

CITY OF OBERLIN, OHIO

ORDINANCE NO. 26-17 AC CMS

AN ORDINANCE AUTHORIZING THE CITY MANAGER TO EXECUTE AN AGREEMENT WITH THE OBERLIN CITY SCHOOL DISTRICT BOARD OF EDUCATION GRANTING AN EASEMENT ON LORAIN COUNTY AUDITOR’S PERMANENT PARCEL NO. 09-00-076-104-043 FOR THE INSTALLATION OF INFORMATIONAL SIGNAGE RELATING TO THE OBERLIN ELEMENTARY SCHOOL

WHEREAS, the City of Oberlin is the owner of real property located on the East side of North Park Street and abutting East Lorain Street, in Oberlin, having been assigned Lorain County Auditor’s Permanent Parcel No. 09-00-076-104-043, (“City Parcel”); and

WHEREAS, The Oberlin City School District Board of Education is the owner of public school facilities, including an Elementary School located at 120 North Park Street, In Oberlin; and

WHEREAS, North Park Street is a means of public access to the public school facilities owned by the District; and

WHEREAS, The District desires to acquire from Grantor, an easement on the City Parcel for the installation and maintenance of promotional signage depicting the name of the public school facilities and other information relating thereto.

NOW THEREFORE, be it ordained by the Council of the City of Oberlin, County of Lorain, State of Ohio:

SECTION 1: That the City Manager is hereby authorized and directed to enter into Agreement for Grant of Signage Easement, (“Agreement”) on the real property owned by the City being Lorain County Auditor’s Permanent Parcel No. 09-00-076-104-043 substantially in the form attached hereto as **Exhibit A**, and to execute all such other instruments as may be necessary or convenient to grant said easement pursuant to the terms of the Agreement.

SECTION 2. It is hereby found and determined that all formal actions of this Council concerning or relating to the adoption of this Ordinance were adopted in an open meeting of this Council and that all deliberations of this Council and any of its committees that resulted in such formal action were in meetings open to the public in compliance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

SECTION 3. That this Ordinance shall take effect on the earliest date allowed by law.

PASSED: 1st Reading: March 2, 2026
 2nd Reading: _____
 3rd Reading: _____

ATTEST:



BELINDA B. ANDERSON, MMC
CLERK OF COUNCIL

POSTED: 03/03/2026



EBONI A. JOHNSON
PRESIDENT OF COUNCIL

EFFECTIVE DATE: 04/01/2026

EXHIBIT A

AGREEMENT FOR GRANT OF SIGNAGE EASEMENT

This Agreement for Grant of Signage Easement (“Grant of Easement”) is made by and between the City of Oberlin, Ohio, an Ohio chartered municipal corporation and political subdivision organized pursuant to the Constitution and laws of the State of Ohio (“Grantor”), and the Board of Education of the Oberlin City School District, an Ohio public school district and political subdivision duly organized and existing under and by virtue of the Constitution and laws of the State of Ohio (“Grantee”).

RECITALS

WHEREAS, Grantor is the owner of real property located on the East side of North Park Street, Oberlin, OH 44074, having been assigned Lorain County Auditor’s Permanent Parcel No. 0900076104061 and more particularly described on Exhibit A attached hereto, (“Grantor’s Land”); and

WHEREAS, North Park Street is a means of public access to public school facilities owned and operated by Grantee (“Grantee’s Facilities”); and

WHEREAS, Grantee desires to acquire from Grantor, an easement for the installation and maintenance of promotional signage depicting the name of the Grantee’s Facilities and such other information relating thereto as determined by Grantee.

NOW THEREFORE, for good and valuable consideration, the sufficiency and receipt of which is hereby acknowledged, the parties hereto agree as follows:

1. Grant of Easement: Pursuant to the terms of this Grant of Easement, Grantor does hereby grant unto Grantee, its successors, and assigns a non-exclusive easement (hereinafter called the "Easement"), over and across a portion of Grantor’s Land.
2. Easement Area: The portion of the Grantor’s Land that is encumbered by the Easement (“Easement Area”) is depicted on Exhibit B attached hereto and incorporated herein.
3. Scope of Easement: The Easement shall be for the installation, maintenance, repair, removal, and replacement of signage to inform and promote Grantee’s Facilities and such other information related thereto as determined by the Grantee (“Signage”). The Grantor may continue to fully use and enjoy the Grantor’s Land provided that such use does not

unreasonably interfere with the exercise of the Grantee's right to use the Easement Area as contemplated herein.

- 4. Maintenance, Use, and Restrictions: In cooperation with Grantor, Grantee shall be responsible for the maintenance and upkeep of the Signage. The Grantee may do such things as are necessary and proper in the Grantee's judgment to exercise the Grantee's rights under this Grant of Easement, including but not limited to the removal of trees, vegetation, and the installation and maintenance of utility services to and serving the Easement Area and the Signage. Grantee shall not obstruct access to the remainder of Grantor's Land.
- 5. Term of Easement: The rights granted hereunder shall be co-terminus with the purpose for which the Grant of Easement is given and shall expire automatically upon the permanent removal of the signage without replacement by Grantee.
- 6. Easement to Run with the Land: This Grant of Easement shall run with the Grantor's Land and shall be binding upon and shall inure to the benefit of the Grantor and Grantee, their respective, successors, and assigns.

IN WITNESS WHEREOF, Grantor has executed this instrument this ____ day of _____, 2026.

CITY OF OBERLIN

By: _____
Greg Holcomb, City Manager

STATE OF OHIO)
) SS:
COUNTY OF LORAIN)

The foregoing instrument was acknowledged before me this ____ day of _____, 2026 by Greg Holcomb, City Manager for the City of Oberlin, a political subdivision, on behalf of the City.

Notary Public

[GRANTEE'S SIGNATURES TO FOLLOW]

ACCEPTANCE

The undersigned hereby consents to and accepts the within Grant of Easement and all obligations imposed thereby.

IN WITNESS WHEREOF, the undersigned have executed and delivered this Acceptance this ____ day of _____, 2026.

BOARD OF EDUCATION OF THE OBERLIN
CITY SCHOOL DISTRICT

By: _____
Jo-Anne Steggall, President

By: _____
Robert Rinehart, Treasurer

STATE OF OHIO)
) SS:
COUNTY OF LORAIN)

The foregoing instrument was acknowledged before me this ____ day of _____, 2026 by Jo-Anne Steggall, President and Robert Rinehart, Treasurer for the Board of Education of the Oberlin City School District, an Ohio public school district and political subdivision duly organized and existing under and by virtue of the Constitution and laws of the State of Ohio.

Notary Public

Prepared by Grantor.

EXHIBIT A

Remainder Legal Description for a portion of
Parcel Number: 09-00-076-104-043
0.1066 of an Acre (4,642.75 Sq. Ft.) as Surveyed

Situated in the City of Oberlin, County of Lorain, State of Ohio, and known as being part of Lot 119 in the Original Village Plat of Oberlin as recorded in Plat Volume 1, Page 20 and re-recorded in Plat Volume 5, Page 30 of the Lorain County Plat Records, also being part of Original Russia Township Lot Number 76, and known as being a portion of a parcel of land as originally described in a deed to the City of Oberlin as recorded in Instrument Number 2022-0864605 of the Lorain County Deed Records, and more particularly described as follows:

Beginning at the intersection of the centerline of North Park Street (f.k.a. Water Street) (40 feet wide) and the centerline of East Lorain Street (a.k.a. State Route 511) (Width Varies);

Thence North 01 degrees 04' 01" East, along the centerline of said North Park Street, a distance of 33.00 feet to a point;

Thence South 89 degrees 13' 46" East, along the extension of the northerly right-of-way line of said East Lorain Street and the northerly right-of-way line of said East Lorain Street, a distance of 40.00 feet to a 5/8-inch iron rebar with cap stamped "RAFTER A, LTD CORNER PIN" set, said point being the Principal Place of Beginning of land herein described;

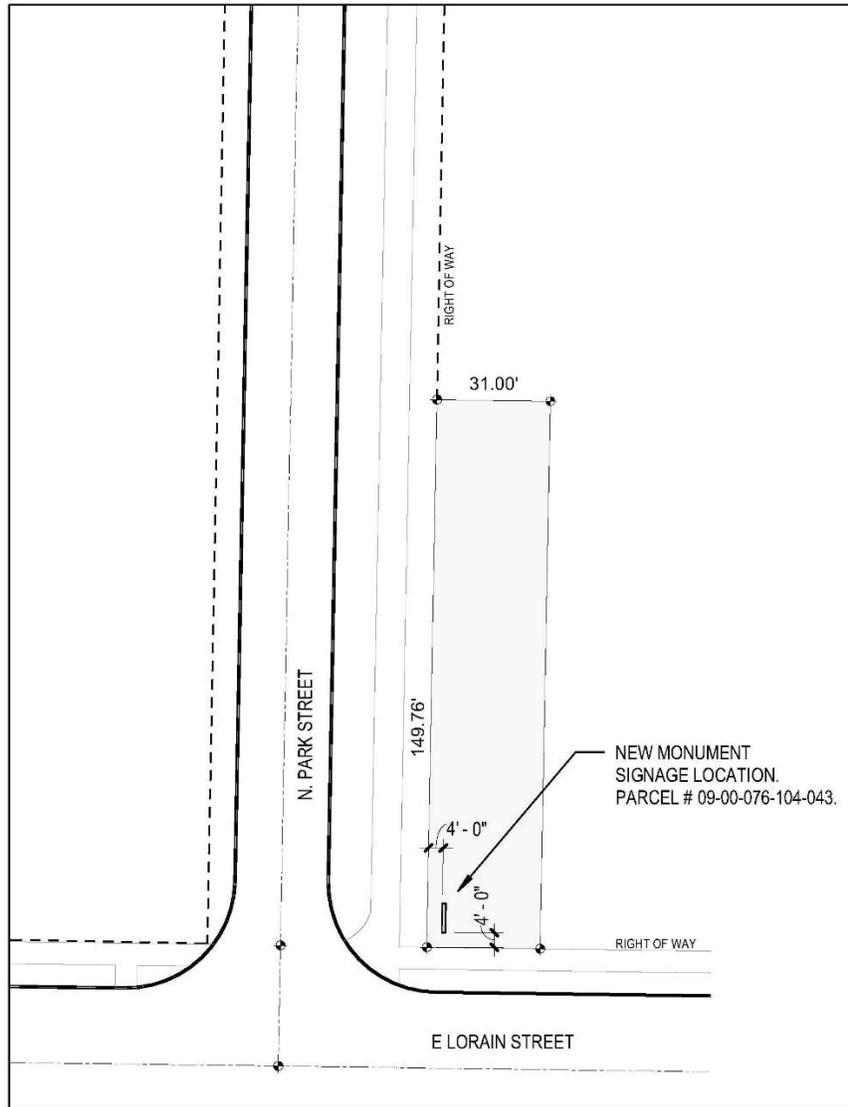
1. Thence North 01 degrees 04' 01" East, parallel with the existing easterly right-of-way line of said North Park Street, a distance of 149.76 feet to a 5/8-inch iron rebar with cap stamped "RAFTER A, LTD CORNER PIN" set in the southerly line of a parcel of land described in a deed to Oberlin College in Instrument Number 2003-0898455 (PPN 09-00-076-104-044) of the Lorain County Deed Records;
2. Thence South 89 degrees 13' 46" East, along the southerly property line of said Oberlin College parcel (PPN 09-00-076-104-044), a distance of 31.00 feet to a 5/8-inch iron rebar with cap stamped "RAFTER A, LTD CORNER PIN" set in the westerly line of a parcel of land described in a deed to Oberlin College in Instrument Number 2003-0898455 (PPN 09-00-076-104-015) of the Lorain County Deed Records;
3. Thence South 01 degrees 04' 01" West, parallel with the centerline of said North Park Street, along the westerly line of said Oberlin College parcel (PPN 09-00-076-104-015), a distance of 149.76 feet a 5/8-inch iron rebar with cap stamped "RAFTER A, LTD CORNER PIN" set in the northerly right-of-way line of said East Lorain Street;
4. Thence North 89 degrees 13' 46" West, along the northerly right-of-way line of said East Lorain Street, a distance of 31.00 feet to a point and the Principal Place of Beginning;

Remainder Legal Description for a portion of
Parcel Number: 09-00-076-104-043
0.1066 of an Acre (4,642.75 Sq. Ft.) as Surveyed

The land described contains 0.1066 of an Acre (4,642.75 Sq. Ft.) of land, all of which is subject to all legal roads, restrictions and easements of record. The basis of bearing is derived from a portion of the centerline of North Park Street which was assumed to be North 01 degrees 04' 01" East. This legal description is based upon an actual field survey performed by Rafter A, Ltd in October through January of 2021 and February of 2023.



EXHIBIT B



EASEMENT FOR NEW MOUNMENT SIGN FOR OBERLIN CITY SCHOOLS
1"=40'