

ORDINANCE NO. 15-97  
CITY OF CENTERVILLE, OHIO

SPONSORED BY COUNCILMEMBER BROOKS COMPTON ON THE  
20<sup>TH</sup> DAY OF OCTOBER, 1997.

AN ORDINANCE AMENDING ORDINANCE NUMBER  
11-86 DATED JULY 21, 1986, THE ZONING  
ORDINANCE BY REZONING 8.222 ACRES MORE OR  
LESS, FROM WASHINGTON TOWNSHIP PUD-O  
CLASSIFICATION TO CENTERVILLE B-1  
CLASSIFICATION.

THE MUNICIPALITY OF CENTERVILLE HEREBY ORDAINS:

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

By changing the zoning of the following described property from Washington  
Township PUB-O classification to Centerville B-1 classification:

Situate in Section 29, Town 3, Range 5, M.R.s., Washington Township,  
Montgomery County, Ohio, being part of H.R. Office Park, recorded in Plat Book  
139, Page 9, and Lots 2 and 3 of H.R. Office Park, Section 2, recorded in P.B.  
155, Pg. 20 of the plat records of said County, and part of the land conveyed to  
H.R. Investments by deed recorded in Microfiche Number 90-97A11 of the deed  
records of said County, and being a tract of land more particularly described as  
follows:

Beginning at the northwest corner of said H.R. Office Park, said corner being on  
the existing corporation line of the City of Centerville, recorded in P.B. "UU",  
Pgs. 16-19, said corner also being 20.00 feet south of (measured at right angles)  
the centerline of Sheehan Road;

thence from said point of beginning N 84° 41'50" E with said corporation line a  
distance of 275.30 feet;

thence S 00° 28'20" W with the west right-of-way line of Dayton Lebanon Pike  
(State Route 48) and its northward extension (60.00 feet west of the centerline of  
said S.R. 48 measured at right angles) a distance of 409.77 feet to a point on the  
north line of said H.R. Investments tract;

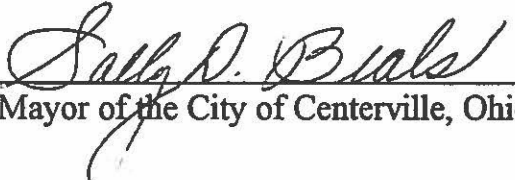
thence N 88° 26'19" E with said north line a distance of 30.02 feet to the existing  
west right-of-way line of said S.R. 48 (30.00 feet west of the centerline measured

at right angles);  
thence S 00° 28'20" W with said west right-of-way line a distance of 808.83 feet  
to a point on the south line of said H.R. Investments tract;  
thence S 84° 26'19" W with said south line a distance of 304.51 feet to the  
southwest corner of said tract;  
thence N 00° 25'16" E with the west line of said tract and plats a distance of  
1221.84 feet to the point of beginning, containing 8.222 acres of land.  
This description prepared by McDougall Associates based on information from  
Montgomery County Tax records and does not represent an actual survey.

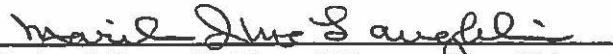
Section 2. That the zoning map of the City of Centerville, Ohio shall be revised  
to reflect this rezoning.

Section 3. This Ordinance shall become effective at the earliest date allowed by  
law.

PASSED this 20th day of OCTOBER, 1997.

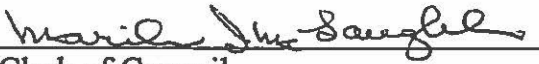
  
\_\_\_\_\_  
Mayor of the City of Centerville, Ohio

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 15-97,  
passed by the Council of the City of Centerville, Ohio, on the 20th day  
of OCTOBER, 1997.

  
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Clerk of Council

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

Department of Law  
Robert N. Farquhar  
Municipal Attorney