

ORDINANCE NO. 10-86

CITY OF CENTERVILLE, OHIO

SPONSORED BY COUNCILMAN Brooks Compton ON THE 2nd DAY
OF June, 1986.

AN ORDINANCE AMENDING ORDINANCE NUMBER 15
DATED DECEMBER 11, 1961, THE ZONING ORDINANCE
BY REZONING 46.25 ACRES MORE OR LESS, FROM
CENTERVILLE R.O.I. CLASSIFICATION TO
CENTERVILLE ENTRANCE CORRIDOR CLASSIFICATION.

THE MUNICIPALITY OF CENTERVILLE HEREBY ORDAINS;

Section 1. That the zoning map attached to Ordinance number 15,
passed on the 11th day of December, 1961, and as subsequently
amended, by, and the same hereby is revised as follows:

By changing the zoning of the following described
property from Centerville R.O.I. classification to Centerville
Entrance Corridor classification;

Located in Section 19, Town 2, Range 6,
M.R.S., City of Centerville, County of
Montgomery, State of Ohio and being a tract
of land described as follows:

Beginning at the southeast corner of
land conveyed to Pleasant Hill Swim Club,
Inc. by deed recorded in Microfiche No.
72161C01 in the Deed Records of Montgomery
County, Ohio;

thence with the east line of said
Pleasant Hill Swim Club, Inc. land and its
northward extension, said northward extension
being the east line of land conveyed to
Zengel Construction Company by deed recorded
in Book 2395, Page 673 in the Deed Records of
Montgomery County, Ohio and its northward
extension, North no degrees forty-five
minutes eight seconds (0° 45' 08") East for
two thousand five hundred sixty and 60/100
(2560.60) feet to an angle point in the west
line of Whispering Oaks Condominium, said
angle point being in the east line of land
conveyed to The Penn Central Corporation by
deed recorded in Microfiche No. 78 662B11 in
the Deed Records of Montgomery County, Ohio,
said angle point being also the south corner
of land conveyed to Barry C. Shade by deed
recorded in Microfiche No. 84-0546 C02 in the
Deed Records of Montgomery County, Ohio;

thence in a southeasterly Direction with
the west line of said Whispering Oaks
Condominium and the east line of said The
Penn Central Corporation land on a curve to
the left with a radius of one thousand
thirteen and 00/100 (1113.00) feet for one
hundred seventy-four and 47/100 (174.47)
feet;

thence still with said east line and
said west line on a tangent to said curve,
South thirty-five degrees four minutes
thirty-six seconds (35° 04' 36") East for
three hundred and 00/100 (300.00) feet;

thence still with said east line and
said west line in a southeasterly direction
on a curve to the right with a radius of one
thousand nine hundred forty-three and 00/100

(1943.00) feet for five hundred sixty-three and 50/100 (563.50) feet to the southwest corner of said Whispering Oaks Condominium, tangent to said curve at its point of beginning being the last-mentioned course; thence with the south line of said Whispering Oaks Condominium, South eighty-nine degrees fourteen minutes fifty-two seconds (89° 14' 52") East for six hundred eighteen and 14/100 (618.14) feet to a point in the west line of Clyo Road, said west line being forty-three and 00/100 (43.00) feet westwardly from and parallel to the centerline of Clyo Road as recorded in Book 110, Page 25 in the Plat Records of Montgomery County, Ohio;

thence with the west line of said Clyo Road, South no Degrees forty-five minutes eight seconds (0° 45' 08") West for one thousand two hundred seventy-seven and 06/100 (1277.06) feet to a point in the north line of land conveyed to Willard C. Nearing by deed recorded in Book 1845, Page 651 in the Deed Records of Montgomery County, Ohio;

thence with the north line of said Willard C. Nearing land and its westward extension, North eighty-nine degrees fourteen minutes fifty-two seconds (89° 14' 52") West for three hundred eighty-three and 96/100 (383.96) feet to a point in the east line of said The Penn Central Corporation Land;


thence with the east line of said The Penn Central Corporation Land, South eight degrees six minutes eighteen seconds (8° 06' 18") East for three hundred sixty-nine and 33/100 (369.33) feet to the northwest corner of land conveyed to Richard Fox, et al by deed recorded in Microfiche No. 83 030D10 in the Deed Records of Montgomery County, Ohio;

thence South eighty-eight degrees forty-five minutes eight seconds (88° 45' 08") West for eight hundred seventeen and 27/100 (817.27) feet to the point of beginning, containing forty-six and 25/100 (46.25) acres, more or less.

NOTE: The above-described land being three and 99/100 (3.99) acres, more or less, out of that land conveyed to The Penn Central Corporation by deed recorded in Microfiche No. 78 662B11 and forty-two and 26/100 (42.26) acres, more or less, out of that land conveyed to Marjorie L. Nearing by deed recorded in Book 1482, Page 166, both in the Deed Records of Montgomery County, Ohio.

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

PASSED THIS 2nd day of June, 1986.


Mayor of the City of Centerville, Ohio

ATTEST:

Constance J. Cooper, Acting Clerk
Clerk of Council
City of Centerville, Ohio

CERTIFICATE

The undersigned, Clerk of Council of the City of Centerville, Ohio, hereby certifies the foregoing to be a true and correct copy of Ordinance No. 10-86, passed by the Council of the City of Centerville, Ohio on the 2nd day of June, 1986.

Constance J. Cooper
Clerk of Council, Acting Clerk

Approved as to form, consistency,
with existing ordinances, the
charter & constitutional provisions,
Department of Law
Robert N. Farquhar
Municipal Attorney