

RESOLUTION NO. 94-13

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*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 March 8, 1994, on the application of The Drees Company (12-93) to redistrict from R-1A (Suburban Residence District) to R-PUD (Residential Planned Unit Development District), the following described property:

Situated in Section 28, Town 3, Range 2, Union Township, Butler County, Ohio.

Property being a 39.30 acre tract further described as follows:

Beginning at a point found by measuring from the Southwest corner of Section 28, and along said Section line North 03°58'01" East, 3415.15 feet; thence, departing said section line South 87°59'30" East, 2797.66 feet to a point along the centerline of LeSourdsville-West Chester Road; thence, along said centerline, South 21°45'05" East, 354.26 feet; thence, South 39°13'09" East, 1048.98 feet; thence, departing said centerline South 45°23'26" West, 50.22 feet to the Point of Beginning;

thence from the true point of beginning thus found South 45°23'26" West, 47.66 feet;

thence North 45°06'15" West, 41.71 feet;

thence South 42°49'43" West, 527.03 feet;

thence South 48°01'19" West, 700.25 feet;

thence South 40°02'05" West, 802.79 feet;

thence North 87°50'26" West, 518.69 feet;

thence North 03°20'31" East, 816.21 feet;

thence South 87°35'14" East, 456.85 feet;

thence North 04°00'54" East, 1048.18 feet;

thence South 59°48'54" East, 484.62 feet;

thence along a curve to the left, having a radius of 280.00 feet, an arc length of 339.17 feet, (chord = North 85°28'58" East, 318.81 feet);

thence North 50°46'51" East, 16.20 feet;

thence along a curve to the right, having a radius of 284.00 feet, an arc length of 63.55 feet, (chord = North 57°11'29" East, 63.42 feet);

thence along a curve to the left, having a radius of 891.00 feet, an arc length of 312.79 feet, (chord = North 53°32'43" East, 311.18 feet);

thence along a curve to the right, having a radius of 15.00 feet, an arc length of 25.47 feet, (chord = South 87°51'55" East, 22.52 feet);

thence South 39°13'09" East, 512.81 feet to the point of beginning containing 39.30 acres of land and being subject to all easements and rights-of-way of record.

**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 on January 24, 1994, (Resolution 94-1) of this district change from R-1A to R-PUD; and

**WHEREAS**, said application was reviewed by the Board of Township Trustees with respect to consistency with the Union Township Land Use Plan.

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

**THEREFORE BE IT RESOLVED**, that the Board of Township Trustees, through unanimous vote, overturn the decision of the Union Township Zoning Commission, the Board of Trustees does hereby deny the district change from R-1A to R-PUD for the aforesaid application.

Adopted the 22nd day of \_\_\_\_\_ MARCH, 19 94

[Signature]

Catherine Stokes

[Signature]  
Township Trustees

Attest: [Signature]  
Township Clerk