

RESOLUTION NO. 92-50Z

BUTLER County, Ohio

Be It Resolved by the Township Trustees of Union Township, that

WHEREAS, by advertisement, a public hearing to amend the Union Township Zoning Resolution was held on July 14, 1992, on the application of Mark Sennet (Beckmark Inc.) to redistrict from R-2 (Single Family Residence) District to B-1 (Neighborhood Business) District, the following described property in Union Township, Butler County, Ohio:

Property to be redistricted by the proposed amendment is located at Parcel 38, West Chester Road, and is more particularly described as follows:

Situate lying and being in section 27, Town 3, Range 2, Union Township, Butler County, Ohio and being a portion of the property conveyed to Betty H. Weise by deed as recorded in deed Book 1008, Page 511, Butler County Recorder's Office and also being a portion of the property conveyed to Beckmark Inc. as recorded in Deed Book 1653, Page 60, Butler County Recorder's Office and being more particularly described as follows:

From a point at the northwesterly corner of a one acre parcel of land as conveyed to Samuel Miller by deed as recorded in Deed Book 14, Page 500, Butler County Recorder's Office, said point also being the intersection of the centerlines of West Chester Road and Cincinnati Dayton Road; thence North 87 deg. 15' East along the centerline of said West Chester Road a distance of 347.43 feet to the northeasterly corner of said Beckmark property and the Place of Beginning; said point also being the northwesterly corner of the property conveyed to Robert & Tamara Ward by deed as recorded in Deed Book 1365, page 926, Butler County Recorder's Office; thence south 2 deg. 11' 00" East along the westerly line of said Ward property a distance of 103.50 feet; thence south 3 deg. 08' 00" East, a distance of 91.24 feet to the northerly line of Stanley Honerlaw's property as recorded in Deed Book 607, Page 480, Butler County Recorder's Office; thence South 85 deg. 53' West along the said northerly line of Honerlaw, a distance of 15.72 feet to the southeasterly corner of the property conveyed to Clara Thompson by deed as recorded in Deed Book 963, Page 268, Butler County Recorder's Office; thence North 3 deg. 08' 00" West along the easterly line of said Thompson property a distance of 63.11 feet to said Thompson's northeasterly corner; thence South 87 deg. 15' 00" West along the northerly line of said Thompson property, a distance of 50.00 feet; thence North 3 deg. 08' 00" West, a distance of 132.00 feet to the centerline of West Chester Road; thence North 87 deg. 15' 00" East, along the said centerline of West Chester Road, a distance of 67.43 feet to the Place of Beginning and containing 0.2239 acres of land and subject to highway and utility easements of record.

Adopted the 11th day of August 19 92

[Signature]

Attest: Township Clerk.

[Signature]

[Signature] Township Trustees

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Be It Resolved by the Township Trustees of Union Township, that

WHEREAS, the Union Township Zoning Commission recommended approval and the Butler County Planning Commission recommended approval of a district change from R-2 to B-1 District; and

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

WHEREAS, said application was reviewed by the Trustees with respect to the potential land use of this area.

THEREFORE BE IT RESOLVED, that by unanimous vote, the Board of Trustees does hereby approve the district change from R-2 to B-1 for the aforesaid application.

Adopted the 11th day of August 19 92

Attest: Patricia Williams Township Clerk.

Signatures of Gary S. Bates, [unclear], and [unclear] Township Trustees