A handwritten signature in black ink, appearing to read "Steven L. Mullaney".

05/19/2022

Steven L. Mullaney, P.S.
Ohio Professional Surveyor No. 7900

EXHIBIT A

LPA RX 851 WD

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Rev. 06/09

Ver. Date 04/14/2021

PID 108084

**PARCEL 21-WD
SUM-PORTAGE TRAIL EXT.
ALL RIGHT, TITLE AND INTEREST IN FEE SIMPLE
IN THE FOLLOWING DESCRIBED PROPERTY
WITHOUT LIMITATION OF EXISTING ACCESS RIGHTS
IN THE NAME AND FOR THE USE OF THE
CITY OF CUYAHOGA FALLS, SUMMIT COUNTY, OHIO**

Grantor/Owner, for himself and his heirs, executors, administrators, successors and assigns, reserves all existing rights of ingress and egress to and from any residual area (as used herein, the expression "Grantor/Owner" includes the plural, and words in the masculine include the feminine or neuter).

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Summit, Original Northampton Township, Lot 28, City of Cuyahoga Falls and being part of lands conveyed to Vincent G. Procaccio and Pamela C. Procaccio, as recorded in Deed Book 2036, Page 1086 of said county records and bounded and described as follows:

COMMENCING at a 1 inch rebar (set) inside of a monument box, at the intersection of the centerline of right of way of Portage Trail Extension West (C.R. 43) and the centerline of right of way of Albertson Parkway, at Portage Trail Extension station 123+75.82;

Thence on the centerline of right of way of Portage Trail Extension West, **North 60 degrees 43 minutes 05 seconds East**, a distance of **367.55 feet** to a 1 inch rebar (found) inside of a monument box, 7.04 feet right of P.I. station 127+43.37;

Thence continuing on said line, **North 50 degrees 53 minutes 05 seconds East**, a distance of **1806.33 feet** to the southeast corner of Bellridge Allotment No. 1, as recorded in Plat Book 47, Page 18, the Grantor's southwest corner on the centerline of Portage Trail Extension West (C.R. 43), at station 145+49.30 and the **POINT OF BEGINNING**;

Thence on the Grantor's west line and the east line of said Bellridge Allotment No. 1, **North 00 degrees 14 minutes 25 seconds West**, a distance of **44.40 feet** to a 5/8 inch rebar (set), with cap stamped "GPD" on the east line of Lot 1 of said Bellridge Allotment No. 1, conveyed to Barbara A. Baughman, as recorded in Deed Book 1756, Page 974, 34.57 feet left of station 145+77.17;

Thence through the Grantor's lands, **North 62 degrees 11 minutes 40 seconds East**, a distance of **23.29 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", on the north existing standard highway easement of Portage Trail Extension West (C.R. 43), 30.00 feet left of station 146+00.00;

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Thence continuing through the Grantor's lands on the north existing standard highway easement of Portage Trail Extension West (C.R. 43), **North 50 degrees 53 minutes 05 seconds East**, a distance of **183.51 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", on the Grantor's east line and the west line of lands conveyed to Grace Cathedral, Inc., as recorded in Official Record 1629, page 1407, 30.00 feet left of station 147+83.51;

Thence on the Grantor's east line and the west line of said Grace Cathedral, Inc. lands, **South 00 degrees 13 minutes 10 seconds East**, a distance of **38.55 feet** to the Grantor's southeast corner and the southwest corner of said Grace Cathedral, Inc. lands, on the centerline of Portage Trail Extension West (C.R. 43), at station 147+59.31;

Thence on the centerline of Portage Trail Extension West (C.R. 43), the north line of lands conveyed to Vincent G. Procaccio and Pamela C. Procaccio, as recorded in Auditor's File Number 56178692 and the Grantor's south line, **South 50 degrees 53 minutes 05 seconds West**, a distance of **210.01 feet** to the **Point of Beginning**, containing 0.146 acres, of which the present road occupies 0.000 acres, and being part of Summit County Auditor's Parcel Number 35-04014.

The bearings for this description are based on Grid North, of the Ohio State Plane Coordinate System, North Zone, NAD83(2011).

This description was prepared and reviewed under the supervision of Steven L. Mullaney, Professional Surveyor No. 7900 from an actual field survey conducted for the Ohio Department of Transportation, in August, 2019.



Glaus, Pyle, Schomer, Burns, & DeHaven, Inc.
dba GPD Group

A handwritten signature in black ink, appearing to read "Steven L. Mullaney".

05/19/2022

Steven L. Mullaney, P.S.
Ohio Professional Surveyor No. 7900

EXHIBIT A

LPA RX 887 T

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Rev. 07/09

Ver. Date 04/14/2021

PID 108084

**PARCEL 21-T
SUM-PORTAGE TRAIL EXT.
TEMPORARY EASEMENT FOR THE PURPOSE OF
PERFORMING THE WORK NECESSARY TO
PERFORM GRADING & DRIVE CONSTRUCTION
FOR 24 MONTHS FROM DATE OF ENTRY BY THE
CITY OF CUYAHOGA FALLS, SUMMIT COUNTY, OHIO**

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Summit, Original Northampton Township, Lot 28, City of Cuyahoga Falls and being part of lands conveyed to Vincent G. Procaccio and Pamela C. Procaccio, as recorded in Deed Book 2036, Page 1086 of said county records and bounded and described as follows:

BEGINNING at a 5/8 inch rebar (set), with cap stamped "GPD", on the north existing standard highway easement of Portage Trail Extension West (C.R. 43), 30.00 feet left of station 146+00.00;

Thence through the Grantor's lands, **South 62 degrees 11 minutes 40 seconds West**, a distance of **23.29 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", on the Grantor's west line and the east line of Lot 1 of Bellridge Allotment No. 1, as recorded in Plat Book 47, Page 18, conveyed to Barbara A. Baughman, as recorded in Deed Book 1756, Page 974, 34.57 feet left of station 145+77.17;

Thence on the Grantor's west line and the east line of said Lot 1, **North 00 degrees 14 minutes 25 seconds West**, a distance of **19.82 feet** to a point 50.00 feet left of station 145+89.61;

Thence through the Grantor's lands, the following thirteen (13) courses:

1. **North 50 degrees 53 minutes 05 seconds East**, a distance of **45.39 feet** to a point 50.00 feet left of station 146+35.00;
2. **North 72 degrees 41 minutes 09 seconds East**, a distance of **26.93 feet** to a point 40.00 feet left of station 146+60.00;
3. **North 50 degrees 53 minutes 05 seconds East**, a distance of **50.00 feet** to a point 40.00 feet left of station 147+10.00;
4. **North 39 degrees 06 minutes 55 seconds West**, a distance of **35.00 feet** to a point 75.00 feet left of station 147+10.00;
5. **North 50 degrees 53 minutes 05 seconds East**, a distance of **20.00 feet** to a point 75.00 feet left of station 147+30.00;
6. **South 89 degrees 18 minutes 35 seconds East**, a distance of **39.05 feet** to a point 50.00 feet left of station 147+60.00;
7. **North 50 degrees 53 minutes 05 seconds East**, a distance of **10.80 feet** to a point 50.00 feet left of station 147+70.80;

EXHIBIT A

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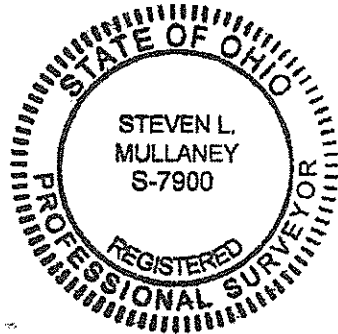
8. **North 03 degrees 04 minutes 00 seconds West**, a distance of **54.74 feet** to a point 94.26 feet left of station 148+03.01;
9. **South 85 degrees 40 minutes 01 seconds West**, a distance of **20.84 feet** to a point 106.15 feet left of station 147+85.90;
10. **North 04 degrees 19 minutes 58 seconds West**, a distance of **36.09 feet** to a point 135.79 feet left of station 148+06.49;
11. **North 82 degrees 17 minutes 25 seconds East**, a distance of **21.70 feet** to a point 124.48 feet left of station 148+25.01;
12. **North 03 degrees 04 minutes 00 seconds West**, a distance of **29.09 feet** to a point 148.00 feet left of station 148+42.12;
13. **North 86 degrees 44 minutes 06 seconds East**, a distance of **28.51 feet** to a point on the Grantor's east line and the west line of lands conveyed to Grace Cathedral, Inc., as recorded in Official Record 1629, Page 1407, 131.30 feet left of station 148+65.23;

Thence on the Grantor's east line and the west line of said Grace Cathedral, Inc. lands, **South 00 degrees 13 minutes 10 seconds East**, a distance of **130.15 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", on the north existing standard highway easement of Portage Trail Extension West (C.R. 43), 30.00 feet left of station 147+83.51;

Thence through the Grantor's lands on the north existing standard highway easement of Portage Trail Extension West (C.R. 43), **South 50 degrees 53 minutes 05 seconds West**, a distance of **183.51 feet** to the **Point of Beginning**, containing 0.185 acres, of which the present road occupies 0.000 acres, and being part of Summit County Auditor's Parcel Number 35-04014.

The bearings for this description are based on Grid North, of the Ohio State Plane Coordinate System, North Zone, NAD83(2011).

This description was prepared and reviewed under the supervision of Steven L. Mullaney, Professional Surveyor No. 7900 from an actual field survey conducted for the Ohio Department of Transportation, in August, 2019.



Glaus, Pyle, Schomer, Burns, & DeHaven, Inc.
dba GPD Group



05/19/2022

Steven L. Mullaney, P.S.
Ohio Professional Surveyor No. 7900

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Ver. Date 04/29/2021

PID 108084

**PARCEL 22-WD
SUM-PORTAGE TRAIL EXT.
ALL RIGHT, TITLE AND INTEREST IN FEE SIMPLE
IN THE FOLLOWING DESCRIBED PROPERTY
WITHOUT LIMITATION OF EXISTING ACCESS RIGHTS
IN THE NAME AND FOR THE USE OF THE
CITY OF CUYAHOGA FALLS, SUMMIT COUNTY, OHIO**

Grantor/Owner, for himself and his heirs, executors, administrators, successors and assigns, reserves all existing rights of ingress and egress to and from any residual area (as used herein, the expression "Grantor/Owner" includes the plural, and words in the masculine include the feminine or neuter).

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Summit, Original Northampton Township, Lot 28, City of Cuyahoga Falls and being part of lands conveyed to Vincent G. Procaccio and Pamela C. Procaccio, as recorded in Auditor's File Number 56178692 of said county records and bounded and described as follows:

COMMENCING at a 1 inch rebar (set) inside of a monument box, at the intersection of the centerline of right of way of Portage Trail Extension West (C.R. 43) and the centerline of right of way of Albertson Parkway, at Portage Trail Extension station 123+75.82;

Thence on the centerline of right of way of Portage Trail Extension West, **North 60 degrees 43 minutes 05 seconds East**, a distance of **367.55 feet** to a 1 inch rebar (found) inside of a monument box, 7.04 feet right of P.I. station 127+43.37;

Thence continuing on said line, **North 50 degrees 53 minutes 05 seconds East**, a distance of **1806.33 feet** to the southeast corner of Bellridge Allotment No. 1, as recorded in Plat Book 47, Page 18, the Grantor's southwest corner on the centerline of Portage Trail Extension West (C.R. 43), at station 145+49.30;

Thence **South 00 degrees 14 minutes 25 seconds East**, a distance of **38.54 feet** to a 1 inch pipe (found) at the Grantor's northwest corner, on the south existing right of way of Portage Trail Extension West (C.R. 43), 30.00 feet right of station 145+25.11 and the **POINT OF BEGINNING**;

Thence on the south existing right of way of Portage Trail Extension West (C.R. 43) and the Grantor's north line, **North 50 degrees 53 minutes 05 seconds East**, a distance of **112.60 feet** to the Grantor's northeast corner and the northwest corner of Lot 1 of Ken Sauter Allotment, as recorded in Plat Book 44,

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Page 182, conveyed to James C. Hodgson, as recorded in Auditor's File Number 54186262, 30.00 feet right of station 146+37.71;

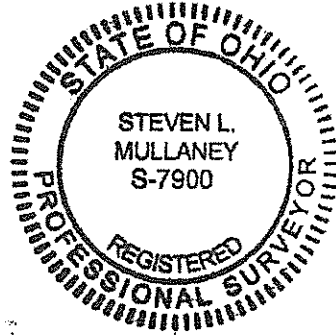
Thence on the Grantor's east line and the west line of said Lot 1, **South 00 degrees 15 minutes 55 seconds East**, a distance of **8.35 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 36.50 feet right of station 146+32.47;

Thence through the Grantor's lands, **South 50 degrees 53 minutes 05 seconds West**, a distance of **112.60 feet** to a 5/8 inch rebar (set) with cap stamped "GPD", on the Grantor's west line and the south existing right of way of Portage Trail Extension, 36.50 feet right of station 145+19.87;

Thence on the Grantor's west line and the south existing right of way of Portage Trail Extension, **North 00 degrees 14 minutes 25 seconds West**, a distance of **8.35 feet** to the **Point of Beginning**, containing 0.017 acres, of which the present road occupies 0.000 acres, and being part of Summit County Auditor's Parcel Number 35-00926.

The bearings for this description are based on Grid North, of the Ohio State Plane Coordinate System, North Zone, NAD83(2011).

This description was prepared and reviewed under the supervision of Steven L. Mullaney, Professional Surveyor No. 7900 from an actual field survey conducted for the Ohio Department of Transportation, in August, 2019.



Glaus, Pyle, Schomer, Burns, & DeHaven, Inc.
dba GPD Group

A handwritten signature in black ink, appearing to read "Steven L. Mullaney".

05/19/2022

Steven L. Mullaney, P.S.
Ohio Professional Surveyor No. 7900

EXHIBIT A

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Ver. Date 05/04/2021

PID 108084

**PARCEL 22-T
SUM-PORTAGE TRAIL EXT.
TEMPORARY EASEMENT FOR THE PURPOSE OF
PERFORMING THE WORK NECESSARY TO
PERFORM GRADING & DRIVE CONSTRUCTION
FOR 24 MONTHS FROM DATE OF ENTRY BY THE
CITY OF CUYAHOGA FALLS, SUMMIT COUNTY, OHIO**

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Summit, Original Northampton Township, Lot 28, City of Cuyahoga Falls and being part of lands conveyed to Vincent G. Procaccio and Pamela C. Procaccio, as recorded in Auditor's File Number 56178692 of said county records and bounded and described as follows:

BEGINNING at a point on the Grantor's west line and the east line of lands conveyed to Portage Bluff, LLC, an Ohio Limited Liability Company, as recorded in Auditor's File Number 56018105, 45.00 feet right of station 145+13.02;

Thence on the Grantor's west line, the east line of said Portage Bluff, LLC lands and the south existing right of way of Portage Trail Extension, **North 00 degrees 14 minutes 25 seconds West**, a distance of **10.92 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 36.50 feet right of station 145+19.87;

Thence through the Grantor's lands, **North 50 degrees 53 minutes 05 seconds East**, a distance of **112.60 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", on the Grantor's east line and the west line of Lot 1 of Ken Sauter Allotment, as recorded in Plat Book 44, Page 182, conveyed to James C. Hodgson, as recorded in Auditor's File Number 54186262, 36.50 feet right of station 146+32.47;

Thence on the Grantor's east line and the west line of said Lot 1, **South 00 degrees 15 minutes 55 seconds East**, a distance of **4.49 feet** to a point 40.00 feet right of station 146+29.65;

Thence through the Grantor's lands, the following three (3) courses:

1. **South 50 degrees 53 minutes 05 seconds West**, a distance of **29.66 feet** to a point 40.00 feet right of station 146+00.00;
2. **South 34 degrees 22 minutes 59 seconds West**, a distance of **70.41 feet** to a point 60.00 feet right of station 145+32.49;
3. **South 88 degrees 29 minutes 59 seconds West**, a distance of **24.58 feet** to the **Point of Beginning**, containing 0.030 acres, of which the present road occupies 0.000 acres, and being part of Summit County Auditor's Parcel Number 35-00926.

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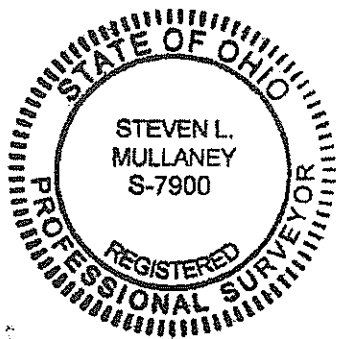
Page 2 of 2

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The bearings for this description are based on Grid North, of the Ohio State Plane Coordinate System, North Zone, NAD83(2011).

This description was prepared and reviewed under the supervision of Steven L. Mullaney, Professional Surveyor No. 7900 from an actual field survey conducted for the Ohio Department of Transportation, in August, 2019.



Glaus, Pyle, Schomer, Burns, & DeHaven, Inc.
dba GPD Group

A handwritten signature in black ink, appearing to read "Steven L. Mullaney".

05/19/2022

Steven L. Mullaney, P.S.
Ohio Professional Surveyor No. 7900

EXHIBIT A

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Ver. Date 03/15/2022

PID 108084

**PARCEL 24-T
SUM-PORTAGE TRAIL EXT.
TEMPORARY EASEMENT FOR THE PURPOSE OF
PERFORMING THE WORK NECESSARY TO
PERFORM GRADING & DRIVE CONSTRUCTION
FOR 24 MONTHS FROM DATE OF ENTRY BY THE
CITY OF CUYAHOGA FALLS, SUMMIT COUNTY, OHIO**

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Summit, Original Northampton Township, Lot 28, City of Cuyahoga Falls and being part of lands conveyed to Grace Cathedral, Inc., a North Carolina Non-Profit Corporation, as recorded in Official Record 1629, Page 1407 and Auditor's File Number 56609950 of said county records and bounded and described as follows:

BEGINNING on the north existing right of way of Portage Trail Extension West (C.R. 43), on the Grantor's west line and the east line of lands conveyed to Vincent G. Procaccio and Pamela C. Procaccio, as recorded in Deed Book 2036, Page 1086, 40.00 feet left of station 147+91.58;

Thence on the Grantor's west line and the east line of said Procaccio lands, **North 00 degrees 13 minutes 10 seconds West**, a distance of **117.30 feet** to a point 131.30 feet left of station 148+65.23;

Thence through the Grantor's lands, the following ten (10) courses:

1. **North 86 degrees 44 minutes 06 seconds East**, a distance of **9.38 feet** to a point 125.80 feet left of station 148+72.83;
2. **South 08 degrees 58 minutes 46 seconds East**, a distance of **15.85 feet** to a point 112.10 feet left of station 148+64.88;
3. **North 86 degrees 39 minutes 45 seconds East**, a distance of **24.22 feet** to a point 97.94 feet left of station 148+84.52;
4. **South 06 degrees 00 minutes 33 seconds East**, a distance of **63.20 feet** to a point 45.00 feet left of station 148+50.00;
5. **North 50 degrees 53 minutes 05 seconds East**, a distance of **460.00 feet** to a point 45.00 feet left of station 153+10.00;
6. **North 39 degrees 06 minutes 55 seconds West**, a distance of **65.00 feet** to a point 110.00 feet left of station 153+10.00;
7. **North 50 degrees 53 minutes 05 seconds East**, a distance of **30.00 feet** to a point 110.00 feet left of station 153+40.00;
8. **North 77 degrees 26 minutes 59 seconds East**, a distance of **44.71 feet** to a point 90.00 feet left of station 153+80.00;
9. **South 39 degrees 06 minutes 55 seconds East**, a distance of **45.00 feet** to a point 45.00 feet left of station 153+80.00;

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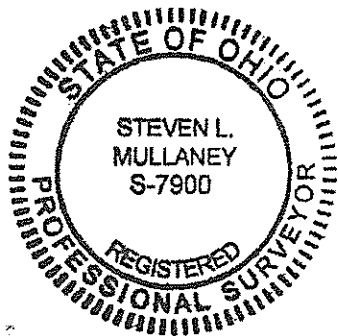
10. **North 50 degrees 53 minutes 05 seconds East**, a distance of **227.69 feet** to a point on the Grantor's east line and the west line of lands conveyed to Blue Falls Real Estate Company, Inc., an Ohio Corporation, as recorded in Auditor's File Number 56609949, 45.00 feet left of station 156+07.69;

Thence on the Grantor's east line and the west line of said Blue Falls Real Estate Company, Inc. lands, **South 00 degrees 38 minutes 44 seconds East**, a distance of **6.39 feet** to the north existing right of way of Portage Trail Extension West (C.R. 43). 40.00 feet left of station 156+03.72;

Thence on the north existing right of way of Portage Trail Extension West (C.R. 43), **South 50 degrees 53 minutes 05 seconds West**, a distance of **812.14 feet** to the **Point of Beginning**, containing 0.265 acres, of which the present road occupies 0.000 acres, and being part of Summit County Auditor's Parcel Number 35-06956.

The bearings for this description are based on Grid North, of the Ohio State Plane Coordinate System, North Zone, NAD83(2011).

This description was prepared and reviewed under the supervision of Steven L. Mullaney, Professional Surveyor No. 7900 from an actual field survey conducted for the Ohio Department of Transportation, in August, 2019.



Glaus, Pyle, Schomer, Burns, & DeHaven, Inc.
dba GPD Group

A handwritten signature in black ink, appearing to read "Steven L. Mullaney".

05/19/2022

Steven L. Mullaney, P.S.
Ohio Professional Surveyor No. 7900

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Ver. Date 04/29/2021

PID 108084

**PARCEL 25-WD
SUM-PORTAGE TRAIL EXT.
ALL RIGHT, TITLE AND INTEREST IN FEE SIMPLE
IN THE FOLLOWING DESCRIBED PROPERTY
WITHOUT LIMITATION OF EXISTING ACCESS RIGHTS
IN THE NAME AND FOR THE USE OF THE
CITY OF CUYAHOGA FALLS, SUMMIT COUNTY, OHIO**

Grantor/Owner, for himself and his heirs, executors, administrators, successors and assigns, reserves all existing rights of ingress and egress to and from any residual area (as used herein, the expression "Grantor/Owner" includes the plural, and words in the masculine include the feminine or neuter).

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Summit, Original Northampton Township, Lot 28, City of Cuyahoga Falls and being part of Lot 16 of Ken Sauter Allotment, as recorded in Plat Book 44, Page 182, conveyed to Grace Cathedral, Inc., as recorded in Auditor's File Number 55553908 of said county records and bounded and described as follows:

COMMENCING at a 1 inch rebar (set) inside of a monument box, at the intersection of the centerline of right of way of Portage Trail Extension West (C.R. 43) and the centerline of right of way of Albertson Parkway, at Portage Trail Extension station 123+75.82;

Thence on the centerline of right of way of Portage Trail Extension West, **North 60 degrees 43 minutes 05 seconds East**, a distance of **367.55 feet** to a 1 inch rebar (found) inside of a monument box, 7.04 feet right of P.I. station 127+43.37;

Thence continuing on said line, **North 50 degrees 53 minutes 05 seconds East**, a distance of **1806.33 feet** to the southeast corner of Bellridge Allotment No. 1, as recorded in Plat Book 47, Page 18, the Grantor's southwest corner on the centerline of Portage Trail Extension West (C.R. 43), at station 145+49.30;

Thence continuing on said line, **North 50 degrees 53 minutes 05 seconds East**, a distance of **308.00 feet** to a point at station 148+57.30;

Thence **South 39 degrees 06 minutes 55 seconds East**, a distance of **30.00 feet** to a northwest corner of said Lot 16, on the south existing right of way of Portage Trail Extension West (C.R. 43), 30.00 feet right of station 148+57.30 and the **POINT OF BEGINNING**;

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Thence on the south existing right of way of Portage Trail Extension West (C.R. 43) and the north line of said Lot 16, **North 50 degrees 53 minutes 05 seconds East**, a distance of **145.79 feet** to the northeast corner of said Lot 16 on the west line of lands conveyed to The Northminister Church of Cuyahoga Falls, an Ohio Corporation not for profit, as recorded in Deed Book 5812, Page 129, 30.00 feet right of station 150+03.09;

Thence on the east line of said Lot 16 and the west line of said Northminister Church lands, **South 00 degrees 19 minutes 25 seconds East**, a distance of **32.08 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 55.00 feet right of station 149+83.00;

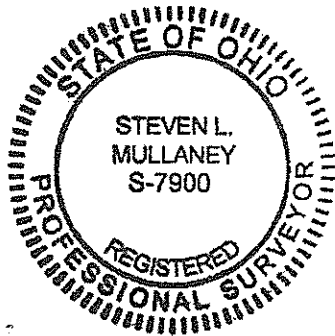
Thence through said Lot 16, **North 48 degrees 19 minutes 24 seconds West**, a distance of **18.74 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 36.50 feet right of station 149+80.00;

Thence continuing through said Lot 16, **South 50 degrees 53 minutes 05 seconds West**, a distance of **137.52 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", on the south existing right of way of Portage Trail Extension West (C.R. 43), 36.50 feet right of station 148+42.48;

Thence on the south existing right of Portage Trail Extension West (C.R. 43), **Northeasterly**, an arc distance of **16.64 feet** on the arc of a curve deflecting to the right, having a central angle of **47 degrees 39 minutes 54 seconds**, a radius of **20.00 feet** and a chord that bears **North 27 degrees 11 minutes 59 seconds East**, a distance of **16.19 feet** to the **Point of Beginning**, containing 0.027 acres, of which the present road occupies 0.000 acres, and being part of Summit County Auditor's Parcel Number 02-00587.

The bearings for this description are based on Grid North, of the Ohio State Plane Coordinate System, North Zone, NAD83(2011).

This description was prepared and reviewed under the supervision of Steven L. Mullaney, Professional Surveyor No. 7900 from an actual field survey conducted for the Ohio Department of Transportation, in August, 2019.



Glaus, Pyle, Schomer, Burns, & DeHaven, Inc.
dba GPD Group

05/19/2022

Steven L. Mullaney, P.S.
Ohio Professional Surveyor No. 7900

EXHIBIT A

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Ver. Date 04/28/2021

PID 108084

**PARCEL 25-T
SUM-PORTAGE TRAIL EXT.
TEMPORARY EASEMENT FOR THE PURPOSE OF
PERFORMING THE WORK NECESSARY TO
PERFORM GRADING & DRIVE CONSTRUCTION
FOR 24 MONTHS FROM DATE OF ENTRY BY THE
CITY OF CUYAHOGA FALLS, SUMMIT COUNTY, OHIO**

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Summit, Original Northampton Township, Lot 28, City of Cuyahoga Falls and being part of Lot 16 of Ken Sauter Allotment, as recorded in Plat Book 44, Page 182, conveyed to Grace Cathedral, Inc., as recorded in Auditor's File Number 55553908 of said county records and bounded and described as follows:

BEGINNING at a 5/8 inch rebar (set), with cap stamped "GPD", on the south existing right of way of Portage Trail Extension West (C.R. 43), 36.50 feet right of station 148+42.48;

Thence through said Lot 16, **North 50 degrees 53 minutes 05 seconds East**, a distance of **137.52 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 36.50 feet right of station 149+80.00;

Thence continuing through said Lot 16, **South 48 degrees 19 minutes 24 seconds East**, a distance of **18.74 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", on the east line of said Lot 16 and the west line of lands conveyed to The Northminister Church of Cuyahoga Falls, an Ohio Corporation not for profit, as recorded in Deed Book 5812, Page 129, 55.00 feet right of station 149+83.00;

Thence through said Lot 16, the following four (4) courses:

1. **South 50 degrees 53 minutes 05 seconds West**, a distance of **48.00 feet** to a point 55.00 feet right of station 149+35.00;
2. **South 34 degrees 56 minutes 21 seconds West**, a distance of **36.40 feet** to a point 65.00 feet right of station 149+00.00;
3. **South 50 degrees 53 minutes 05 seconds West**, a distance of **25.00 feet** to a point 65.00 feet right of station 148+75.00;
4. **South 86 degrees 11 minutes 32 seconds West**, a distance of **43.26 feet** to a point on the east existing right of way of Dawn Terrace (50' Right of Way), as recorded in Plat Book 44, Page 182, 40.00 feet right of Portage Trail Extension West station 148+39.70;

Thence on the east existing right of way of said Dawn Terrace, **North 00 degrees 38 minutes 45 seconds West**, a distance of **3.12 feet** to a point 37.56 feet right of Portage Trail Extension West station 148+41.64;

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Thence continuing on the east existing right of way of said Dawn Terrace, **Northeasterly**, an arc distance of **1.35 feet** on the arc of a curve deflecting to the right, having a central angle of **03 degrees 51 minutes 56 seconds**, a radius of **20.00 feet** and a chord that bears **North 00 degrees 38 minutes 45 seconds West**, a distance of **1.35 feet** to the **Point of Beginning**, containing 0.068 acres, of which the present road occupies 0.000 acres, and being part of Summit County Auditor's Parcel Number 02-00587.

The bearings for this description are based on Grid North, of the Ohio State Plane Coordinate System, North Zone, NAD83(2011).

This description was prepared and reviewed under the supervision of Steven L. Mullaney, Professional Surveyor No. 7900 from an actual field survey conducted for the Ohio Department of Transportation, in August, 2019.



Glaus, Pyle, Schomer, Burns, & DeHaven, Inc.
dba GPD Group

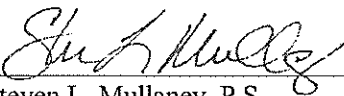
 05/19/2022
Steven L. Mullaney, P.S.
Ohio Professional Surveyor No. 7900

EXHIBIT A

Page 1 of 2

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Ver. Date 08/26/2021

PID 108084

**PARCEL 26A-WD
SUM-PORTAGE TRAIL EXT.
ALL RIGHT, TITLE AND INTEREST IN FEE SIMPLE
IN THE FOLLOWING DESCRIBED PROPERTY
WITHOUT LIMITATION OF EXISTING ACCESS RIGHTS
IN THE NAME AND FOR THE USE OF THE
CITY OF CUYAHOGA FALLS, SUMMIT COUNTY, OHIO**

Grantor/Owner, for himself and his heirs, executors, administrators, successors and assigns, reserves all existing rights of ingress and egress to and from any residual area (as used herein, the expression "Grantor/Owner" includes the plural, and words in the masculine include the feminine or neuter).

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Summit, Original Northampton Township, Lot 28, City of Cuyahoga Falls and being part of lands conveyed to The Northminister Church of Cuyahoga Falls, an Ohio Corporation not for profit, as recorded in Deed Book 5812, Page 129 of said county records and bounded and described as follows:

COMMENCING at a 1 inch rebar (set) inside of a monument box, at the intersection of the centerline of right of way of Portage Trail Extension West (C.R. 43) and the centerline of right of way of Albertson Parkway, at Portage Trail Extension station 123+75.82;

Thence on the centerline of right of way of Portage Trail Extension West, **North 60 degrees 43 minutes 05 seconds East**, a distance of **367.55 feet** to a 1 inch rebar (found) inside of a monument box, 7.04 feet right of P.I. station 127+43.37;

Thence continuing on said line, **North 50 degrees 53 minutes 05 seconds East**, a distance of **1806.33 feet** to the southeast corner of Bellridge Allotment No. 1, as recorded in Plat Book 47, Page 18, the Grantor's southwest corner on the centerline of Portage Trail Extension West (C.R. 43), at station 145+49.30;

Thence continuing on the centerline of Portage Trail Extension West (C.R. 43), **North 50 degrees 53 minutes 05 seconds East**, a distance of **477.91 feet** to the Grantor's northwest corner at station 150+27.21 and the **POINT OF BEGINNING**;

Thence continuing on the centerline of Portage Trail Extension West (C.R. 43) and the Grantor's north line, **North 50 degrees 53 minutes 05 seconds East**, a distance of **333.99 feet** to the Grantor's northeast corner and the northwest corner of lands conveyed to Grace Cathedral, Inc., as recorded in Official Record 1629, Page 1406, at station 153+61.20;

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Thence on the Grantor’s east line and the west line of said Grace Cathedral, Inc. lands, **South 00 degrees 37 minutes 05 seconds East**, a distance of **38.33 feet** to a 5/8 inch rebar (set), with cap stamped “GPD”, on the south existing standard highway easement of Portage Trail Extension West (C.R. 43), and the northeast corner of an easement conveyed to Ohio Bell, as recorded in Auditor’s File Number 54180383, 30.00 feet right of station 153+37.34;

Thence through the Grantor’s lands, on the south existing standard highway easement of Portage Trail Extension (C.R. 43) and the north line of said Ohio Bell easement, **South 50 degrees 53 minutes 05 seconds West**, a distance of **21.73 feet** to a 5/8 inch rebar (set), with cap stamped “GPD”, at the northwest corner of said Ohio Bell easement, 30.00 feet right of station 153+15.61;

Thence continuing through the Grantor’s lands, on the west line of said Ohio Bell easement, **South 00 degrees 37 minutes 05 seconds East**, a distance of **21.00 feet** to a 5/8 inch rebar (set), with cap stamped “GPD”, at the southwest corner of said Ohio Bell easement, 46.44 feet right of station 153+02.54;

Thence continuing through the Grantor’s lands, the following five (5) courses:

1. **South 52 degrees 26 minutes 58 seconds West**, a distance of **52.57 feet** to a 5/8 inch rebar (set), with cap stamped “GPD”, 45.00 feet right of station 152+50.00;
2. **North 39 degrees 05 minutes 55 seconds West**, a distance of **8.50 feet** to a 5/8 inch rebar (set), with cap stamped “GPD”, 36.50 feet right of station 152+50.00;
3. **South 50 degrees 53 minutes 05 seconds West**, a distance of **245.72 feet** to a 5/8 inch rebar (set), with cap stamped “GPD”, 36.50 feet right of station 150+04.28;
4. **South 00 degrees 19 minutes 25 seconds East**, a distance of **23.74 feet** to a 5/8 inch rebar (set), with cap stamped “GPD”, 55.00 feet right of station 149+89.41;
5. **South 50 degrees 53 minutes 05 seconds West**, a distance of **6.42 feet** to a 5/8 inch rebar (set), with cap stamped “GPD”, on the Grantor’s west line and the east line of Lot 16 of Ken Sauter Allotment as recorded in Plat Book 44, Page 182, conveyed to Grace Cathedral, Inc., as recorded in Auditor’s File Number 55553908, 55.00 feet right of station 149+83.00;

Thence on the Grantor’s west line and the east line of said Lot 16, **North 00 degrees 19 minutes 25 seconds West**, a distance of **70.58 feet** to the **Point of Beginning**, containing 0.291 acres, of which the present road occupies 0.230 acres, being part of Summit County Auditor’s Parcel Number 35-03367.

The bearings for this description are based on Grid North, of the Ohio State Plane Coordinate System, North Zone, NAD83(2011).

This description was prepared and reviewed under the supervision of Steven L. Mullaney, Professional Surveyor No. 7900 from an actual field survey conducted for the Ohio Department of Transportation, in August, 2019.



Glaus, Pyle, Schomer, Burns, & DeHaven, Inc.

dba GPD Group

Steven L. Mullaney
Steven L. Mullaney, P.S.

05/19/2022

Ohio Professional Surveyor No. 7900

EXHIBIT A

LPA RX 887 T

Page 1 of 2

Rev. 07/09

Ver. Date 08/18/2021

PID 108084

**PARCEL 26A-T
SUM-PORTAGE TRAIL EXT.
TEMPORARY EASEMENT FOR THE PURPOSE OF
PERFORMING THE WORK NECESSARY TO
PERFORM GRADING
FOR 24 MONTHS FROM DATE OF ENTRY BY THE
CITY OF CUYAHOGA FALLS, SUMMIT COUNTY, OHIO**

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Summit, Original Northampton Township, Lot 28, City of Cuyahoga Falls and being part of lands conveyed to The Northminister Church of Cuyahoga Falls, an Ohio Corporation not for profit, as recorded in Deed Book 5812, Page 129 of said county records and bounded and described as follows:

BEGINNING at a 5/8 inch rebar (set), with cap stamped "GPD", on the Grantor's west line and the east line of Lot 16 of Ken Sauter Allotment, as recorded in Plat Book 44, Page 182, conveyed to Grace Cathedral, Inc., as recorded in Auditor's File Number 55553908, 55.00 feet right of station 149+83.00;

Thence through the Grantor's lands, the following seven (7) courses:

1. **North 50 degrees 53 minutes 05 seconds East**, a distance of **6.42 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 55.00 feet right of station 149+89.41;
2. **North 00 degrees 19 minutes 25 seconds West**, a distance of **23.74 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 36.50 feet right of station 150+04.28;
3. **North 50 degrees 53 minutes 05 seconds East**, a distance of **245.72 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 36.50 feet right of station 152+50.00;
4. **South 39 degrees 05 minutes 55 seconds East**, a distance of **8.50 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 45.00 feet right of station 152+50.00;
5. **North 52 degrees 26 minutes 58 seconds East**, a distance of **52.57 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", at the southwest corner of an existing easement conveyed to Ohio Bell, as recorded in Auditor's File Number 54180383, 46.44 feet right of station 153+02.54;
6. On the west line of said Ohio Bell easement, **North 00 degrees 37 minutes 05 seconds West**, a distance of **21.00 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", on the south existing standard highway easement of Portage Trail Extension (C.R. 43), at the northwest corner of said Ohio Bell easement, 30.00 feet right of station 153+15.61;
7. On the south existing standard highway easement of Portage Trail Extension (C.R. 43) and the north line of said Ohio Bell easement, **North 50 degrees 53 minutes 05 seconds East**, a distance of **21.73 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", at the northeast corner of said Ohio Bell easement, on the Grantor's east line and the west line of lands conveyed to Grace Cathedral, Inc., as recorded in Official Record 1629, Page 1406, 30.00 feet right of station 153+37.34;

Thence on the Grantor's east line and the west line of said Grace Cathedral, Inc. lands, **South 00 degrees 37 minutes 05 seconds East**, a distance of **25.56 feet** to a point 50.00 feet right of station 153+21.43;

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Thence through the Grantor's lands, the following five (5) courses:

1. **South 50 degrees 53 minutes 05 seconds West**, a distance of **71.43 feet** to a point 50.00 feet right of station 152+50.00;
2. **South 56 degrees 35 minutes 43 seconds West**, a distance of **50.26 feet** to a point 45.00 feet right of station 152+00.00;
3. **South 50 degrees 53 minutes 05 seconds West**, a distance of **154.19 feet** to a point 45.00 feet right of station 150+45.81;
4. **South 03 degrees 40 minutes 19 seconds West**, a distance of **27.96 feet** to a point 65.52 feet right of station 150+26.82;
5. **South 64 degrees 23 minutes 05 seconds West**, a distance of **45.07 feet** to the **Point of Beginning**, containing 0.084 acres, of which the present road occupies 0.000 acres, being part of Summit County Auditor's Parcel Number 35-03367.

The bearings for this description are based on Grid North, of the Ohio State Plane Coordinate System, North Zone, NAD83(2011).

This description was prepared and reviewed under the supervision of Steven L. Mullaney, Professional Surveyor No. 7900 from an actual field survey conducted for the Ohio Department of Transportation, in August, 2019.



Glaus, Pyle, Schomer, Burns, & DeHaven, Inc.
dba GPD Group

A handwritten signature in cursive script, appearing to read "Steven L. Mullaney".

05/19/2022

Steven L. Mullaney, P.S.
Ohio Professional Surveyor No. 7900

EXHIBIT A

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Ver. Date 05/10/2022

PID 108084

**PARCEL 26B-WD
SUM-PORTAGE TRAIL EXT.
ALL RIGHT, TITLE AND INTEREST IN FEE SIMPLE
IN THE FOLLOWING DESCRIBED PROPERTY
WITHOUT LIMITATION OF EXISTING ACCESS RIGHTS
IN THE NAME AND FOR THE USE OF THE
CITY OF CUYAHOGA FALLS, SUMMIT COUNTY, OHIO**

Grantor/Owner, for himself and his heirs, executors, administrators, successors and assigns, reserves all existing rights of ingress and egress to and from any residual area (as used herein, the expression "Grantor/Owner" includes the plural, and words in the masculine include the feminine or neuter).

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Summit, Original Northampton Township, Lot 28, City of Cuyahoga Falls and being part of lands conveyed to Grace Cathedral, Inc., as recorded in Official Record 1629, Page 1406, of said county records and bounded and described as follows:

COMMENCING at a 1 inch rebar (set) inside of a monument box, at the intersection of the centerline of right of way of Portage Trail Extension West (C.R. 43) and the centerline of right of way of Albertson Parkway, at Portage Trail Extension station 123+75.82;

Thence on the centerline of right of way of Portage Trail Extension West, **North 60 degrees 43 minutes 05 seconds East**, a distance of **367.55 feet** to a 1 inch rebar (found) inside of a monument box, 7.04 feet right of P.I. station 127+43.37;

Thence continuing on said line, **North 50 degrees 53 minutes 05 seconds East**, a distance of **1806.33 feet** to the southeast corner of Bellridge Allotment No. 1, as recorded in Plat Book 47, Page 18, the Grantor's southwest corner on the centerline of Portage Trail Extension West (C.R. 43), at station 145+49.30;

Thence continuing on the centerline of Portage Trail Extension West (C.R. 43), **North 50 degrees 53 minutes 05 seconds East**, a distance of **811.90 feet** to the Grantor's northwest corner and the northeast corner of lands conveyed to The Northminster Church of Cuyahoga Falls, an Ohio Corporation Not for Profit, as recorded in Deed Book 5812, Page 129 at station 153+61.20 and the **POINT OF BEGINNING**;

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Thence continuing on the centerline of Portage Trail Extension West (C.R. 43) and the Grantor's north line, **North 50 degrees 53 minutes 05 seconds East**, a distance of **344.80 feet** to a point at station 157+06.00;

Thence on the Grantor's east line, **South 39 degrees 06 minutes 55 seconds East**, a distance of **40.00 feet** to a point on the south existing right of way of Portage Trail Extension West (C.R. 43), 40.00 feet right of station 157+06.00;

Thence on the south existing right of way of Portage Trail Extension West (C.R. 43), **North 50 degrees 53 minutes 05 seconds East**, a distance of **255.09 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", on the Grantor's northeast corner and the northwest corner of lands conveyed to Gar-Ter Properties, L.L.C., as recorded in Auditor's File Number 55106214, 40.00 feet right of station 159+61.09;

Thence on the Grantor's east line and the west line of said Gar-Ter Properties, L.L.C. lands, **North 89 degrees 27 minutes 20 seconds East**, a distance of **24.06 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 55.00 feet right of station 159+79.90;

Thence through the Grantor's lands, the following seven (7) courses:

1. **South 50 degrees 53 minutes 05 seconds West**, a distance of **159.90 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 55.00 feet right of station 158+20.00;
2. **North 39 degrees 06 minutes 55 seconds West**, a distance of **8.00 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 47.00 feet right of station 158+20.00;
3. **South 50 degrees 53 minutes 05 seconds West**, a distance of **109.73 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 47.00 feet right of station 157+10.27;
4. **Southwesterly**, an arc distance of **5.95 feet** on the arc of a curve deflecting to the right, having a central angle of **04 degrees 43 minutes 56 seconds**, a radius of **72.00 feet** and a chord that bears **South 53 degrees 15 minutes 03 seconds West**, a distance of **5.95 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 46.75 feet right of station 157+04.33;
5. **South 55 degrees 37 minutes 01 seconds West**, a distance of **146.55 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 34.66 feet right of station 155+58.27;
6. **Southwesterly**, an arc distance of **3.96 feet** on the arc of a curve deflecting to the left, having a central angle of **04 degrees 43 minutes 56 seconds**, a radius of **48.00 feet** and a chord that bears **South 53 degrees 15 minutes 03 seconds West**, a distance of **3.96 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 34.50 feet right of station 155+54.31;
7. **South 50 degrees 53 minutes 05 seconds West**, a distance of **220.56 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", on the east line of an existing easement conveyed to Ohio Bell, as recorded in Auditor's File Number 54180383, on the Grantor's west line and the east line of said Northminster Church of Cuyahoga Falls lands, 34.50 feet right of station 153+33.76;

Thence on the Grantor's west line, the east line of said Northminster Church of Cuyahoga Falls lands and the east line of said Ohio Bell easement, **North 00 degrees 37 minutes 05 seconds West**, a distance of **44.08 feet** to the **Point of Beginning**, passing over a 5/8 inch rebar (set), with cap stamped "GPD", at a distance of 5.75 feet, containing 0.375 acres, of which the present road occupies 0.246 acres, being part of Summit County Auditor's Parcel Number 35-00417.

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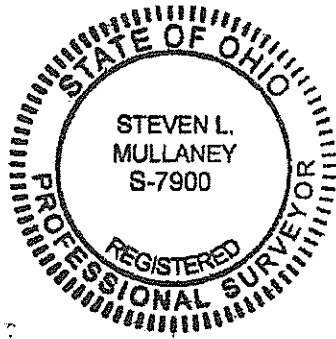
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The bearings for this description are based on Grid North, of the Ohio State Plane Coordinate System, North Zone, NAD83(2011).

This description was prepared and reviewed under the supervision of Steven L. Mullaney, Professional Surveyor No. 7900 from an actual field survey conducted for the Ohio Department of Transportation, in August, 2019.



Glaus, Pyle, Schomer, Burns, & DeHaven, Inc.
dba GPD Group

 05/19/2022

Steven L. Mullaney, P.S.
Ohio Professional Surveyor No. 7900

EXHIBIT A

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Ver. Date 05/10/2022

PID 108084

**PARCEL 26B-T
SUM-PORTAGE TRAIL EXT.
TEMPORARY EASEMENT FOR THE PURPOSE OF
PERFORMING THE WORK NECESSARY TO
PERFORM GRADING & DRIVE CONSTRUCTION
FOR 24 MONTHS FROM DATE OF ENTRY BY THE
CITY OF CUYAHOGA FALLS, SUMMIT COUNTY, OHIO**

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Summit, Original Northampton Township, Lot 28, City of Cuyahoga Falls and being part of lands conveyed to The Grace Cathedral, Inc., as recorded in Official Record 1629, Page 1406 of said county records and bounded and described as follows:

BEGINNING at a 5/8 inch rebar (set), with cap stamped "GPD", on the Grantor's west line and the east line of lands conveyed to The Northminster Church of Cuyahoga Falls, an Ohio Corporation Not for Profit, as recorded in Deed Book 5812, Page 129, 34.50 feet right of station 153+33.76;

Thence through the Grantor's lands, the following ten (10) courses:

1. **North 50 degrees 53 minutes 05 seconds East**, a distance of **220.56 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 34.50 feet right of station 155+54.31;
2. **Northeasterly**, an arc distance of **3.96 feet** on the arc of a curve deflecting to the right, having a central angle of **04 degrees 43 minutes 56 seconds**, a radius of **48.00 feet** and a chord that bears **North 53 degrees 15 minutes 03 seconds East**, a distance of **3.96 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 34.66 feet right of station 155+58.27;
3. **North 55 degrees 37 minutes 01 seconds East**, a distance of **146.55 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 46.75 feet right of station 157+04.33;
4. **Northeasterly**, an arc distance of **5.95 feet** on the arc of a curve deflecting to the left, having a central angle of **04 degrees 43 minutes 56 seconds**, a radius of **72.00 feet** and a chord that bears **North 53 degrees 15 minutes 03 seconds East**, a distance of **5.95 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 47.00 feet right of station 157+10.27;
5. **North 50 degrees 53 minutes 05 seconds East**, a distance of **109.73 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 47.00 feet right of station 158+20.00;
6. **South 39 degrees 06 minutes 55 seconds East**, a distance of **8.00 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 55.00 feet right of station 158+20.00;
7. **South 34 degrees 11 minutes 07 seconds West**, a distance of **104.40 feet** to a point 85.00 feet right of station 157+20.00;
8. **South 59 degrees 51 minutes 26 seconds West**, a distance of **96.18 feet** to a point 70.00 feet right of station 156+25.00;
9. **South 72 degrees 41 minutes 10 seconds West**, a distance of **53.85 feet** to a point 50.00 feet right of station 155+75.00;
10. **South 50 degrees 53 minutes 05 seconds West**, a distance of **165.00 feet** to a point 50.00 feet right of station 154+10.00;

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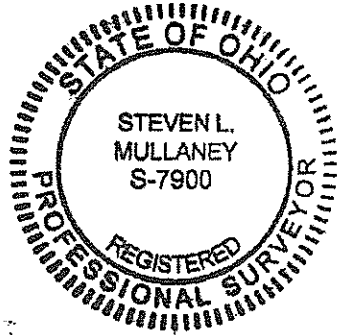
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11. **South 39 degrees 06 minutes 55 seconds East**, a distance of **15.00 feet** to a point 65.00 feet right of station 154+10.00;
12. **South 50 degrees 53 minutes 05 seconds West**, a distance of **100.50 feet** to the Grantor's west line and the east line of said Northminster Church of Cuyahoga Falls lands, 65.00 feet right of station 153+09.50;

Thence on the Grantor's west line and the east line of said Northminster Church of Cuyahoga Falls lands, **North 00 degrees 37 minutes 05 seconds West**, a distance of **38.97 feet** to the **Point of Beginning**, containing 0.271 acres, of which the present road occupies 0.000 acres, being part of Summit County Auditor's Parcel Number 35-00417.

The bearings for this description are based on Grid North, of the Ohio State Plane Coordinate System, North Zone, NAD83(2011).

This description was prepared and reviewed under the supervision of Steven L. Mullaney, Professional Surveyor No. 7900 from an actual field survey conducted for the Ohio Department of Transportation, in August, 2019.



Glaus, Pyle, Schomer, Burns, & DeHaven, Inc.
dba GPD Group

A handwritten signature in black ink, appearing to read "Steven L. Mullaney".

05/19/2022

Steven L. Mullaney, P.S.
Ohio Professional Surveyor No. 7900

EXHIBIT A

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Ver. Date 04/14/2021

PID 108084

**PARCEL 27-WD
SUM-PORTAGE TRAIL EXT.
ALL RIGHT, TITLE AND INTEREST IN FEE SIMPLE
IN THE FOLLOWING DESCRIBED PROPERTY
WITHOUT LIMITATION OF EXISTING ACCESS RIGHTS
IN THE NAME AND FOR THE USE OF THE
CITY OF CUYAHOGA FALLS, SUMMIT COUNTY, OHIO**

Grantor/Owner, for himself and his heirs, executors, administrators, successors and assigns, reserves all existing rights of ingress and egress to and from any residual area (as used herein, the expression "Grantor/Owner" includes the plural, and words in the masculine include the feminine or neuter).

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Summit, Original Northampton Township, Lot 28, City of Cuyahoga Falls and being part of lands conveyed to Getgo Partners South, a Pennsylvania Limited Partnership, as recorded in Auditor's File Number 56138822 of said county records and bounded and described as follows:

COMMENCING at a 1 inch rebar (set) inside of a monument box, at the intersection of the centerline of right of way of Portage Trail Extension West (C.R. 43) and the centerline of right of way of Albertson Parkway, at Portage Trail Extension station 123+75.82;

Thence on the centerline of right of way of Portage Trail Extension West, **North 60 degrees 43 minutes 05 seconds East**, a distance of **367.55 feet** to a 1 inch rebar (found) inside of a monument box, 7.04 feet right of P.I. station 127+43.37;

Thence continuing on said line, **North 50 degrees 53 minutes 05 seconds East**, a distance of **1806.33 feet** to the southeast corner of Bellridge Allotment No. 1, as recorded in Plat Book 47, Page 18, on the centerline of Portage Trail Extension West (C.R. 43), at station 145+49.30;

Thence on the centerline of Portage Trail Extension West (C.R. 43), **North 50 degrees 53 minutes 05 seconds East**, a distance of **1213.63 feet** to the southeast corner of lands conveyed to Blue Falls Real Estate Company, Inc., an Ohio Corporation, as recorded in Auditor's File Number 56609949, at station 157+62.93;

Thence on the east line of said Blue Falls Real Estate Company, Inc. lands, **North 00 degrees 56 minutes 55 seconds East**, a distance of **38.16 feet** to a 5/8 inch rebar (found), with cap stamped "MANNIK&SMITH", on the north existing right of way of Portage Trail Extension West (C.R. 43), at the Grantor's southwest corner, 30.00 feet left of station 157+86.51 and the **POINT OF BEGINNING**;

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Thence on the Grantor's west line and the east line of said Blue Falls Real Estate Company, Inc. lands, **North 00 degrees 56 minutes 55 seconds West**, a distance of **12.72 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 40.00 feet left of station 157+94.37;

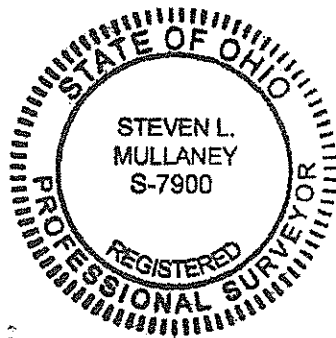
Thence through the Grantor's lands, **North 50 degrees 53 minutes 05 seconds East**, a distance of **235.81 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", on the north existing right of way of Portage Trail Extension West (C.R. 43) and the Grantor's south line, 40.00 feet left of station 160+30.19;

Thence on the north existing right of way of Portage Trail Extension (West) and the Grantor's south line, **South 43 degrees 13 minutes 05 seconds West**, a distance of **74.96 feet** to a point 30.00 feet left of station 159+55.90;

Thence continuing on the north existing right of way of Portage Trail Extension (West) and the Grantor's south line, **South 50 degrees 53 minutes 05 seconds West**, a distance of **169.39 feet** to the **Point of Beginning**, containing 0.047 acres, of which the present road occupies 0.000 acres, and being part of Summit County Auditor's Parcel Number 35-03716.

The bearings for this description are based on Grid North, of the Ohio State Plane Coordinate System, North Zone, NAD83(2011).

This description was prepared and reviewed under the supervision of Steven L. Mullaney, Professional Surveyor No. 7900 from an actual field survey conducted for the Ohio Department of Transportation, in August, 2019.



Glaus, Pyle, Schomer, Burns, & DeHaven, Inc.
dba GPD Group

A handwritten signature in black ink, appearing to read "Steven L. Mullaney".

05/19/2022

Steven L. Mullaney, P.S.
Ohio Professional Surveyor No. 7900

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Ver. Date 04/14/2021

PID 108084

**PARCEL 27-T
SUM-PORTAGE TRAIL EXT.
TEMPORARY EASEMENT FOR THE PURPOSE OF
PERFORMING THE WORK NECESSARY TO
PERFORM GRADING & DRIVE CONSTRUCTION
FOR 24 MONTHS FROM DATE OF ENTRY BY THE
CITY OF CUYAHOGA FALLS, SUMMIT COUNTY, OHIO**

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Summit, Original Northampton Township, Lot 28, City of Cuyahoga Falls and being part of lands conveyed to Getgo Partners South, a Pennsylvania Limited Partnership, as recorded in Auditor's File Number 56138822 of said county records and bounded and described as follows:

BEGINNING at a 5/8 inch rebar (set), with cap stamped "GPD", on the Grantor's west line and the east line of lands conveyed to Blue Falls Real Estate Company, Inc., an Ohio Corporation, as recorded in Auditor's File Number 56609949, 40.00 feet left of station 157+94.37;

Thence continuing on the Grantor's west line and the east line of said Blue Falls Real Estate Company, Inc. lands, **North 00 degrees 56 minutes 55 seconds East**, a distance of **12.72 feet** to a point 50.00 feet left of station 158+02.23;

Thence through the Grantor's lands, the following twelve (12) courses:

1. **North 50 degrees 53 minutes 05 seconds East**, a distance of **52.77 feet** to a point 50.00 feet left of station 158+55.00;
2. **North 19 degrees 07 minutes 56 seconds West**, a distance of **58.52 feet** to a point 105.00 feet left of station 158+75.00;
3. **North 50 degrees 53 minutes 05 seconds East**, a distance of **50.00 feet** to a point 105.00 feet left of station 159+25.00;
4. **South 39 degrees 06 minutes 55 seconds East**, a distance of **50.00 feet** to a point 55.00 feet left of station 159+25.00;
5. **North 50 degrees 53 minutes 05 seconds East**, a distance of **111.68 feet** to a point 55.03 feet left of station 160+36.08;
6. **North 76 degrees 27 minutes 27 seconds East**, a distance of **20.74 feet** to a point 46.59 feet left of station 160+53.37;
7. **North 13 degrees 15 minutes 34 seconds West**, a distance of **3.71 feet** to a point 50.00 feet left of station 160+54.72;
8. **North 71 degrees 03 minutes 04 seconds East**, a distance of **17.38 feet** to a point 45.00 feet left of station 160+70.00;
9. **North 34 degrees 50 minutes 47 seconds West**, a distance of **25.00 feet** to a point 70.00 feet left of station 160+70.00;

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- 10. **North 57 degrees 02 minutes 05 seconds East**, a distance of **39.58 feet** to a point 70.00 feet left of station 161+05.00;
- 11. **South 31 degrees 05 minutes 03 seconds East**, a distance of **25.00 feet** to a point 45.00 feet left of station 161+05.00;
- 12. **North 61 degrees 26 minutes 28 seconds East**, a distance of **50.93 feet** to a point on the north existing right of way of Portage Trail Extension West (C.R. 43) and the Grantor's south line, 45.00 feet left of station 161+51.98;

Thence on the north existing right of way of Portage Trail Extension West (C.R. 43) and the Grantor's south line, **South 50 degrees 53 minutes 05 seconds West**, a distance of **24.33 feet** to a point 39.98 feet left of station 161+29.93;

Thence continuing on the north existing right of way of Portage Trail Extension West (C.R. 43) and the Grantor's south line, **Southwesterly**, an arc distance of **107.22 feet** on the arc of a curve deflecting to the left, having a central angle of **10 degrees 43 minutes 18 seconds**, a radius of **572.95 feet** and a chord that bears **South 56 degrees 14 minutes 39 seconds West**, and a distance of **107.06 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 40.00 feet left of station 160+30.19;

Thence through the Grantor's lands, **South 50 degrees 53 minutes 05 seconds West**, a distance of **235.81 feet** to the **Point of Beginning**, containing 0.182 acres, of which the present road occupies 0.000 acres, and being part of Summit County Auditor's Parcel Number 35-03716.

The bearings for this description are based on Grid North, of the Ohio State Plane Coordinate System, North Zone, NAD83(2011).

This description was prepared and reviewed under the supervision of Steven L. Mullaney, Professional Surveyor No. 7900 from an actual field survey conducted for the Ohio Department of Transportation, in August, 2019.



Glaus, Pyle, Schomer, Burns, & DeHaven, Inc.
dba GPD Group

A handwritten signature in black ink, appearing to read "Steven L. Mullaney".

05/19/2022

Steven L. Mullaney, P.S.
Ohio Professional Surveyor No. 7900

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Ver. Date 05/10/2022

PID 108084

**PARCEL 28-WD
SUM-PORTAGE TRAIL EXT.
ALL RIGHT, TITLE AND INTEREST IN FEE SIMPLE
IN THE FOLLOWING DESCRIBED PROPERTY
WITHOUT LIMITATION OF EXISTING ACCESS RIGHTS
IN THE NAME AND FOR THE USE OF THE
CITY OF CUYAHOGA FALLS, SUMMIT COUNTY, OHIO**

Grantor/Owner, for himself and his heirs, executors, administrators, successors and assigns, reserves all existing rights of ingress and egress to and from any residual area (as used herein, the expression "Grantor/Owner" includes the plural, and words in the masculine include the feminine or neuter).

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Summit, Original Northampton Township, Lot 28, City of Cuyahoga Falls and being part of lands conveyed to Gar-ter Properties, L.L.C., as recorded in Auditor's File Number 55106214 of said county records and bounded and described as follows:

COMMENCING at a 1 inch rebar (set) inside of a monument box, at the intersection of the centerline of right of way of Portage Trail Extension West (C.R. 43) and the centerline of right of way of Albertson Parkway, at Portage Trail Extension station 123+75.82;

Thence on the centerline of right of way of Portage Trail Extension West, **North 60 degrees 43 minutes 05 seconds East**, a distance of **367.55 feet** to a 1 inch rebar (found) inside of a monument box, 7.04 feet right of P.I. station 127+43.37;

Thence continuing on said line, **North 50 degrees 53 minutes 05 seconds East**, a distance of **1806.33 feet** to the southeast corner of Bellridge Allotment No. 1, as recorded in Plat Book 47, Page 18, the Grantor's southwest corner on the centerline of Portage Trail Extension West (C.R. 43), at station 145+49.30;

Thence on the centerline of Portage Trail Extension West (C.R. 43), **North 50 degrees 53 minutes 05 seconds East**, a distance of **1361.63 feet** to a point at station 159+10.93;

Thence **North 89 degrees 27 minutes 20 seconds East**, a distance of **64.16 feet** to the south existing right of way of Portage Trail Extension West (C.R. 43), at the Grantor's northwest corner and the northeast corner of lands conveyed to The Northminister Church of Cuyahoga Falls, an Ohio Corporation not for profit, as recorded in Auditor's File Number 54097580, Auditor's File Number 54097581 and Deed Book 5812, Page 129, 40.00 feet right of station 159+61.09;

Thence on the south existing right of way of Portage Trail Extension West (C.R. 43) and the Grantor's north line, **North 50 degrees 53 minutes 05 seconds East**, a distance of **96.40 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 39.25 feet right of station 160+59.67 and the **POINT OF BEGINNING**;

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Thence on the south existing right of way of Portage Trail Extension West (C.R. 43) and the Grantor's north line, **North 50 degrees 53 minutes 05 seconds East**, a distance of **32.60 feet** to a point 36.39 feet right of station 160+94.62;

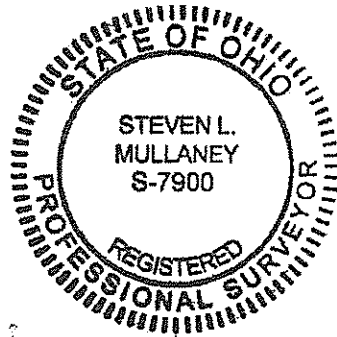
Thence continuing on the south existing right of way of Portage Trail Extension West (C.R. 43) and the Grantor's north line, **Northeasterly**, an arc distance of **40.71 feet** on the arc of a curve deflecting to the right, having a central angle of **77 degrees 45 minutes 16 seconds**, a radius of **30.00 feet** and a chord that bears **North 89 degrees 45 minutes 43 seconds East**, a distance of **37.68 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", on the west existing right of way of State Road, 55.25 feet right of Portage Trail Extension West station 161+30.30;

Thence through the Grantor's lands, the following four (4) courses:

1. **South 85 degrees 52 minutes 16 seconds West**, a distance of **31.34 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 41.55 feet right of station 160+99.28;
2. **South 00 degrees 16 minutes 44 seconds West**, a distance of **2.87 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 44.00 feet right of station 160+97.65;
3. **Southwesterly**, an arc distance of **34.85 feet** on the arc of a curve deflecting to the left, having a central angle of **04 degrees 04 minutes 59 seconds**, a radius of **489.00 feet** and a chord that bears **South 56 degrees 05 minutes 05 seconds West**, a distance of **34.84 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 44.00 feet right of station 160+59.67;
4. **North 35 degrees 57 minutes 25 seconds West**, a distance of **4.75 feet** to the **Point of Beginning**, containing 0.010 acres, of which the present road occupies 0.000 acres, and being part of Summit County Auditor's Parcel Number 35-00824.

The bearings for this description are based on Grid North, of the Ohio State Plane Coordinate System, North Zone, NAD83(2011).

This description was prepared and reviewed under the supervision of Steven L. Mullaney, Professional Surveyor No. 7900 from an actual field survey conducted for the Ohio Department of Transportation, in August, 2019.



Glaus, Pyle, Schomer, Burns, & DeHaven, Inc.
dba GPD Group

A handwritten signature in black ink, appearing to read "Steven L. Mullaney".

05/19/2022

Steven L. Mullaney, P.S.
Ohio Professional Surveyor No. 7900

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Ver. Date 05/03/2022

PID 108084

**PARCEL 28-T1
SUM-PORTAGE TRAIL EXT.
TEMPORARY EASEMENT FOR THE PURPOSE OF
PERFORMING THE WORK NECESSARY TO
PERFORM GRADING
FOR 24 MONTHS FROM DATE OF ENTRY BY THE
CITY OF CUYAHOGA FALLS, SUMMIT COUNTY, OHIO**

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Summit, Original Northampton Township, Lot 28, City of Cuyahoga Falls and being part of lands conveyed to Gar-ter Properties, L.L.C., as recorded in Auditor's File Number 55106214 of said county records and bounded and described as follows:

BEGINNING at a 5/8 inch rebar (set) at the Grantor's northwest corner and the northeast corner of lands conveyed to Grace Cathedral, Inc., as recorded in Official Record 1629, Page 1406, on the south existing right of way of Portage Trail Extension, 40.00 right of station 159+61.09;

Thence on the south existing right of way of Portage Trail Extension, **North 50 degrees 53 minutes 05 seconds East**, a distance of **96.40 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 39.25 feet right of station 160+59.67;

Thence through the Grantor's lands, the following three (3) courses:

1. **South 35 degrees 57 minutes 25 seconds East**, a distance of **4.75 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 44.00 feet right of station 160+59.67;
2. **Southwesterly**, an arc distance of **26.96 feet** on the arc of a curve deflecting to the left, having a central angle of **03 degrees 09 minutes 30 seconds**, a radius of **489.00 feet** and a chord that bears **South 52 degrees 27 minutes 50 seconds West**, a distance of **26.95 feet** to a point 44.00 feet right of station 160+30.29;
3. **South 50 degrees 53 minutes 05 seconds West**, a distance of **64.18 feet** to a point on the Grantor's west line and the east line of said Grace Cathedral, Inc. lands, 44.00 feet right of station 159+66.11;

Thence on the Grantor's west line and the east line of said Grace Cathedral, Inc. lands, **South 89 degrees 27 minutes 20 seconds West**, a distance of **6.42 feet** to the **Point of Beginning**, containing 0.009 acres, of which the present road occupies 0.000 acres, and being part of Summit County Auditor's Parcel Number 35-00824.

The bearings for this description are based on Grid North, of the Ohio State Plane Coordinate System, North Zone, NAD83(2011).

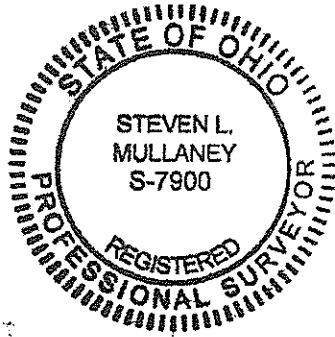
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This description was prepared and reviewed under the supervision of Steven L. Mullaney, Professional Surveyor No. 7900 from an actual field survey conducted for the Ohio Department of Transportation, in August, 2019.



Glaus, Pyle, Schomer, Burns, & DeHaven, Inc.
dba GPD Group

A handwritten signature in black ink, appearing to read "Steven L. Mullaney".

05/19/2022

Steven L. Mullaney, P.S.

Ohio Professional Surveyor No. 7900

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Ver. Date 05/10/2022

PID 108084

**PARCEL 28-T2
SUM-PORTAGE TRAIL EXT.
TEMPORARY EASEMENT FOR THE PURPOSE OF
PERFORMING THE WORK NECESSARY TO
PERFORM GRADING & DRIVE CONSTRUCTION
FOR 24 MONTHS FROM DATE OF ENTRY BY THE
CITY OF CUYAHOGA FALLS, SUMMIT COUNTY, OHIO**

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Summit, Original Northampton Township, Lot 28, City of Cuyahoga Falls and being part of lands conveyed to Gar-ter Properties, L.L.C., as recorded in Auditor's File Number 55106214 of said county records and bounded and described as follows:

BEGINNING at a point 44.00 right of station 160+85.44;

Thence through the Grantor's lands, the following three (3) courses:

1. **Northeasterly**, an arc distance of **11.21 feet** on the arc of a curve deflecting to the right, having a central angle of **01 degrees 18 minutes 48 seconds**, a radius of **489.00 feet** and a chord that bears **North 57 degrees 28 minutes 11 seconds East**, a distance of **11.21 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 44.00 feet right of station 160+97.65;
2. **North 00 degrees 16 minutes 44 seconds East**, a distance of **2.87 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 41.55 feet right of station 160+99.28;
3. **North 85 degrees 52 minutes 16 seconds East**, a distance of **31.34 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", on the southerly existing right of way of State Road, 55.25 feet right of Portage Trail Extension West station 161+30.30;

Thence on the southerly existing right of way of State Road, **Southeasterly**, an arc distance of **17.29 feet** on the arc of a curve deflecting to the right, having a central angle of **33 degrees 00 minutes 58 seconds**, a radius of **30.00 feet** and a chord that bears **South 34 degrees 51 minutes 11 seconds East**, a distance of **17.05 feet** to a point 72.19 feet right of Portage Trail Extension West station 161+32.53;

Thence through the Grantor's lands, the following five (5) courses:

1. **North 43 degrees 58 minutes 04 seconds West**, a distance of **10.97 feet** to a point 61.63 feet right of station 161+29.14;
2. **Northwesterly**, an arc distance of **9.28 feet** on the arc of a curve deflecting to the left, having a central angle of **50 degrees 39 minutes 46 seconds**, a radius of **10.50 feet** and a chord that bears **North 69 degrees 17 minutes 57 seconds West**, a distance of **8.99 feet** to a point 54.79 feet right of station 161+22.59;
3. **South 85 degrees 22 minutes 10 seconds West**, a distance of **22.02 feet** to a point 45.23 feet right of station 161+00.71;

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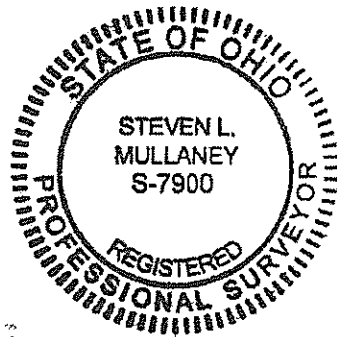
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4. **South 00 degrees 57 minutes 51 seconds East**, a distance of **4.39 feet** to a point 49.00 feet right of station 160+98.25;
5. **South 80 degrees 37 minutes 21 seconds West**, a distance of **12.72 feet** to the **Point of Beginning**, containing 0.004 acres, of which the present road occupies 0.000 acres, and being part of Summit County Auditor's Parcel Number 35-00824.

The bearings for this description are based on Grid North, of the Ohio State Plane Coordinate System, North Zone, NAD83(2011).

This description was prepared and reviewed under the supervision of Steven L. Mullaney, Professional Surveyor No. 7900 from an actual field survey conducted for the Ohio Department of Transportation, in August, 2019.



Glaus, Pyle, Schomer, Burns, & DeHaven, Inc.
dba GPD Group

A handwritten signature in black ink, appearing to read "Steven L. Mullaney".

05/19/2022

Steven L. Mullaney, P.S.

Ohio Professional Surveyor No. 7900

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Ver. Date 02/21/2021

PID 108084

**PARCEL 30-WD
SUM-PORTAGE TRAIL EXT.
ALL RIGHT, TITLE AND INTEREST IN FEE SIMPLE
IN THE FOLLOWING DESCRIBED PROPERTY
WITHOUT LIMITATION OF EXISTING ACCESS RIGHTS
IN THE NAME AND FOR THE USE OF THE
CITY OF CUYAHOGA FALLS, SUMMIT COUNTY, OHIO**

Grantor/Owner, for himself and his heirs, executors, administrators, successors and assigns, reserves all existing rights of ingress and egress to and from any residual area (as used herein, the expression "Grantor/Owner" includes the plural, and words in the masculine include the feminine or neuter).

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Summit, Original Northampton Township, Lot 39, City of Cuyahoga Falls and being part of a tract conveyed to S.F. Limited Partnership, as recorded in Official Record 2254, Page 395 of said county records and bounded and described as follows:

COMMENCING at a 1 inch rebar (found) inside of a monument box at the intersection of the centerline of right of way of Portage Trail Extension West (C.R. 43) and the centerline of right of way of Northampton Road, at Portage Trail Extension station 500+00.00 and Northampton Road station 10+00.00;

Thence on the centerline of right of way of Northampton Road, **South 00 degrees 27 minutes 40 seconds West**, a distance of **49.29 feet** to a point at Northampton Road station 9+50.71;

Thence **South 89 degrees 32 minutes 20 seconds West**, a distance of **27.15 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", on the west existing right of way of Northampton Road and the Grantor's east line, 27.15 feet left of Northampton Road station 9+50.71, 60.60 feet right of Portage Trail Extension station 499+69.76 and the **POINT OF BEGINNING**;

Thence through the Grantor's lands, the following three (3) courses:

1. **South 65 degrees 35 minutes 36 seconds West**, a distance of **6.87 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 33.43 feet left of Northampton Road station 9+47.93;
2. **North 44 degrees 55 minutes 48 seconds West**, a distance of **16.52 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 50.00 feet right of Portage Trail Extension station 499+52.81;
3. **North 00 degrees 27 minutes 40 seconds West**, a distance of **12.71 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", on the south existing right of way of Portage Trail Extension West and

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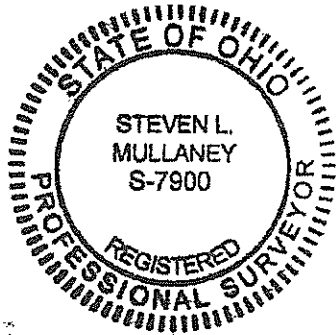
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the Grantor's north line, 37.34 feet right of Portage Trail Extension station 499+53.98 and 45.00 feet left of Northampton Road station 9+72.43;

Thence on the south existing right of way of Portage Trail Extension West and the Grantor's north line, **Southeasterly**, an arc distance of **28.72 feet** on the arc of a curve deflecting to the right, having a central angle of **41 degrees 08 minutes 03 seconds**, a radius of **40.00 feet** and a chord that bears **South 39 degrees 53 minutes 11 seconds East**, a distance of **28.11 feet** to the **Point of Beginning**, containing 0.005 acres, of which the present road occupies 0.000 acres, and being part of Summit County Auditor's Parcel Number 35-02260.

The bearings for this description are based on Grid North, of the Ohio State Plane Coordinate System, North Zone, NAD83(2011).

This description was prepared and reviewed under the supervision of Steven L. Mullaney, Professional Surveyor No. 7900 from an actual field survey conducted for the Ohio Department of Transportation, in August, 2019.



Glaus, Pyle, Schomer, Burns, & DeHaven, Inc.
dba GPD Group

 05/19/2022

Steven L. Mullaney, P.S.
Ohio Professional Surveyor No. 7900

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**PARCEL 30-T
SUM-PORTAGE TRAIL EXT.
TEMPORARY EASEMENT FOR THE PURPOSE OF
PERFORMING THE WORK NECESSARY TO
PERFORM GRADING
FOR 24 MONTHS FROM DATE OF ENTRY BY THE
CITY OF CUYAHOGA FALLS, SUMMIT COUNTY, OHIO**

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Summit, Original Northampton Township, Lot 39, City of Cuyahoga Falls and being part of a tract conveyed to S.F. Limited Partnership, as recorded in Official Record 2254, Page 395 of said county records and bounded and described as follows:

BEGINNING at a point on the south existing right of Portage Trail Extension West (C.R. 43) and the Grantor's north line, 34.46 feet right of Portage Trail Extension station 499+49.22;

Thence on the south existing right of way of Portage Trail Extension West and the Grantor's north line, **Southeasterly**, an arc distance of **5.57 feet**, on the arc of a curve deflecting to the right, having a central angle of **07 degrees 58 minutes 31 seconds**, a radius of **40.00 feet** and a chord that bears **South 64 degrees 26 minutes 28 seconds East**, a distance of **5.56 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 37.34 feet right of Portage Trail Extension station 499+53.98 and 45.00 feet left of Northampton Road station 9+72.43;

Thence through the Grantor's lands, the following three (3) courses:

1. **South 00 degrees 27 minutes 40 seconds East**, a distance of **12.71 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 50.00 feet right of Portage Trail Extension station 499+52.81;
2. **South 44 degrees 55 minutes 48 seconds East**, a distance of **16.52 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 33.43 feet left of Northampton Road station 9+47.93;
3. **North 65 degrees 35 minutes 36 seconds East**, a distance of **6.87 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", on the west existing right of way of Northampton Road and the Grantor's east line, 60.60 feet right of Portage Trail Extension station 499+69.76 and 27.15 feet left of Northampton Road station 9+50.71;

Thence on the west existing right of way of Northampton Road and the Grantor's east line, **Southeasterly**, an arc distance of **9.02 feet** on the arc of a curve deflecting to the right, having a central angle of **12 degrees 55 minutes 02 seconds**, a radius of **40.00 feet** and a chord that bears **South 12 degrees 51 minutes 38 seconds East**, a distance of **9.00 feet** to a point 25.22 feet left of Northampton Road station 9+41.93;

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Thence through the Grantor's lands, the following three (3) courses:

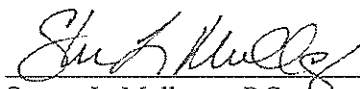
1. **South 89 degrees 32 minutes 20 seconds West**, a distance of **9.32 feet** to a point 34.54 feet left of Northampton Road station 9+41.93;
2. **North 44 degrees 55 minutes 48 seconds West**, a distance of **22.07 feet** to a point 51.58 feet right of Portage Trail Extension station 499+47.65;
3. **North 00 degrees 27 minutes 40 seconds West**, a distance of **17.19 feet** to the **Point of Beginning**, containing 0.005 acres, of which the present road occupies 0.000 acres, and being part of Summit County Auditor's Parcel Number 35-02260.

The bearings for this description are based on Grid North, of the Ohio State Plane Coordinate System, North Zone, NAD83(2011).

This description was prepared and reviewed under the supervision of Steven L. Mullaney, Professional Surveyor No. 7900 from an actual field survey conducted for the Ohio Department of Transportation, in August, 2019.



Glaus, Pyle, Schomer, Burns, & DeHaven, Inc.
dba GPD Group

 05/19/2022

Steven L. Mullaney, P.S.
Ohio Professional Surveyor No. 7900

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Ver. Date 02/21/2021

PID 108084

**PARCEL 31-WD
SUM-PORTAGE TRAIL EXT.
ALL RIGHT, TITLE AND INTEREST IN FEE SIMPLE
IN THE FOLLOWING DESCRIBED PROPERTY
WITHOUT LIMITATION OF EXISTING ACCESS RIGHTS
IN THE NAME AND FOR THE USE OF THE
CITY OF CUYAHOGA FALLS, SUMMIT COUNTY, OHIO**

Grantor/Owner, for himself and his heirs, executors, administrators, successors and assigns, reserves all existing rights of ingress and egress to and from any residual area (as used herein, the expression "Grantor/Owner" includes the plural, and words in the masculine include the feminine or neuter).

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Summit, Original Northampton Township, Lot 39, City of Cuyahoga Falls and being part of a tract conveyed to S.F. Limited Partnership, as recorded in Official Record 2254, Page 395 of said county records and bounded and described as follows:

COMMENCING at a 1 inch rebar (found) inside of a monument box at the intersection of the centerline of right of way of Portage Trail Extension West (C.R. 43) and the centerline of right of way of Northampton Road, at Portage Trail Extension station 500+00.00 and Northampton Road station 10+00.00;

Thence on the centerline of right of way of Northampton Road, **South 00 degrees 27 minutes 40 seconds West**, a distance of **44.68 feet** to a point at Northampton Road station 9+55.32;

Thence **North 89 degrees 32 minutes 20 seconds East**, a distance of **26.35 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", on the east existing right of way of Northampton Road and the Grantor's west line, 26.35 feet right of Northampton Road station 9+55.32, 50.00 feet right of Portage Trail Extension station 500+13.78 and the **POINT OF BEGINNING**;

Thence on the east existing right of way of Northampton Road and the Grantor's west line, **Northeasterly**, an arc distance of **37.06 feet** on the arc of a curve deflecting to the right, having a central angle of **53 degrees 04 minutes 29 seconds**, a radius of **40.00 feet** and a chord that bears **North 40 degrees 58 minutes 09 seconds East**, a distance of **35.75 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 50.00 feet right of Portage Trail Extension station 9+82.13 and 30.29 feet right of Northampton Road station 9+82.13;

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Thence through the Grantor's lands, **South 00 degrees 27 minutes 40 seconds East**, a distance of **20.41 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 50.00 feet right of Portage Trail Extension station 500+38.29;

Thence continuing through the Grantor's lands, **South 74 degrees 25 minutes 23 seconds West**, a distance of **24.50 feet** to the **Point of Beginning**, containing 0.008 acres, of which the present road occupies 0.000 acres, and being part of Summit County Auditor's Parcel Number 35-00708.

The bearings for this description are based on Grid North, of the Ohio State Plane Coordinate System, North Zone, NAD83(2011).

This description was prepared and reviewed under the supervision of Steven L. Mullaney, Professional Surveyor No. 7900 from an actual field survey conducted for the Ohio Department of Transportation, in August, 2019.



Glaus, Pyle, Schomer, Burns, & DeHaven, Inc.
dba GPD Group

A handwritten signature in black ink, appearing to read "Steven L. Mullaney".

05/19/2022

Steven L. Mullaney, P.S.
Ohio Professional Surveyor No. 7900

EXHIBIT A

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Ver. Date 02/22/2021

PID 108084

**PARCEL 31-T
SUM-PORTAGE TRAIL EXT.
TEMPORARY EASEMENT FOR THE PURPOSE OF
PERFORMING THE WORK NECESSARY TO
PERFORM GRADING
FOR 24 MONTHS FROM DATE OF ENTRY BY THE
CITY OF CUYAHOGA FALLS, SUMMIT COUNTY, OHIO**

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Summit, Original Northampton Township, Lot 39, City of Cuyahoga Falls and being part of a tract conveyed to S.F. Limited Partnership, as recorded in Official Record 2254, Page 395 of said county records and bounded and described as follows:

BEGINNING at a 5/8 inch rebar (set), with cap stamped "GPD", on the east existing right of way of Northampton Road and the Grantor's west line, 26.35 feet right of Northampton Road station 9+55.32, 50.00 feet right of Portage Trail Extension station 500+13.78;

Thence through the Grantor's lands, **North 74 degrees 25 minutes 23 seconds East**, a distance of **24.50 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 50.00 feet right of Portage Trail Extension station 500+38.29;

Thence continuing through the Grantor's lands, **North 00 degrees 27 minutes 40 seconds West**, a distance of **20.41 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", on the south existing right of way Portage Trail Extension West and the Grantor's north line, 50.00 feet right of Northampton station 9+82.13 and 30.29 feet right of Portage Trail Extension station 500+43.61;

Thence on the south existing right of way of Portage Trail Extension West and the Grantor's north line, **Northeasterly**, an arc distance of **4.83 feet** on the arc of a curve deflecting to the right, having a central angle of **06 degrees 55 minutes 00 seconds**, a radius of **40.00 feet** and a chord that bears **North 70 degrees 57 minutes 54 seconds East**, a distance of **4.83 feet** to a point 30.00 feet right of Portage Trail Extension station 500+48.43;

Thence continuing on the south existing right of way of Portage Trail Extension West and the Grantor's north line, **North 74 degrees 25 minutes 23 seconds East**, a distance of **5.54 feet** to a point 30.00 feet right of Portage Trail Extension station 500+53.97;

Thence through the Grantor's lands, **South 06 degrees 35 minutes 17 seconds West**, a distance of **27.71 feet** to a point 55.67 feet right of Portage Trail Extension station 500+43.51;

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Thence continuing through the Grantor's lands, **South 68 degrees 56 minutes 02 seconds West**, a distance of **33.67 feet** to a point on the east existing right of way of Northampton Road and the Grantor's west line, 25.00 feet right of Northampton Road station 9+45.75;

Thence on the east existing right of way of Northampton Road and the Grantor's west line, **Northeasterly**, an arc distance of **9.69 feet** on the arc of a curve deflecting to the right, having a central angle of **13 degrees 52 minutes 25 seconds**, a radius of **40.00 feet** and a chord that bears **North 07 degrees 31 minutes 56 seconds East**, a distance of **9.66 feet** to the **Point of Beginning**, containing 0.010 acres, of which the present road occupies 0.000 acres, and being part of Summit County Auditor's Parcel Number 35-00708.

The bearings for this description are based on Grid North, of the Ohio State Plane Coordinate System, North Zone, NAD83(2011).

This description was prepared and reviewed under the supervision of Steven L. Mullaney, Professional Surveyor No. 7900 from an actual field survey conducted for the Ohio Department of Transportation, in August, 2019.



Glaus, Pyle, Schomer, Burns, & DeHaven, Inc.
dba GPD Group


 05/19/2022
Steven L. Mullaney, P.S.
Ohio Professional Surveyor No. 7900

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Ver. Date 02/21/2021

PID 108084

**PARCEL 32-WD
SUM-PORTAGE TRAIL EXT.
ALL RIGHT, TITLE AND INTEREST IN FEE SIMPLE
IN THE FOLLOWING DESCRIBED PROPERTY
WITHOUT LIMITATION OF EXISTING ACCESS RIGHTS
IN THE NAME AND FOR THE USE OF THE
CITY OF CUYAHOGA FALLS, SUMMIT COUNTY, OHIO**

Grantor/Owner, for himself and his heirs, executors, administrators, successors and assigns, reserves all existing rights of ingress and egress to and from any residual area (as used herein, the expression "Grantor/Owner" includes the plural, and words in the masculine include the feminine or neuter).

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Summit, Original Northampton Township, Lot 39, City of Cuyahoga Falls and being part of a tract conveyed to Joseph P. Procaccio, Joanne M. Mangen, Vincent G. Procaccio, Teresa A. Arrington and Patrick A. Procaccio, as recorded in Auditor's File Number 56470016 of said county records and bounded and described as follows:

COMMENCING at a 1 inch rebar (found) inside of a monument box at the intersection of the centerline of right of way of Portage Trail Extension West (C.R. 43) and the centerline of right of way of Northampton Road, at Portage Trail Extension station 500+00.00 and Northampton Road station 10+00.00;

Thence on the centerline of right of way of Northampton Road, **North 00 degrees 27 minutes 40 seconds East**, a distance of **68.95 feet** to a point at Northampton Road station 10+68.95;

Thence **North 89 degrees 32 minutes 20 seconds East**, a distance of **27.25 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", on the east existing right of way of Northampton Road and the Grantor's west line, 27.25 feet right of Northampton Road station 10+68.95, 59.46 feet left of Portage Trail Extension station 500+44.29 and the **POINT OF BEGINNING**;

Thence through the Grantor's lands, **South 83 degrees 27 minutes 20 seconds East**, a distance of **34.29 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 46.55 feet left of Portage Trail Extension station 500+76.06;

Thence continuing through the Grantor's lands, **South 15 degrees 34 minutes 37 seconds East**, a distance of **13.71 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", on the north existing right of

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way of Portage Trail Extension West and the Grantor's south line, 32.84 feet left of Portage Trail Extension station 500+76.06;

Thence on the north existing right of way of Portage Trail Extension West and the Grantor's south line, **Southwesterly**, an arc distance of **5.37 feet** on the arc of a curve deflecting to the right, having a central angle of **00 degrees 33 minutes 37 seconds**, a radius of **549.32 feet** and a chord that bears **South 80 degrees 31 minutes 40 seconds West**, a distance of **5.37 feet** to the Grantor's southwest corner, on the east existing right of way of Northampton Road, 59.56 feet left of Northampton Road station 10+50.70, 33.41 feet left of Portage Trail Extension station 500+70.72;

Thence on the east existing right of way of Northampton Road and the Grantor's west line, **Northwesterly**, an arc distance of **40.01 feet**, on the arc of a curve deflecting to the right, having a central angle of **76 degrees 24 minutes 21 seconds**, a radius of **30.00 feet** and a chord that bears **North 60 degrees 59 minutes 21 seconds West**, a distance of **37.11 feet** to the **Point of Beginning**, containing 0.003 acres, of which the present road occupies 0.000 acres, and being part of Summit County Auditor's Parcel Number 35-01852.

The bearings for this description are based on Grid North, of the Ohio State Plane Coordinate System, North Zone, NAD83(2011).

This description was prepared and reviewed under the supervision of Steven L. Mullaney, Professional Surveyor No. 7900 from an actual field survey conducted for the Ohio Department of Transportation, in August, 2019.



Glaus, Pyle, Schomer, Burns, & DeHaven, Inc.
dba GPD Group

A handwritten signature in cursive script, appearing to read "Steven L. Mullaney", written over a horizontal line.

05/19/2022

Steven L. Mullaney, P.S.
Ohio Professional Surveyor No. 7900

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Ver. Date 02/22/2021

PID 108084

**PARCEL 32-T
SUM-PORTAGE TRAIL EXT.
TEMPORARY EASEMENT FOR THE PURPOSE OF
PERFORMING THE WORK NECESSARY TO
PERFORM GRADING
FOR 24 MONTHS FROM DATE OF ENTRY BY THE
CITY OF CUYAHOGA FALLS, SUMMIT COUNTY, OHIO**

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Summit, Original Northampton Township, Lot 39, City of Cuyahoga Falls and being part of a tract conveyed to Joseph P. Procaccio, Joanne M. Mangen, Vincent G. Procaccio, Teresa A. Arrington and Patrick A. Procaccio, as recorded in Auditor's File Number 56470016 of said county records and bounded and described as follows:

BEGINNING at a 5/8 inch rebar (set), with cap stamped "GPD", on the east existing right of way of Northampton Road and the Grantor's west line, 27.25 feet right of Northampton Road station 10+68.95, 59.46 feet left of Portage Trail Extension station 500+44.29;

Thence on the east existing right of way of Northampton Road and the Grantor's west line, **Northwesterly**, an arc distance of **5.49 feet** on the arc of a curve deflecting to the right, having a central angle of **10 degrees 28 minutes 27 seconds**, a radius of **30.00 feet** and a chord that bears **North 17 degrees 32 minutes 57 seconds West**, a distance of **5.48 feet** to a point 25.64 feet right of Northampton Road station 10+74.19;

Thence through the Grantor's lands, **South 83 degrees 27 minutes 20 seconds East**, a distance of **41.53 feet** to a point 49.30 feet left of Portage Trail Extension station 500+82.57;

Thence continuing through the Grantor's lands, **South 15 degrees 34 minutes 37 seconds East**, a distance of **17.08 feet** to a point on the north existing right of way of Portage Trail Extension West and the Grantor's south line, 32.21 feet left of Portage Trail Extension station 500+82.57;

Thence on the north existing right of way of Portage Trail Extension West and the Grantor's south line, **Southwesterly**, an arc distance of **6.55 feet**, on the arc of a curve deflecting to the right, having a central angle of **00 degrees 40 minutes 58 seconds**, a radius of **549.32 feet** and a chord that bears **South 79 degrees 54 minutes 23 seconds West**, a distance of **6.54 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 32.84 feet left of Portage Trail Extension station 500+76.06;

Thence through the Grantor's lands, **North 15 degrees 34 minutes 37 seconds West**, a distance of **13.71 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", 46.55 feet left of Portage Trail Extension station 500+76.06;

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Thence continuing through the Grantor's lands, **North 83 degrees 27 minutes 20 seconds West**, a distance of **34.29 feet** to the **Point of Beginning**, containing 0.007 acres, of which the present road occupies 0.000 acres, and being part of Summit County Auditor's Parcel Number 35-01852.

The bearings for this description are based on Grid North, of the Ohio State Plane Coordinate System, North Zone, NAD83(2011).

This description was prepared and reviewed under the supervision of Steven L. Mullaney, Professional Surveyor No. 7900 from an actual field survey conducted for the Ohio Department of Transportation, in August, 2019.



Glaus, Pyle, Schomer, Burns, & DeHaven, Inc.
dba GPD Group


 05/19/2022
Steven L. Mullaney, P.S.
Ohio Professional Surveyor No. 7900

EXHIBIT A

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Ver. Date 05/02/2022

PID 108084

**PARCEL 33-T
SUM-PORTAGE TRAIL EXT.
TEMPORARY EASEMENT FOR THE PURPOSE OF
PERFORMING THE WORK NECESSARY TO
PERFORM GRADING & DRIVE CONSTRUCTION
FOR 24 MONTHS FROM DATE OF ENTRY BY THE
CITY OF CUYAHOGA FALLS, SUMMIT COUNTY, OHIO**

[Surveyor's description of the premises follows]

Situated in the State of Ohio, County of Summit, Original Northampton Township, Lot 28, City of Cuyahoga Falls and being part of lands conveyed to Blue Falls Real Estate Company, Inc., an Ohio Corporation, as recorded in Auditor's File Number 56609949 of said county records and bounded and described as follows:

BEGINNING on the north existing right of way of Portage Trail Extension West (C.R. 43), 40.00 feet left of station 156+35.00;

Thence through the Grantor's lands, the following five (5) courses:

1. **North 39 degrees 06 minutes 55 seconds West**, a distance of **20.00 feet** to a point 60.00 feet left of station 156+35.00;
2. **North 50 degrees 53 minutes 05 seconds East**, a distance of **40.00 feet** to a point 60.00 feet left of station 156+75.00;
3. **North 77 degrees 26 minutes 59 seconds East**, a distance of **11.18 feet** to a point 55.00 feet left of station 156+85.00;
4. **North 50 degrees 53 minutes 05 seconds East**, a distance of **80.00 feet** to a point 55.00 feet left of station 157+65.00;
5. **North 77 degrees 56 minutes 14 seconds East**, a distance of **32.98 feet** to a 5/8 inch rebar (set), with cap stamped "GPD", at the Grantor's southeast corner, on the north existing right of way of Portage Trail Extension West (C.R. 43), 40.00 feet left of station 157+94.37;

Thence on the north existing right of way of Portage Trail Extension West (C.R. 43), **South 50 degrees 53 minutes 05 seconds West**, a distance of **159.37 feet** to the **Point of Beginning**, containing 0.055 acres, of which the present road occupies 0.000 acres, and being part of Summit County Auditor's Parcel Number 35-06955.

The bearings for this description are based on Grid North, of the Ohio State Plane Coordinate System, North Zone, NAD83(2011).

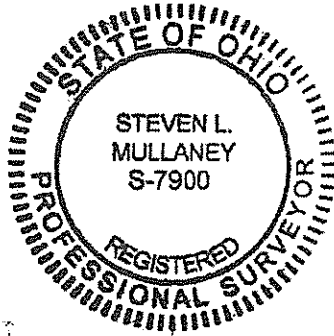
EXHIBIT A

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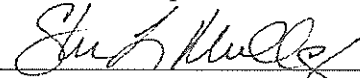
LPA RX 887 T

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This description was prepared and reviewed under the supervision of Steven L. Mullaney, Professional Surveyor No. 7900 from an actual field survey conducted for the Ohio Department of Transportation, in August, 2019.



Glaus, Pyle, Schomer, Burns, & DeHaven, Inc.
dba GPD Group

 05/19/2022

Steven L. Mullaney, P.S.
Ohio Professional Surveyor No. 7900

2
3 CITY OF CUYAHOGA FALLS, OHIO

4
5 ORDINANCE NO. - 2022

6
7 AN ORDINANCE AMENDING CHAPTER 1371 OF THE CITY
8 OF CUYAHOGA FALLS CODIFIED ORDINANCES, RELATING
9 TO THE BOCA NATIONAL PROPERTY MAINTENANCE CODE,
10 AND DECLARING AN EMERGENCY.

11
12 WHEREAS, in 1999, City Council adopted the 1996 edition of the BOCA National
13 Property Maintenance Code ("the Code"); and

14
15 WHEREAS, the Code has been modified and changed its name to the International
16 Property Maintenance Code in the years since it was initially adopted; and

17
18 WHEREAS, it is necessary to update the Codified Ordinances to reflect these changes.

19
20 NOW, THEREFORE, BE IT ORDAINED by the Council of the City of Cuyahoga Falls,
21 County of Summit and State of Ohio, that:

22
23 Section 1. Chapter 1371 of the Codified Ordinances of the City of Cuyahoga Falls is
24 hereby amended to read in full as follows (new text double underlined; deleted text in
25 ~~strikethrough~~):

26
27 CHAPTER 1371

28
29 BOCA NATIONAL INTERNATIONAL PROPERTY MAINTENANCE CODE

30
31 1371.01 ~~1996~~ INTERNATIONAL PROPERTY MAINTENANCE CODE

32 ADOPTED

33
34 The ~~BOCA National~~ International Property Maintenance Code, ~~1996 Edition~~,
35 (referred to herein as the Code) a copy of which is on file in the office of the
36 Clerk of Council, is hereby adopted by reference as though fully rewritten
37 herein, subject to the modifications set out in this chapter.

38
39 Section 2. Any other ordinances and resolutions or portions of ordinances and
40 resolutions inconsistent herewith are hereby repealed, but any ordinances and
41 resolutions or portions of ordinances and resolutions not inconsistent herewith and which
42 have not previously been repealed are hereby ratified and confirmed.

43
44 Section 3. It is found and determined that all formal actions of this Council concerning
45 and relating to the adoption of this ordinance were adopted in an open meeting of this
46 Council and that all deliberations of this Council and of any of its committees that
47 resulted in such formal action were in meetings open to the public, in compliance with all
48 legal requirements including, to the extent applicable, including Chapter 107 of the
49 Codified Ordinances.

50 Section 4. This ordinance is hereby declared to be an emergency measure necessary
51 for the preservation of the public peace, health, safety, convenience and welfare of the
52 City of Cuyahoga Falls and the inhabitants thereof, and provided it receives the
53 affirmative vote of two thirds of the members elected or appointed to Council, it shall take
54 effect and be in force immediately upon its passage and approval by the Mayor; otherwise
55 it shall take effect and be in force at the earliest period allowed by law.

56

57

58 Passed: _____

President of Council

59

60

61

62

63

Clerk of Council

64

65

66 Approved: _____

Mayor

67

68 5/23/22

69 \\CF-FILE01\ldpublic\Council\2022ords\05-23-22\Property Maintenance Code Update

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