

FIRST READING 09/10/2025
SECOND READING 09/24/2025
THIRD READING 10/08/2025

*CITY OF STRUTHERS
Ordinance*

NO. 25-073

AN ORDINANCE VACATING THE ALLEY LOCATED EAST OF S. BRIDGE STREET AND BETWEEN THE PROPERTIES LOCATED AT 126 S. BRIDGE STREET AND 130 S. BRIDGE STREET.

WHEREAS, § 723.05 of the Ohio Revised Code provides that, “[w]hen, in the opinion of the legislative authority, there is good cause for vacating or narrowing a street or alley, or any part thereof, and that such vacation or narrowing will not be detrimental to the general interest, it may, by ordinance and without petition therefor, vacate or narrow such street or alley or any part thereof”;

WHEREAS, the Planning Commission has recommended to Council that the City vacate an alley east of S. Bridge Street and located between 126 S. Bridge Street (Lot No. 2; Parcel No. 38-005-0-201.00-0) and 130 S. Bridge Street (Lot No. 6887; Parcel No. 38-005-0-202.01-0), which alley is approximately 25.5 feet wide and 112 feet long and identified in Exhibit “A” hereto (the “Alley”);

WHEREAS, this Council finds that the Alley serves no public interest and has never been improved or maintained for any public purpose and, thus, Council is of the opinion that there is good cause to vacate the Alley and that its vacation will not be detrimental to the general interest of the public;

WHEREAS, § 723.06 of the Ohio Revised Code provides that “[n]otice of the intention of the legislative authority of a municipal corporation to vacate any street, alley, avenue, or part thereof shall be given as provided in section 723.07 of the Revised Code, except when written consent to such vacation is filed with the legislative authority by the owners of the property abutting the part of the street or alley proposed to be vacated, in which case such notice shall not be required”;

WHEREAS, the abutting property owners of the Alley are Selah Management, LLC and Selah Management Company, LLC (the “Abutting Owners”); and

WHEREAS, the Abutting Owners have filed written consent to the vacation of the Alley with this Council.

NOW, THEREFORE, BE IT ORDAINED by the Council of the City of Struthers, Ohio, $\frac{3}{4}$'s of all members elected thereto concurring:

SECTION 1: The Alley is hereby vacated and shall revert to the Abutting Owners as required by the Ohio Revised Code, free of all claims and rights of others.

SECTION 2: The Abutting Owners shall bear their own costs associated with the recording of this Ordinance and/or any other related and/or necessary documents with the Recorder of Mahoning County, Ohio and/or any other agency where recording is necessary, including, but not limited to, the cost of any new survey, if required. Further, the Abutting Owners shall be responsible for drawing new deeds, and the cost thereof, to divide the Alley and to have the Alley included in the Abutting Owners’ current property.


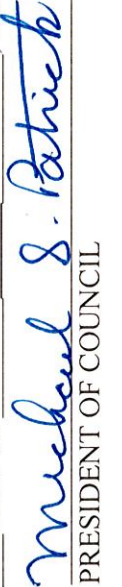
SECTION 3: Despite the transfer of the Alley, the City reserves all rights-of-way and easements, regardless of whether the right-of-way and/or easement were identified during Council’s consideration of this Ordinance.


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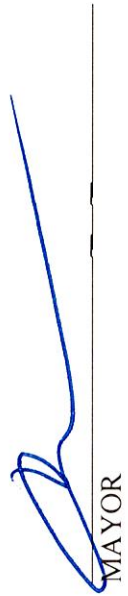
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SECTION 5: It is hereby found and determined that all formal actions of this Council concerning and relating to the adoption of this Ordinance were passed in an open meeting of this Council and that all deliberations of this Council and of any of its committees that resulted in such formal action were in meetings open to the public, in compliance with all legal requirements including § 121.22 of the Ohio Revised Code.

PASSED IN COUNCIL THIS 8th DAY OF October, 2025.

CLERK OF COUNCIL

PRESIDENT OF COUNCIL

FILED WITH THE MAYOR THIS 8th DAY OF October, 2025.

CLERK OF COUNCIL

APPROVED BY THE MAYOR THIS 8th DAY OF October, 2025.

MAYOR

POSTED ON STRUTHERS CITY WEBSITE & STRUTHERS SOCIAL MEDIA

DATE: October 10, 2025

CLERK OF COUNCIL

September 4, 2025

Dear Struthers Administration and City Council,

Subject: Acknowledgment of Alleyway Vacation

I am writing to formally acknowledge the vacation process for the alleyway adjacent to my properties located as parcels 38-005-0-202.11-0 and 38-005-0-201.00-0. I am aware that I will be the owner of the vacated alley as per the approved ordinance and corresponding legal procedures.

I will ensure that any future development or use of the newly acquired property complies with all applicable zoning ordinances, building codes, and city regulations. Should you have any questions feel free to contact me directly at 330-881-0980.

I appreciate your cooperation throughout the process and look forward to the continued investment in our community.

Sincerely,

A handwritten signature in blue ink, appearing to read 'BP', with a long horizontal flourish extending to the right.

Brian Palumbo
Selah Management