

RESOLUTION NO.30-90-Z.....

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 September 4, 1990, on the application of Munafo Seven Inc. to redistrict from A-1 (Agricultural District) to B-3 (General Business District) the following described property in Union Township, Butler County, Ohio:

Situated and being in Section 4, Town 2, Range 2, Union Township, Butler County, Ohio, being part of a 28.504 acre tract of land belonging to Munafo Seven, Inc. and being a tract of land to be rezoned from existing A-1 to B-3 zoning further described as follows:

Begin at a point found by measuring from the Southwest corner of said Section 4, South 85 degrees 45' 58" east, 765.53 feet along the South line of said Section; thence, departing said South section line North 41 degrees 22' 56" East, 470.06 feet to the point of beginning:

thence, from the point of beginning thus found, North 56 degrees 38' 32" West, 753.53 feet along the boundary of existing B-3 zoning; thence continuing along said zoning boundary, North 88 degrees 31' 18" West, 80.00 feet;

thence, departing said B-3 zoning boundary North 01 degree 28' 42" East, 400.00 feet along the boundary of existing B-2 zoning;

thence, continuing along said zoning boundary, North 88 degrees 31' 18" West, 300.00 feet to a point in the centerline of State Route 747 (Princeton Glendale Road), said point also being in the property line of said 28.504 acre tract;

thence, departing said B-2 zoning boundary and thence along the property line of said 28.504 acre tract, the following courses: North 01 degrees 28' 42" East, 359.78 feet along the centerline of S.R. 747;

thence, continuing along said centerline, North 09 degrees 05' 14" East, 17.02 feet;

thence, departing said centerline, South 56 degrees 38' 32" 272.88 feet;

thence, North 33 degrees 21' 28" East, 20.00 feet;

thence, South 56 degrees 38' 32" East 1279.26 feet;

thence, South 41 degrees 22' 56" West 484.75 feet to the point of beginning containing approximately 13.398 acres of land.

WHEREAS, the Union Township Zoning Commission and Butler County Planning Commission recommended approval of a district change from A-1 to B-3; and

WHEREAS, all those present for a 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 the Union Township Board of Trustees does hereby approve the district change from A-1 to B-3 for the aforesaid application.

Adopted the 11th day of September 19 90

Attest: Patricia Williams Township Clerk.

Carl W. Meyer

Township Trustees