

RECORD OF ORDINANCES

BEAR GRAPHICS 800-325-8094 FORM NO. 30043

Ordinance No. 2021-14 Passed November 2, 2021

AN ORDINANCE AMENDING THE ZONING CLASSIFICATION OF PART LOT 2174 OF THE CITY OF BROOKVILLE FROM ITS PRESENT CLASSIFICATION OF (HS) HIGHWAY SERVICE DISTRICT TO THE NEW CLASSIFICATION OF (I-2) GENERAL INDUSTRIAL DISTRICT.

WHEREAS, Part Lot 2174, Auditor Parcel No. C05 00611 0002, being approximately 53.567 acres, and further described in Exhibit "A" attached hereto, is currently zoned (HS) Highway Service District; and

WHEREAS, after public hearing on this amendment to the zoning classification of the property as required by Section 4.11 of the Charter, and upon recommendation of the Planning Commission, Council hereby adopts this Ordinance to amend the zoning classification of the property from its present classification of (HS) Highway Service District to its new classification of (I-2) General Industrial District.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF BROOKVILLE, OHIO THAT:

SECTION I: The zoning classification of Part Lot 2174, Auditor Parcel No. C05 00611 0002, being approximately 53.567 acres and further described in Exhibit "A" attached hereto and incorporated herein by reference, is hereby amended from its present zoning classification of (HS) Highway Service District to the new classification of (I-2) General Industrial District. This zoning amendment shall only apply to the property, as described in Exhibit "A", if it is transferred from the current property owner of record, RJ Property Holdings, LLC, to another property owner, by deed recorded in the office of the Montgomery County Recorder by December 31, 2022.

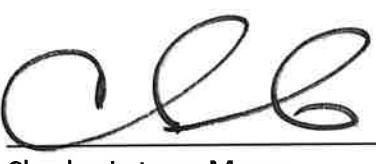
SECTION II: It is hereby found and determined that all formal actions of this Council concerning and relating to the passage of this Ordinance were adopted in an open meeting of this Council and that all deliberations of this Council were in meetings open to the public and in compliance with all legal requirements including Section 121.22 of the Ohio Revised Code.

SECTION III: This Ordinance shall take effect thirty (30) days after passage by the Council of the City of Brookville as provided by the Charter of the City of Brookville.

PASSED this 2nd day of November 2021.

ATTEST:


Michelle Brandt, Acting Clerk


Charles Letner, Mayor

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CERTIFICATE

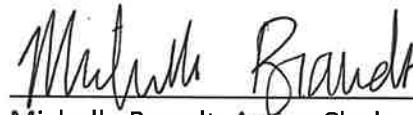
The undersigned, Clerk of the City of Brookville, does hereby certify that the foregoing is a true and correct copy of Ordinance No. 2021-14, passed by the Council of the City of Brookville, Ohio, on the 2nd day of November 2021.



Michelle Brandt, Acting Clerk

CERTIFICATE OF POSTING

The undersigned, Clerk of the City of Brookville, Ohio, hereby certifies that the foregoing Ordinance No. 2021-14 was posted at the City Building, US Post Office and the Brookville Branch of the Montgomery County Public Library, Brookville, Ohio, on the 3rd day of November 2021, to the 3rd day of December 2021, both days inclusive.



Michelle Brandt, Acting Clerk

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EXHIBIT "A"

Situate in the State of Ohio, County of Montgomery, and City of Brookville, and being Lot Number 2174 of The Brookville-Retail & Industrial Campus as recorded in Plat Book 181, Page 19.

EXCEPTING THEREFROM THE FOLLOWING DESCRIBED PREMISES:

Being Lot Numbers 2178, 2179 and 2180 of The Brookville-Retail & Industrial Campus Section One as recorded in Plat Book 180, Page 29 and re-recorded in Plat Book 180, Page 35 of the Montgomery County Records.

Parcel No. C05 00611 0002

BROOKVILLE RETAIL & INDUSTRIAL CAMPUS SECTION TWO RECORD PLAN

74.529 ACRES TOTAL
MONTCOGOLY COUNTY, OHIO
SECTION 28, TOWN 6, RANGE 4 E.
BENIG A SUBDIVISION OF THE CITY OF BROOKVILLE
NONSEQUITUR LOT NUMBER 6 OF THE LOT 272 OF THE
SECTION 28, TOWN 6, RANGE 4 E.

LEGEND	
LINE	CHART
L1	NS95.53,49.07
L2	ST04.58E,45.00
L3	ST04.58E,45.00
L4	NS68.32E,27.51
L5	NS23.57E,27.51
L6	NE60.71,13.97
L7	SE23.55,19.7W

CURVE	RADIUS	Δ	LENGTH	CHORD	CHORDS
01	8900.00	2828.38	4422.35	4371.81	SI148.12W
02	10000.00	3640.01	5238.00	5192.36	SI09235.44W
03	10450.00	3537.07	6494.64	6392.22	SI06334.48W
04	10450.00	3537.07	6494.64	6262.66	SI06332.39W
05	3500.00	16435.00	1153.22	1143.19	SI09421.13E
06	10000.00	5000.00	1570.80	1414.60	SI450.35W
07	10000.00	5374.42	1570.80	1414.60	SI450.35W
08	10000.00	4545.33	8556.88	8555.65	SI211.20W
09	9550.00	3131.09	1265.36	1187.76	SI420.19E

ChoiceOne	
Engraving	
Jobs Number:	
Drawing No.:	
Wdg:	
Sheet Number:	
Motor No.:	
Serial No.:	
Date:	
09-06-2013	
DATA:	
09-06-2013	
DRAWING NO.:	
Wdg:	
Sheet Number:	
Motor No.:	
Serial No.:	
Date:	
09-06-2013	
DATA:	

BRUBAKER GRAIN AND CHEMICAL INC
IR DEED 18-039302

PLAT BOOK 234 PAGE:

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