

DIVISION OF TAXATION & TREASURY

March 19, 2026

BOARD OF REVISION MEETING

Thursday, March 19, 2026

10:00 A.M

Resolution No. 465-25, Declaring the intent to vacate the twenty-five (25) foot wide alley located behind 2024 Champlain Street, located in the City of Toledo, Lucas County, Ohio; and declaring an emergency.

FOR A RESUME OF THE PROPOSED VACATIONS SEE PLAN COMMISSION LETTER DATED December 5, 2025.

COST OF LAND	\$ 1,711.25
REQUIRED WORK	\$ 250.00
ENGINEERING COST	\$ 75.00
RECORDING FEE	\$ 100.00
TOTAL	\$ 2,136.25

Applicant(s): YUVAL AYALON

CITY OF TOLEDO, OHIO

DIVISION OF TAXATION AND TREASURY

March 19, 2026

TO: Julie Gibbons, Esq., Clerk of Council

THRU: Melanie Campbell, Director of Finance

FROM: Roberto Martinez II, Administrative Officer

SUBJECT: Declaring the intent to vacate the twenty-five (25) foot wide alley located behind 2024 Champlain Street, located in the City of Toledo, Lucas County, Ohio; and declaring an emergency. (Resolution No.465-25)

A request has been made for information about square footage values of land adjacent to the proposed vacation. The same requested material is to be used for comparative purposes in determining the value to be placed on the area for which vacation has been asked. The totals and comparisons are compiled as follows:

		<u>ASSESSED VALUE</u>	<u>SQUARE FOOTAGE</u>
<u>NICHOLS 2ND ADDN BLK 159</u>			
11-04861	LOT 9 & ALL THAT P T VAC CHAMPLAIN ST LYING SELY RELOCATED CHAMPLAIN S T	\$ 2,170	6,000
11-04864	LOT 10 & ALL THAT PT VAC CHAMPLAIN ST LYING SELY RELOCATED CHAMPLAIN S T	\$ 2,140	6,000
11-04867	LOT 11 & ALL THAT PT VAC CHAMPLAIN ST LYING SELY RELOCATED CHAMPLAIN S T	\$ 2,140	6,000
11-04871	LOT 12 & ALL THAT PT VAC CHAMPLAIN ST LYING SELY RELOCATED CHAMPLAIN S T	\$ 1,510	6,000
11-04874	LOT 13 & ALL THAT PT VAC CHAMPLAIN ST LYING SELY RELOCATED CHAMPLAIN S T	\$ 2,280	6,000
11-04877	LOT 14 & ALL THAT PT VAC CHAMPLAIN ST LYING SELY RELOCATED CHAMPLAIN S T	\$ 2,210	4,200
11-04931	LOT 28	\$ 350	4,200
11-04927	LOT 27	\$ 3,080	4,200
11-04924	LOT 26	\$ 1,650	4,200
11-04921	LOT 25	\$ 1,720	4,200
11-04917	LOT 24	\$ 1,370	4,200
11-04914	LOT 23	\$ 1,370	4,200
PARCEL TOTALS		\$ 21,990	59,400

Total area to be vacated	=	4,625	Square feet
$\$21,990/59,400 = 0.37$	= \$	0.37	Per square foot
$4,500 \times \$0.37$	= \$	1,711.25	
Required Work	\$	250.00	
Engineering Cost	= \$	75.00	
Recording Fee	= \$	100.00	
TOTAL	\$	<u>2,136.25</u>	

Applicant(s): YUVAL AYALON


 Roberto Martinez II
 Administrative Services Officer