

BOROUGH OF MONROEVILLE

ORDINANCE NO. 187

AN ORDINANCE AMENDING ORDINANCE NO. 1 KNOWN AS THE OFFICIAL ZONING ORDINANCE OF THE BOROUGH OF MONROEVILLE, BY CHANGING THE CLASSIFICATION OF CERTAIN PROPERTY PRESENTLY OWNED BY MONN PENN REALTY CO., FROM RESIDENTIAL R-1 TO COMMERCIAL C-2.

SECTION 1. Be it ordained and enacted by the Council of the Borough of Monroeville, Allegheny County, Pennsylvania, and it is hereby ordained and enacted by the authority of same:

That Ordinance No. 1, known as the OFFICIAL ZONING ORDINANCE of the Borough of Monroeville be amended and revised in the manner following:

SECTION 2. That the property of Mon Penn Realty Co. described below and presently zoned Residential R-1 be reclassified and rezoned to Commercial C-2:

ALL that certain parcel or tract of land situate in the Borough of Monroeville, County of Allegheny and State of Pennsylvania, bounded and described as follows:

BEGINNING at a point in the center line of the Old William Penn Highway at the dividing line between property herein described and property now or formerly of J. Dunn; thence Eastwardly along the center line of Old William Penn Highway by the arc of a circle curving to the right having a radius of 1014.50 feet, an arc distance of 187.56 feet to a point; thence South $26^{\circ} 10' 30''$ East a distance of 382.30 feet to a point; thence South $82^{\circ} 53' 15''$ East a distance of 401.41 feet to a point; thence North $00^{\circ} 43' 18''$ West a distance of 354.47 feet to the center line of Old William Penn Highway; thence continuing in an Easterly direction along the center line of the Old William Penn Highway a distance of 1721.27 feet, more or less, to line of land now or formerly of Henry Duff heirs; thence South $7^{\circ} 30'$ West a distance of 793.14 feet to a point; thence South $83^{\circ} 30'$ West a distance of 317.54 feet to a point in the center line of a private road; thence along the center line of said private road; South $16^{\circ} 23'$ East a distance of 241.16 feet to a concrete monument on line of land herein described and land now or formerly of R. Patterson; thence along the line of land now or formerly of R. Patterson, North 84° West a distance of 626.15 feet to a point; thence North 6° East 250 feet to a point; thence North 84° West a distance of 348.48 feet to a point; thence South 6° West a distance of 250 feet to line of land now or formerly of R. Patterson; thence along line of land now or formerly of R. Patterson, North 84° West a distance of 729 feet more or less, to a point on the line of land now or formerly of J. Dunn; thence along said line North $1^{\circ} 38'$ East 210 feet to a point; thence North $7^{\circ} 4'$ West a distance of 439.89 feet to the center of the Old William Penn Highway at the place of beginning.

Ordinance No. 187

EXCEPTING AND RESERVING thereout and therefrom frontage on the Old William Penn Highway to the depth of 200 feet which is presently zoned Commercial C-2 and shall remain as such.

SECTION 3. That Section 6 of Article III of said Ordinance No. 1 be amended by adding to the list of Commercial C-2 districts, property of the Mon Penn Realty Co. as described in Section 2 above and that pursuant thereto, the Official Zoning Map accompanying Ordinance No. 1 be amended by changing the designation of the above described area from Residential R-1 to Commercial C-2.

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

ORDAINED AND ENACTED INTO LAW IN COUNCIL this 19th day of April, 1960.

BOROUGH OF MONROEVILLE

ATTEST:

s/ Thomas Harter
President of Council

s/ Arthur H. Curtis
Secretary

EXAMINED AND APPROVED BY ME this 25th day of April, 1960.

s/ Anthony J. Martin
Burgess