

MUNICIPALITY OF MONROEVILLE

ORDINANCE NO. 2429

AN ORDINANCE OF THE MUNICIPALITY OF MONROEVILLE ACCEPTING THE DEDICATION FOR PUBLIC USE OF A CERTAIN ROAD KNOWN AS TECH ONE EXTENSION ROAD, TOGETHER WITH THE REQUISITE STORM SEWERS LOCATED WITHIN THE STREET RIGHT-OF-WAY AS MORE FULLY SET FORTH ON A DRAWING AND IN A METES AND BOUND DESCRIPTION ATTACHED HERETO AND MADE PART OF THIS ORDINANCE PURSUANT TO A FOUR PARTY AGREEMENT DATED MARCH 5, 2008

WHEREAS, the MUNICIPALITY OF MONROEVILLE has heretofore received a request that certain street or portion of street hereinafter designated shall be accepted for public use by the MUNICIPALITY OF MONROEVILLE.

NOW, THEREFORE, be it ordained and enacted by Council for the MUNICIPALITY OF MONROEVILLE at a meeting assembled and it is hereby ordained and enacted by and with the authority of the same as follows:

SECTION 1. The following street or portion of street, together with the requisite storm sewer system, hereinafter named is hereby accepted by the MUNICIPALITY OF MONROEVILLE. The said street or portion of street hereinafter designated shall hereafter be maintained for its full width as hereafter designated. A drawing of said dedication prepared by GAI Engineers dated September 16, 2008 is attached hereto marked Exhibit "A" and made part of this Ordinance. A metes and bounds

description of said street prepared by GAI Engineers is attached hereto marked Exhibit "B" and made part of this Ordinance. The total length of said street is 0.5906 miles.

SECTION 2. The grade for the street, accepted hereunder, is hereby established as the existing grades, reserving, however, the Municipality of Monroeville the right to change such grades without liability to adjacent property or property owner thereof.

SECTION 3. The Redevelopment Authority of Allegheny County shall:

1. Require the Contractor to post a Maintenance Bond pursuant to its Ordinance for all improvements guaranteeing the street free from defects, material and workmanship for a period of not less than eighteen (18) months upon completion of the roadway.
2. Provide As-Built construction drawings to be submitted to the Municipality of Monroeville within thirty (30) days of completion of Tech One Extension Road.

SECTION 4: Any Ordinance which may conflict with the provisions of this Ordinance shall be, and the same is, hereby repealed insofar as the same may conflict with the provisions of this Ordinance.

SECTION 5: Any Ordinance or part of any Ordinance, which may be in conflict with the provisions of this Ordinance, be the same are hereby repealed insofar as the same may conflict with the provisions of this Ordinance.

SECTION 6: If any sentence, clause, section, or part of this Ordinance is for any reason found to be unconstitutional, illegal or invalid, such unconstitutionality, illegality, or

invalidity shall not affect or impair any of the remaining provisions, sentences, clauses, sections or parts of this Ordinance. It is hereby declared as the intent of the Municipality that this Ordinance would have been adopted had such unconstitutional, illegal or invalid sentence, clause, section or part thereof not been included herein.

ORDAINED AND ENACTED into law this 25th day of September, 2008.

ATTEST:



Marshall Bond, Manager
Municipality of Monroeville

THE MUNICIPALITY OF MONROEVILLE



Gregory Eroshenko, Mayor
Municipality of Monroeville

ENTERED INTO LEGAL BOOK ON: October 5, 2008

September 17, 2008

**Tech One Extension Road Legal Description
Public Road Dedication**

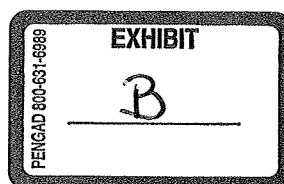
All that certain lot or piece of ground situate in the Municipality of Monroeville, County of Allegheny, and Commonwealth of Pennsylvania, designated as a public right-of-way varying 50 to 70 feet wide for the construction of a public street, being more particularly bounded and described as follows:

OUTER BOUNDARY:

Beginning at a point on the line dividing Parcel D-2 as shown on the United States Steel Plan No. 5 recorded in Plan Book Volume 132 page 99 and Parcel B-2 as shown on the First Revision United States Steel Plan No. 7 Parcel B said point also being located N 67° 23' 57" E a distance of 46.78 feet from a concrete monument found at the southeast corner of said Parcel D-2 and said point also being located S 67° 23' 57" W a distance of 7.65 feet from the northwest corner of said Parcel B-2; thence through said Parcel D-2 N 32°54'25" W a distance of 65.55 feet to a point; thence along the southerly and easterly lines of One Tech Drive (A.K.A. Tech One Drive) adopted by the Municipality of Monroeville by Ordinance number 2010 the following 4 courses and distances: 1). by the arc of a circle, curving to the left, having a radius of 50.00 feet, an arc distance 50.30 feet, subtended by a chord N 16°18'07" E a distance of 48.20 feet to a point; 2). by the arc of a circle, curving to the right, having a radius of 25.00 feet, an arc distance of 31.76 feet, subtended by a chord N 23°52'43" E a distance of 29.67 feet to a point; 3). by the arc of a circle, curving to the left, having a radius of 447.50 feet, an arc distance of 183.70 feet, subtended by a chord N 48°30'48" E a distance of 182.41 feet to a point; 4). by the arc of a circle, curving to the left, having a radius of 205.00 feet, an arc distance of 32.31 feet, subtended by a chord N 32°14'20" E a distance of 32.27 feet to a point; thence through said Parcel D-2 S 27°43'27" W a distance of 180.49 feet to a point; thence through the same S 03°44'57" E a distance of 89.64' to a point on the line dividing said Parcel D-2 and Parcel B-1 as shown on First Revision United States Steel plan Number 7 Parcel B; thence through said Parcel B-2 the following 5 courses and distances: 1). S 32°54'25" E a distance of 1118.49 feet to a point; 2). S 56°59'55" W a distance of 647.06 feet to a point; 3). N 33°02'36" W a distance of 50.00 feet to a point; 4). N 56°59'55" E a distance of 101.09 feet to a point; 5). by the arc of a circle, curving to the left, having a radius of 35.00 feet, an arc distance of 54.92 feet, subtended by a chord N 12°02'48" E a distance of 49.46 feet to a point; thence through Parcel B-1 and B-2 N 32°54'19" W a distance of 785.11 feet to a point; thence through Parcel B-2 N 56°35'06" E a distance of 404.47 feet to a point; thence through the same by the arc of a circle, curving to the left, having a radius of 37.00 feet, an arc distance of 57.79 feet, subtended by a chord N 11°50'20" E a distance of 52.09 feet to a point; thence through the same N 32°54'25" W a distance of 221.42 feet to the point of beginning.

INNER BOUNDARY:

Beginning at a point within Parcel B-2 as shown on First Revision United States Steel Plan No. 7 Parcel B recorded in the Allegheny County Recorder of Deeds Office in Plan Book Volume 165 page 197 being located S 54° 07' 23" E a distance of 53.43 feet from the terminus of call 13 of the foregoing outer boundary description (N 56° 35' 06" E a distance of 404.47 feet) said point of beginning also being 50 feet perpendicular southeast from said call 13; thence through Parcel B-2 and Parcel B-1 as shown on said plan by the arc of a circle, curving to the right, having a radius of 37.00 feet, an arc distance of 58.45 feet, subtended by a chord S 78°09'40" E a distance of 52.56 feet to a point; thence through Parcel B-1 the following 5 courses and distances: 1). S 32°54'25" E a distance of 699.11 feet to a point; 2). by the arc of a circle, curving to the right, having a radius of 37.00 feet, an arc distance 58.06 feet, subtended by a chord S 12°02'45" W a distance of 52.28 feet to a point; 3). S 56°59'55" W a distance of 337.15 feet to a point; 4). by the arc of a circle, curving to the right, having a radius of 37.00 feet, an arc distance of 58.18 feet, subtended by a chord N 77°57'12" W a distance of 52.37 feet to a point; 5). N 32°54'19" W a distance of 696.68 feet to a point; thence through Parcel B-1 and





Pittsburgh Office
385 East Waterfront Drive, Homestead, PA 15120-5005
Tel 412.476.2000 Fax 412.476.2020
www.gaiconsultants.com

Parcel B-2 by the arc of a circle, curving to the right, having a radius of 37.00 feet, an arc distance of 57.79 feet, subtended by a chord N 11°50'23" E a distance of 52.09 feet to a point; thence through Parcel B-2 N 56°35'06" E a distance of 337.14 feet to the point of beginning.

Containing 167,965 square feet or 3.856 acres.