



SYLVANIA CITY COUNCIL
SHARON M. BUCHER, CLERK

PUBLIC HEARING NOTICE

Notice is hereby given that an application to change the zoning of a parcel of land, being petition for zoning ordinance amendment on application no. ZA-1-2016, dated February 26, 2016, made by David Schmitt, and referred by Sylvania City Council on March 7, 2016 to the Municipal Planning Commission, is now on file in the Office of the Clerk of Council for public examination, all pursuant to Chapter 1107 of the Codified Ordinances of Sylvania, 1979. Said petition seeks to change the zoning from R-1, "Single-Family Residential Large Lot District" to R-1, Planned Development for property at 4337 McCord Rd., Sylvania, Oh 43560 consisting of real estate described as follows:

All that part of the South 7.5 acres of the North 13.5 acres of the East 1/2 of the East 1/2 of the Southeast 1/4 of Section 16, Town 9 South, Range 6 East, City of Sylvania, Lucas County, Ohio, bounded and described as follows:

COMMENCING at the Northeast corner of the Southeast 1/4 of said Section 16, iron bar in monument box found;

thence South 01°15' 40" East, along the East line of the Southeast 1/4 of said Section 16, also being the centerline of McCord Road (variable width), a distance of 387.74 feet to a mag nail set at the Northeast corner of the South 7.5 acres of the North 13.5 acres of the East 1/2 of the East 1/2 of the Southeast 1/4 of said Section 16, also being the Southeast corner of a parcel of land now or formerly owned by Arnon T. and Anong Pipatjarasgit, recorded in Deed microfiche 02-0135E06, Lucas County Deed Records, and being the POINT OF BEGINNING of the premises hereinafter described;

thence continuing South 01°15' 40" East, along the East line of the Southeast 1/4 of said Section 16, also being the centerline of McCord Road, a distance of 484.73 feet to a mag nail set at the Northeast corner of Victoria Cross, a subdivision recorded in Volume 121 of plats, pages 36 and 37, Lucas County Plat Records;

thence South 83°58' 51" West, along the North line of Victoria Cross, a subdivision recorded in Volume 121 of plats, pages 36 and 37, Lucas County Plat Records, passing through a 5/8 inch diameter by 30 inch long iron rod set at 50.17 feet for a total distance of 676.02 feet (676.70 feet, record) to a 6 inch diameter concrete monument containing a 1/2 inch diameter iron rod found on the East line of Lincoln Woods Plat 11, a subdivision recorded in Volume 130 of plats, pages 79 and 80, Lucas County Plat Records;

thence North 01°18' 15" West, along the East line of Lincoln Woods Plat 11, a subdivision recorded in Volume 130 of plats, pages 79 and 80, Lucas County Plat Records, passing through a 6 inch diameter concrete monument containing a 1/2 inch diameter iron rod found at 355.50 feet for a total distance of 484.71 feet to a 5/8 inch diameter by 30 inch long iron rod set at the Northwest corner of the South 7.5 acres of the North 13.5 acres of the East 1/2 of the East 1/2 of the Southeast 1/4 of said Section 16, also being the Southwest corner of a parcel

of land now or formerly owned by Arnon T. and Anong Pipatjarasgit, recorded in Deed microfiche 02-0135E06, Lucas County Deed Records;

thence North 83°58' 57" East, along the North line of the South 7.5 acres of the North 13.5 acres of the East 1/2 of the East 1/2 of the Southeast 1/4 of said Section 16, also being the South line of a parcel of land now or formerly owned by Arnon T. and Anong Pipatjarasgit, recorded in Deed microfiche 02-0135E06, Lucas County Deed Records, passing through a 5/8 inch diameter by 30 inch long iron rod set at 626.21 feet for a total distance of 676.38 feet to the POINT OF BEGINNING. Subject to legal highways.

Containing 7.500 acres, more or less, of which 0.445 acres, more or less, lies within the present right-of-way of McCord Road.

The recommendation of the Municipal Planning Commission of the City of Sylvania was made April 13, 2016 on the zoning change.

Notice is hereby further given that a Public Hearing will be held before the Council in the Council Chambers in the Municipal Building, 6635 Maplewood Avenue, Sylvania, Ohio 43560, on Monday, June 6, 2016 at 7:00 p.m. at which place and time any person or persons interested in the granting or denial of, or the granting of some modification of said petition, may be heard.

By order of the Council of the City of Sylvania, Ohio.

Sharon Bucher, Clerk of Council
(419) 885-8930