

RESOLUTION NO. 98-44

BE IT RESOLVED by the Township Trustees of Union Township, Butler County, Ohio that:

WHEREAS, by advertisement, a public hearing to amend the Union Township Zoning Resolution was held on September 8, 1998 on the application of Schumacher Dugan Construction, Inc. (10-98) to redistrict from R-PUD (Residential Planned Unit Development District) to M-2 (General Industrial District), for the following described property:

Situate in the State of Ohio, County of Butler, Township of Union, Section 4, Town 2, Range 2 and being more particularly described as follows:

Commencing at the southeast corner of Section 4 and being at the intersection of West Chester Road (formerly Rialto Road) and Beckett Road (formerly Mills Road); thence with the east line of Section 4; N 1°39'14" E, 2720.02 feet to an Iron Rod (found) in the intersection of Union Centre Boulevard (formerly East Beckett Road) and Beckett Road; thence continuing with the east line of Section 4, N 1°46'41" E, 1626.25 feet to a PK Nail (found) in the northeast corner of a 2.835 acre parcel owned by Union Township Board of Trustees as recorded in Official Record 6087, Page 1413; thence departing the Section line along the north line of said parcel, N 84°23'51" W, 435.00 feet to an Iron Pin (found) in the northeast corner of a 25.667 acres tract of SCI Development Services Inc. as recorded in Official Record 6165, Page 2322, said pin being the True Point of Beginning for the herein described parcel of land; thence with the north line of said tract, N 84°23'51" W, 387.83 feet to an Iron Pin (found) in the northeast corner of a 25.656 acre tract of land being part of the lands of Reynolds Farm, LLC as recorded in Official Record 5560, page 728; thence with the north line of said tract, N 84°23'51" W, 1176.47 feet to a stone (found) in the northwest corner of said tract, said stone also being the northeast corner of a tract of Reynolds Farm LLC as recorded in Official Record 6233, Pages 1076, 1080, 1084, 1088, and 1092; thence with the north line of said tract, N 84°23'51" W, 14.30 feet to a point; thence along new lines, N 5°36'09" E, 200.00 feet to a point; thence S 84°23'51" E, 1452.98 feet to a point; thence S 26°31'49" E, 236.18 feet to the true point of beginning, containing 6.960 acres, subject to all legal easements and restrictions of record.

Being a part of the lands of Planned Development Company as Grantor claims title by instrument in Deed Book 1685, page 1 as recorded in the Butler county Recorders Office.

WHEREAS, all those present for the hearing who wished to be heard voiced their opinions with respect thereto; and

WHEREAS, the Union Township Zoning Commission recommended approval (Resolution 98-26) of this district change from R-PUD to M-2 District; and

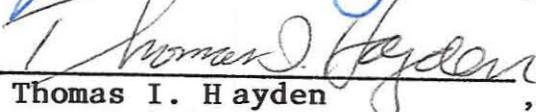
WHEREAS, said application was reviewed by the Board of Township Trustees and determined to be consistent with the Union Township Land Use Plan.

THEREFORE BE IT RESOLVED, that by a failure to achieve the unanimous vote necessary to overturn the decision of the Union Township Zoning Commission, the Board of Trustees does hereby approve the district change from R-PUD to M-2, for the aforesaid application.

Adopted the 22nd day of September, 1998



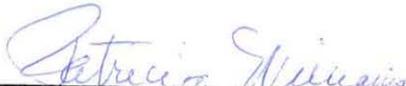
Jose Alvarez, Yes



Thomas I. Hayden, Yes



Catherine Stoker, Yes

Attest: 

Township Clerk