

**MUNICIPALITY OF MURRYSVILLE
WESTMORELAND COUNTY, PENNSYLVANIA**

ORDINANCE No. 616-02

AN ORDINANCE AMENDING ORDINANCE #110-75, AS AMENDED, THE ZONING ORDINANCE, AN ORDINANCE REGULATING AND RESTRICTING THE HEIGHT, NUMBER OF STORIES, AND SIZE OF BUILDINGS AND OTHER STRUCTURES, THEIR CONSTRUCTION, ALTERATION, EXTENSION, REPAIR, MAINTENANCE AND ALL FACILITIES AND SERVICES IN OR ABOUT SUCH LOTS THAT MAY BE OCCUPIED. THE SIZE OF YARDS, COURTS, AND OTHER OPEN SPACES, THE DENSITY OF POPULATION AND LOCATION AND USE OF BUILDINGS, STRUCTURES, AND LAND OF TRADE, INDUSTRY, RESIDENCE OR OTHER PURPOSES, AND ESTABLISHING AND MAINTAINING BUILDING LINES AND SETBACK BUILDING LINES UPON PUBLIC ROADS OR HIGHWAY, AND PROVIDING PENALTIES FOR THE VIOLATION THEREOF. THE PURPOSE OF THIS AMENDMENT IS TO AMEND THE ZONING MAP AND ZONING DISTRICT CLASSIFICATION OF PROPERTY OWNED BY THOMAS N. ANDREWS, PARCEL NUMBER 49-14-03-0-182 FROM B-2 COMMUNITY BUSINESS TO TRANSITION.

After having several meetings on the application for a change in the Zoning District Map:

BE IT ORDAINED AND ENACTED by the Council of the Municipality of Murrysville, County of Westmoreland, Pennsylvania, and it hereby ORDAINED AND ENACTED by the authority of Council under the Municipality of Murrysville Home Rule Charter, sections C-26 (A), and C-94 (I):

SECTION I. The property set forth in Section II, now zoned B-2 Community Business, as defined by said Ordinance #110-75, it is hereby zoned Transition.

SECTION II. The Municipality of Murrysville Zoning District Map, concerning the property set forth hereinafter, is amended from B-2 Community Business to Transition.

BEGINNING at a point on the easterly right-of-way line of Andrews Drive (a 40.00 foot street) at the dividing line between land of Lot 3A and the land of the hereinafter described Lot 4A in the Andrews Plan No.2 as recorded in the Recorder of Deeds Office, Westmoreland County, Pennsylvania by Instrument No. _____; thence along said easterly right-of-way line North 01°35'18" West, 110.67 feet to a point; thence along same by a curve to the right having a radius of 35.00 feet with a central angle of 97°21'16" an arc distance of 59.47 feet to a point on the southerly right-of-way line of Old William Penn Highway T.R. No. 911 (a 50.00 foot street);

thence along said southerly right-of-way line in an easterly direction by a curve to the right having a radius of 500.00 feet with a central angle of $01^{\circ}41'58''$ an arc distance of 14.83 feet to a point; thence along same South $82^{\circ}32'00''$ East, 7.13 feet to a point on the dividing line between land of now or formerly of James A. and Sybil L. Kunkelman and land of the herein described in Lot 4A; thence along the said dividing line South $07^{\circ}28'00''$ West 150.00 feet to a point on the aforesaid dividing line between land of Lot 3A and the land of the herein dscribed Lot 4A; thence along said dividing line North $82^{\circ}32'00''$ West, 38.08 feet to the point of the beginning. Containing 7,118.30 Square Feet/0.16 Acres.

BEGINNING at a point on the westerly right-of-way line of Andrews Drive (a 40.00 foot street) at the dividing line between land of Lot 2A and the land of the hereinafter described Lot 1A in the Andrews Plan No.2 as recorded in the Recorder of Deeds Office, Westmoreland County, Pennsylvania by Instrument No. _____; thence along said dividing line South $87^{\circ}10'35''$ West, 195.99 feet to a point on the dividing line between land of Lot 3 in the Andrews Plan as recorded in the Recorder of Deeds Office, Westmoreland County, Pennsylvania in Plan Book Volume 89, Pages 1222 and 1223 and land of the herein described Lot 1A; thence along said dividing line North $07^{\circ}09'00''$ West, 114.59 feet to a point on the southerly right-of-way line of Branthoover Cutoff, TR No. 606 (a 50.00 foot street); thence along said southerly right-of-way line in an easterly direction North $82^{\circ}51'00''$ East, 169.45 feet to a point; thence by a curve to the rightt having a radius of 35.00 feet with a central angle of $95^{\circ}33'42''$ an arc distance of 58.38 feet to a point on the aforesaid westerly right-of-way line of Andrews Drive South $01^{\circ}35'18''$ East, 91.41 feet to the point of beginning. Containing 24,324.42 square feet/0.56 Acres.

SECTION III. The within Zoning Change is under and subject to conditions that are listed in the Transition Zoning District Classification.

THIS ORDINANCE ORDAINED AND ENACTED AT A REGULARLY CONSTITUTED, DULY CONVENED MEETING OF THE COUNCIL OF THE MUNICIPALITY OF MURRYSVILLE, THIS _____ day of _____, 2002.

COUNCIL OF THE MUNICIPALITY OF MURRYSVILLE

Council President

Municipal Secretary

(Seal)

APPROVED/REJECTED:

Mayor, Joyce K. Somers

Dated: _____, 2002

Member	Yes	No	Absent	Abstain
John Cardwell				
Theo van de Venne				
Andrew S. Yourish				
Lawrence W. Keller				
Joan C. Kearns				
G. Ted Mallick				
Robert J. Brooks				