

## ORDINANCE NO. 65

AMENDING ORDINANCE NUMBER ONE KNOWN AS THE OFFICIAL ZONING ORDINANCE OF THE BOROUGH OF MONROEVILLE BY CHANGING THE CLASSIFICATION OF CERTAIN PROPERTY PRESENTLY OWNED BY MINNIE PHILLIPS, FROM RESIDENTIAL TO COMMERCIAL C-1.

SECTION 1. BE IT ORDAINED AND ENACTED by the Burgess and the Council of the Borough of Monroeville, Allegheny County, Pennsylvania, and it is hereby ordained and enacted by the authority of the same:

That Ordinance Number One, known as the OFFICIAL Zoning Ordinance of the Borough of Monroeville, be amended and revised in the following manner.

SECTION 2. That the property of Minnie Phillips, as described below, presently zoned as Residential, be reclassified and rezoned to Commercial C-1. The property hereby rezoned is described as follows:

ALL that certain tract or piece of ground, presently owned by Minnie Phillips, situate in the Borough of Monroeville, Allegheny County, Pennsylvania, bounded and described as follows:

BEGINNING at a point in the center line of State Highway Route 80, a 40' wide pavement and 120' wide right-of-way of the line dividing property now or formerly of J. L. Saunders and this tract, said point being a cross cut in the concrete pavement near the southerly side of a bridge over Aber's Creek; thence from said point of beginning along the line of property now or formerly of J. L. Saunders S.  $37^{\circ} 4'$  East a distance of 235.41 feet to a stake; thence along the dividing line of property now or formerly of Samuel Creighton and this tract N.  $70^{\circ} 38' 40''$  East, a distance of 684.73 feet to a stake; thence continuing by said line now or formerly of Samuel Creighton N.  $50^{\circ} 16'$  east, a distance of 158.34 feet to a stake; thence continuing by the same N.  $27^{\circ} 22' 10''$  East a distance 121.39 feet to a stake; thence by a line dividing the property now or formerly of A. Pomposelli and this tract N.  $30^{\circ} 38'$  W., a distance of 395.26 feet to a point in a run; thence continuing by said line of property now or formerly of A. Pomposelli N.  $85^{\circ} 5' 10''$  East, a distance of 27.25 feet to an iron pin in a wild cherry; thence by a line dividing property now or formerly of E. S. Krivacsy and this tract N.  $12^{\circ} 23'$  East, a distance of 278.33 feet to a stake; thence continuing by the line of property now or formerly of E. S. Krivacsy N.  $82^{\circ} 36'$  West, a distance of 144.60 feet to a stake; thence continuing by the same N.  $60^{\circ} 35'$  West a distance of 129.52 feet to a cross cut in the center line of a 40' concrete pavement known as State Highway Route 80 with a right-of-way width of 120'; thence by the center line of said State Highway Route 80 in a southwesterly direction S.  $34^{\circ} 58' 50''$  West, a distance of 435.89 feet to a point of curve; thence still by the center line of said road by a curve to the right having a radius of 5797.78 feet for an arc distance of 827.51 feet to the place of beginning.

CONTAINING an area of 13.65 acres and also subject to a survey made by Wagner Engineering Company made on February 2, 1956.

SECTION 3. That the area use districts as contained and shown on the Zoning Map, be amended by changing and adding thereto the aforesaid property to be marked and designated within Commercial C-1 District, as created and established by this Ordinance.

SECTION 4. That any Ordinance or part of an Ordinance conflicting with the provisions of this Ordinance be and the same is hereby repealed.

ORDAINED AND ENACTED into a law in Council this 9th day of May, 1956.

ATTEST:

BOROUGH OF MONROEVILLE

(Signed) Gladys Diller  
Borough Secretary

By (Signed) Edgar Giles  
President of Council

EXAMINED AND APPROVED by me this 9th day of May, 1956.

(Signed) Samuel Jenkins  
Burgess