

ORDINANCE NO. 12-02
CITY OF CENTERVILLE, OHIO

SPONSORED BY COUNCILMEMBER James E. Singer ON THE
16th DAY OF September, 2002.

AN ORDINANCE AMENDING ORDINANCE NUMBER
11-86 DATED JULY 21, 1986, THE ZONING
ORDINANCE BY REZONING 13.538 ACRES, MORE OR
LESS, FROM WASHINGTON TOWNSHIP PLANNED
DEVELOPMENT BUSINESS, TO CENTERVILLE B-2,
GENERAL BUSINESS.

Section 1. That the zoning map attached to Ordinance 11-86 passed on the 21st day of July, 1986, and as subsequently amended, be, and the same is hereby revised as follows:

By Changing the zoning of the following described property from Washington Township Planned Development Business classification to Centerville B-2, General Business classification:

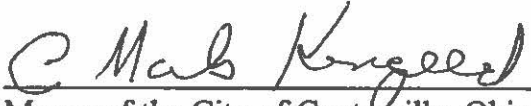
Situate in Section 26, Town 2, Range 6 M.Rs., Washington Township, Montgomery County, Ohio being all of the 3.174 acre (by deed) tract conveyed to Bob Evans Farms, Inc. by deed recorded in Microfiche Number 92-382D12, all of the 0.419 acre (by deed) tract conveyed to Patricia A. Wilson, Trustee by deed recorded in Microfiche Number 01-24B04, all of the 1.684 acre (by deed) tract conveyed to Everett E. Schafer dba 51 AB Co. by deed recorded in Microfiche Number 92-347D03, all of the 0.328 acre (by deed) tract conveyed to Everett E. Schafer dba 51 AB Co. by deed recorded in Microfiche Number 91-62B02, all references being to the Deed Records of Montgomery County, Ohio, being part of the land conveyed to the State of Ohio (Limited Access Right-of-Way for Interstate Route 675 and Alex-Bell Road) as shown on Ohio Department of Transportation Right-of-Way Plan MOT-675-3.51, the Centerline Survey Plat for Interstate Route 675 being shown on Plat Book 99, Page 28 of the Plat Records of said County and being a tract of land more particularly described as follows:

Beginning at the intersection of the new centerline of State Route 48 and the relocated centerline of Alex-Bell Road;
thence from said Point of Beginning S 05°02'02" W with the new centerline of State Route 48 a distance of 75.27 feet;
thence N 88°27'58" W a distance of 80.15 feet to the existing west right-of-way line of State Route 48;


thence N 89°26'12" W with the south right-of-way line of the relocated Alex-Bell Road a distance of 288.04 feet;
thence S 86°06'54" W continuing with the south right-of-way line of the relocated Alex-Bell Road a distance of 680.78 feet to the east limited access right-of-way line of Interstate Route 675 (Ramp "F");
thence N 50°36'09" W a distance of 209.01 feet;
thence N 10°04'31" E a distance of 131.49 feet to the south limited access right-of-way line of Interstate Route 675;
thence N 65°41'22" E with the south limited access right-of-way line of Interstate Route 675 a distance of 1001.39 feet to an angle point in said limited access right-of-way line;
thence S 88°27'31" E continuing with said south limited access right-of-way line a distance of 328.41 feet to the new centerline of State Route 48, said centerline also being an existing City of Centerville Corporation Line;
thence S 05°02'02" W with the new centerline of State Route 48 and the existing City of Centerville Corporation Line a distance of 551.55 feet to the Point of Beginning, containing 13.538 acres of land to be annexed to the City of Centerville, Ohio, including 3.172 acres of said Bob Evans Farms, Inc. tract, 0.419 acres of said Wilson, Trustee tract, 1.684 and 0.330 acres of said Everett E. Schafer dba 51 AB Co. tract and 7.933 acres of said State of Ohio land (the limited access right-of-way for Interstate Route 675 and Alex-Bell Road). This description prepared by McDougall Associates based on Montgomery County Tax Records and does not represent an actual field survey.

Section 2. This Ordinance shall become effective at the earliest date allowed by law.

PASSED this 16th day of September, 2002.


Deputy - Mayor of the City of Centerville, Ohio

ATTEST:


Clerk of Council, City of Centerville, Ohio

CERTIFICATE

The undersigned, Clerk of the Council of the City of Centerville, Ohio, hereby certifies that the foregoing is a true and correct copy of Ordinance Number 12-02, passed by the Council of the City of Centerville, Ohio, on the 16th day of September, 2002.

Marie Anne Savelle
Clerk of Council

Approved as to form, consistency with Ordinances, the Charter and Constitutional Provisions.

Department of Law
Robert N. Farquhar
Municipal Attorney