

RECORD OF ORDINANCES

Ordinance No. 24-71

Passed 21st day of June, 19 71

ORDINANCE NO. 24-71

CITY OF CENTERVILLE, OHIO

AN ORDINANCE AMENDING ORDINANCE NO. 15 DATED DECEMBER 11, 1961, THE ZONING ORDINANCE BY RE-ZONING 26.716 ACRES, MORE OR LESS, FROM WASHINGTON TOWNSHIP R-4 CLASSIFICATION TO CENTERVILLE R-3, AND B-2 CLASSIFICATIONS.

THE MUNICIPALITY OF CENTERVILLE HEREBY ORDAINS:

Section 1. That the zoning map attached to Ordinance No. 15 passed on the 11th day of December, 1961, and as subsequently amended, be, and the same is, revised as follows:

By changing the zoning of the following described property from Washington Township R-4 Classification to Centerville R-3 Classification:

Located in Section 15, Town 2, Range 6 M.R.S., City of Centerville, Montgomery County, State of Ohio, described as follows:

Beginning at the intersection of the centerlines of Whipp Road and Wilmington Pike; thence southwestwardly with the centerline of Wilmington Pike and the City of Centerville corporation line, South two degrees fifteen minutes no seconds ($2^{\circ}15'00''$) West for a distance of one hundred seventy-two and 40/100 (172.40) feet; thence northwestwardly, North eighty-five degrees twenty-five minutes twenty seconds ($85^{\circ}25'20''$) West for a distance of one hundred twenty-five and 06/100 (125.06) feet; thence northeastwardly North two degrees fifteen minutes no seconds ($2^{\circ}15'00''$) East for a distance of one hundred seventy-two and 40/100 (172.40) feet to the centerline of Whipp Road; thence southeastwardly, South eighty-five degrees twenty-five minutes twenty seconds ($85^{\circ}25'20''$) East for a distance of one hundred twenty-five and 06/100 (125.06) feet to the point of beginning, containing no and 495/1000 (0.495) acres, more or less.

By changing the zoning of the following described property from Washington Township R-4 Classification to Centerville R-3 Classification:

Located in Section 15, Town 2, Range 6 M.R.S., City of Centerville, Montgomery County, State of Ohio, described as follows:

Beginning at the Southwest corner of Oak Creek Four, Section Five, as recorded in Plat Book 88, Page 59 in the Plat Records of Montgomery County, Ohio, thence southwestwardly with the City of Kettering corporation line and the City of Centerville corporation line, South two degrees fifteen minutes no seconds ($2^{\circ}15'00''$) West for a distance of five hundred sixty-two and 46/100 (562.46) feet to the true point of beginning; thence northeastwardly, North sixty-eight degrees eleven minutes thirty seconds ($68^{\circ}11'30''$) East for a distance of one hundred twenty-two and 65/100 (122.65) feet; thence northeastwardly, North forty-six degrees fifty-six minutes twenty seconds ($46^{\circ}56'20''$) East for a distance of seven hundred seventy-seven and 60/100 (777.60) feet; thence southeastwardly, South sixty degrees fifty-seven minutes twenty seconds ($60^{\circ}57'20''$) East for a distance of four hundred forty-nine and 66/100 (449.66) feet to the north right-of-way line for Proposed Interstate Route No. 675; thence southwestwardly with the north right-of-way line for Proposed Interstate Route No. 675, South fifty-three degrees one minute twenty-seven seconds ($53^{\circ}01'27''$) West for a distance of one hundred three and 17/100 (103.17) feet; thence southwestwardly, still with the north right-of-way line for Proposed Interstate Route 675, South sixty-one degrees twenty-nine minutes forty-five seconds ($61^{\circ}29'45''$) West for a distance of two hundred fifty and 39/100 (250.39) feet; thence, still with the north right-of-way line for Proposed Interstate Route No. 675, South sixty-four degrees thirty-eight minutes twenty-two seconds ($64^{\circ}38'22''$) West for a distance of five hundred eighty-five and 15/100

RECORD OF ORDINANCES

349

Ordinance No. 24-71 cont.

Passed

19

(585.15) feet; thence southwestwardly, still with the north right-of-way line for Proposed Interstate Route 675, South eighty-two degrees thirty-two minutes fifty-one seconds (82°32'51") West for a distance of two hundred forty-nine and 80/100 (249.80) feet to the City of Kettering corporation line and the City of Centerville corporation line; thence northeastwardly with the City of Kettering corporation line and the City of Centerville corporation line, North two degrees fifteen minutes no seconds (2°15'00") East for a distance of one hundred six and 58/100 (106.58) feet to the true point of beginning, containing six and 405/1000 (6.405) acres, more or less.

By changing the zoning of the following described two parcels of property from Washington Township R-4 Classification to Centerville B-2 Classification:

Located in Section 15, Town 2, Range 6 M.R.S., City of Centerville, Montgomery County, State of Ohio, described as follows:

Beginning at the intersection of the centerlines of Wilmington Pike and Whipp Road; thence southwestwardly with the City of Centerville corporation line and the centerline of Wilmington Pike, South two degrees fifteen minutes no seconds (2°15'00") West for a distance of one hundred seventy-two and 40/100 (172.40) feet to the true point of beginning; thence southwestwardly, still with the City of Centerville corporation line and the centerline of Wilmington Pike, South two degrees fifteen minutes no seconds (2°15'00") West for a distance of two hundred eighty-seven and 51/100 (287.51) feet; thence northwestwardly, North eighty-seven degrees forty-five minutes no seconds (87°45'00") West for a distance of thirty and 00/100 (30.00) feet; thence southwestwardly South twenty-one degrees thirty-two minutes twenty-four seconds (21°32'24") West for a distance of one hundred five and 95/100 (105.95) feet; thence southwestwardly, South two degrees fifteen minutes no seconds (2°15'00") West for a distance of three hundred and 00/100 (300.00) feet; thence South eight degrees forty minutes eight seconds (8°40'08") West for a distance of four hundred two and 52/100 (402.52) feet; thence South thirty-seven degrees twenty-eight minutes fifty-three seconds (37°28'53") West for a distance of two hundred forty-four and 10/100 (244.10) feet; thence southwestwardly, South fifty-three degrees one minute twenty-seven seconds (53°01'27") West for a distance of fifty and 00/100 (50.00) feet; thence northwestwardly, North sixty degrees fifty-seven minutes twenty seconds (60°57'20") West for a distance of four hundred forty-nine and 66/100 (449.66) feet; thence northeastwardly, North forty-six degrees fifty-six minutes twenty seconds (46°56'20") East for a distance of eight hundred four and 85/100 (804.85) feet; thence northeastwardly North two degrees fifteen minutes no seconds (2°15'00") East for a distance of five hundred forty-eight and 68/100 (548.68) feet; thence southeastwardly, South eighty-five degrees twenty-five minutes twenty seconds (85°25'20") East for a distance of one hundred twenty-five and 06/100 (125.06) feet to the true point of beginning, containing six and 825/1000 (6.825) acres, more or less; and

Located in Section 15, Town 2, Range 6 M.R.S., City of Centerville, Montgomery County, State of Ohio, described as follows:

Beginning at the southwest corner of Oak Creek Four, Section Five, as recorded in Plat Book 88, Page 59 in the Plat Records of Montgomery County, Ohio; thence southwestwardly with the City of Kettering corporation line and the City of Centerville corporation line; South two degrees fifteen minutes no seconds (2°15'00") West for a distance of one thousand thirty-four and 28/100 (1,034.28) feet to the true point of beginning and the south right-of-way^{line} of Proposed Interstate Route 675; thence northeastwardly with the south right-of-way line for Proposed Interstate Route 675, North eighty-one degrees three

RECORD OF ORDINANCES

Ordinance No. 24-71 cont.

Passed

19

minutes three seconds (81°03'03") East for a distance of two hundred thirty-four and 81/100 (234.81) feet; thence northeastwardly still with the south right-of-way line for Proposed Interstate Route 675, North eighty-five degrees twenty-eight minutes fourteen seconds (85°28'14") East for a distance of eight hundred ninety and 37/100 (890.37) feet; thence southeastwardly, South thirty-eight degrees thirty-three minutes one second (38°33'01") East for a distance of two hundred twenty-one and 78/100 (221.78) feet; thence southwestwardly, South two degrees fifteen minutes no seconds (2°15'00") West for a distance of one hundred eighty and 00/100 (180.00) feet; thence southeastwardly, South eleven degrees forty-seven minutes eleven seconds (11°47'11") East for a distance of one hundred three and 08/100 (103.08) feet; thence southwestwardly, South two degrees fifteen minutes no seconds (2°15'00") West for a distance of three hundred eighty-three and 28/100 (383.28) feet; thence northwestwardly, North seventy degrees fifty-seven minutes no seconds (70°57'00") West for a distance of two hundred eighty-five and 10/100 (285.10) feet; thence northwestwardly, North fifty-four degrees fifty-five minutes fifty seconds (54°55'50") West for a distance of eight hundred ninety and 48/100 (890.48) feet; thence northwestwardly, North eighty-five degrees thirty-two minutes fifty seconds (85°32'50") West for a distance of two hundred sixty-three and 73/100 (263.73) feet to the City of Centerville corporation line and the City of Kettering corporation line; thence northeastwardly with the City of Kettering corporation line and the City of Centerville corporation line, North two degrees fifteen minutes no seconds (2°15'00") East for a distance of one hundred five and 18/100 (105.18) feet to the true point of beginning containing twelve and 991/1000 (12.991) acres, more or less.

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

PASSED this 21st day of June, 1971.

/S/ Paul C. Hoy
Mayor of the City of Centerville

ATTEST:

/S/ Marilyn J. McLaughlin
Clerk of the Council of the
City of Centerville, Ohio

CERTIFICATE

The undersigned, Clerk of the Council of the City of Centerville, Ohio, hereby certifies the foregoing to be a true and correct copy of Ordinance No. 24-71, passed by the Council of the City of Centerville, Ohio, on the 21st day of June, 1971.

/S/ Marilyn J. McLaughlin
Clerk

Approved as to form, consistency with existing ordinances, the charter & constitutional provisions.

Department of Law
Robert N. Farquhar
Municipal Attorney