



City of NAPOLEON, OHIO

255 RIVERVIEW AVENUE — (419) 592-4010

May 7, 1981

*EAST POINT
APARTMENTS
E. RIVERVIEW*

Mayor

Robert G. Heft

Clerk-Treasurer

Rupert W. Schweinhagen

Members of Council

Lawrence Haase, President

James Jackson

William Young

Darel AusterMiller

Darrell Fox

James Zumfelde

City Manager

Alan E. Tandy

Law Director

Keith P. Muehfeld

Mr. Herthal Hite
125 N. Fulton St.
Wauseon, OH. 43567

Dear Mr. Hite:

After reviewing your survey, I can see no way the proposed dwelling can be positioned on the lot to meet yard and lot requirements.

Also the survey was not stamped by a registered surveyor or engineer.

The building set back line was not drawn properly at the southeast side of the lot.

Your proposed building is 56 feet long and the distance from the existing buildings to the rear property line is 56 feet.

There is a 10 feet rear property set back requirement which would have to be met and 20 feet between buildings.

There is no way these requirements can be met.

Yours truly,

Richard G. Hayman

Richard G. Hayman
Building & Zoning
Commissioner

RGH:bk



"The earth is the Lord's and the fullness thereof"
Psalms 24:1

Phone 419/682-2861 • Stryker, Ohio 43557
419/337-3337 • Wauseon, Ohio 43567

125 N. Fulton St., Wauseon, Oh. 43567

May 4, 1981

City of Napoleon
Box 151
255 Riverview Ave.
Napoleon, Ohio 43545

Attn: Richard Hayman

This is the scale size of the house we are planning to put up.

What do you think about positioning the house? What we have proposed should look fine and work out good.

The measurements are 28' x 56'.



Please let me know as soon as possible.

Sincerely,

Hersh

Hersh Hite

INDEPENDENCE AVENUE TO BE

1932.24'
1932.11'
2074.8'
2073.99'

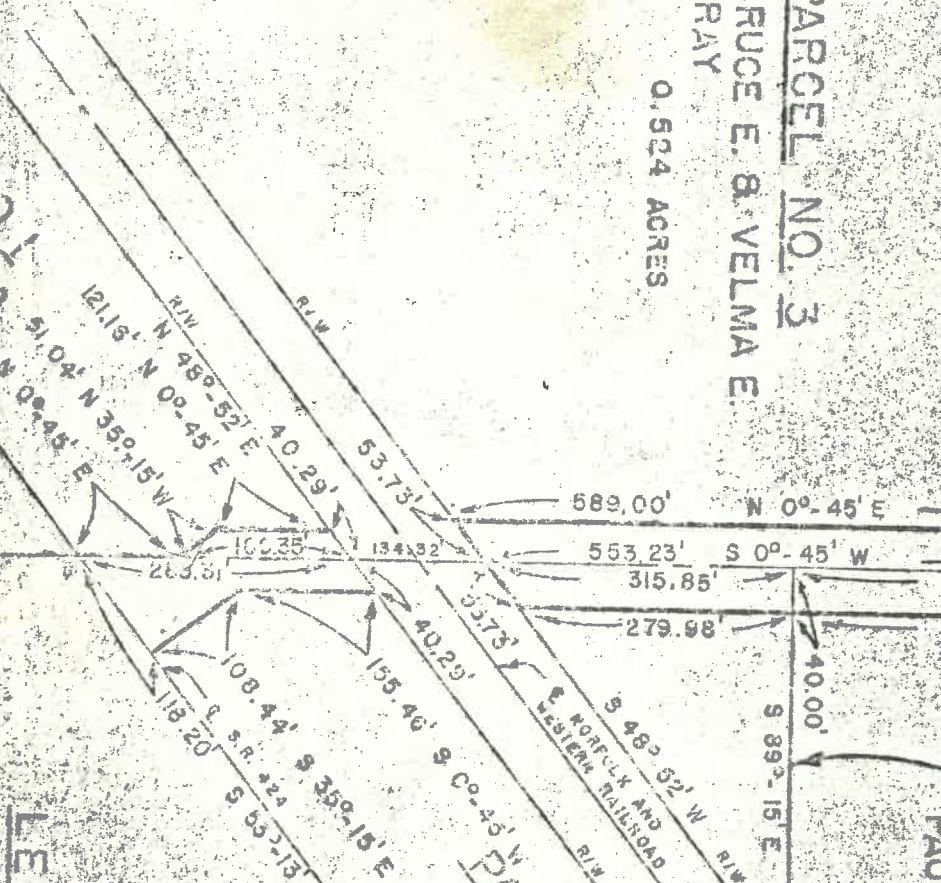
S 89° 24' E
40.00'

PARCEL NO. 3
BRUCE E. & VELMA E.
GRAY
0.524 ACRES

PARCEL NO. 6
DONALD M. &
PAULINE C. MORFORD
0.273 ACRES

PARCEL NO. 2
LOWELL & OPAL
STEWART
0.228 ACRES

PARCEL NO. 1
EVERETT & LAVORA
JOHNSON
0.108 ACRES

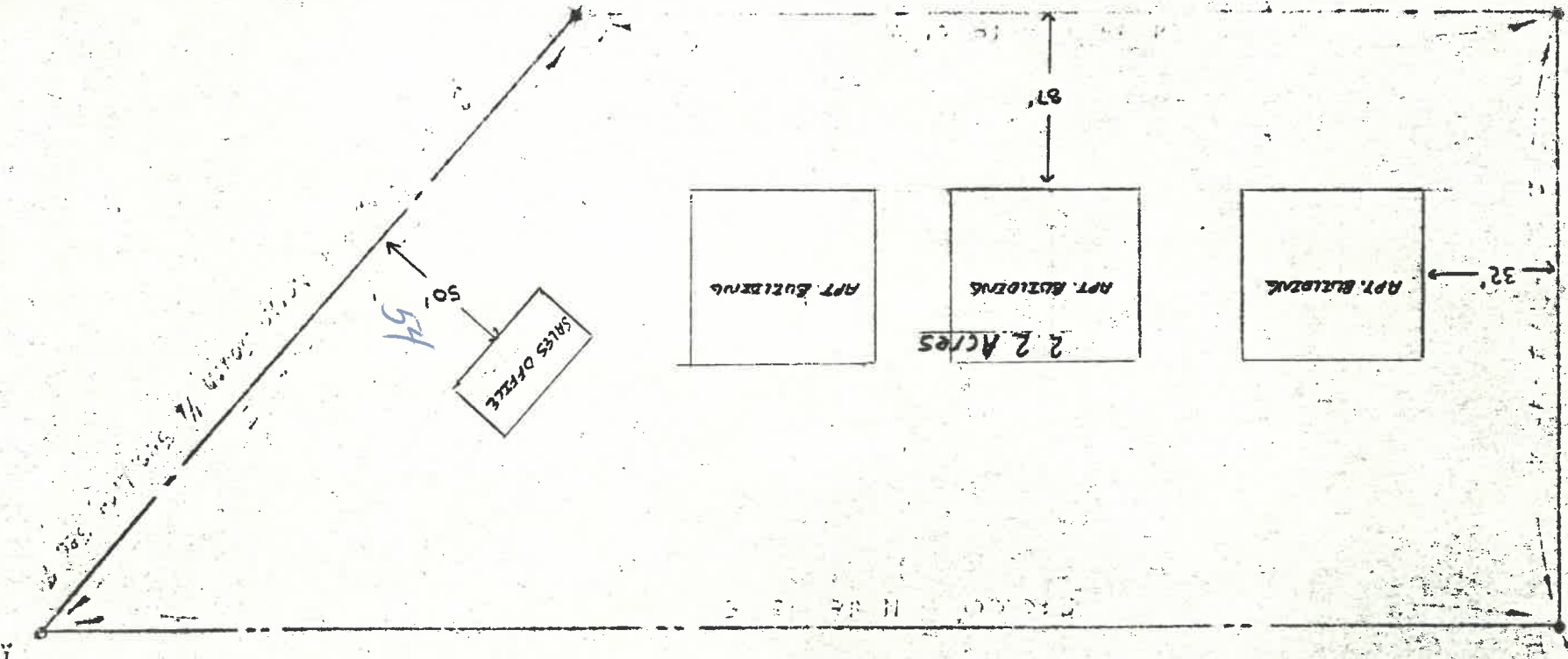


LEGEND

A---IRON PIPE
B---RAILROAD SPIKE
SCALE 1"=200'

Plat of Survey for Carl E. Warken

A parcel of land situated in the Northern & Fractional
Quarter () of Section 7, T-24N, R-7E, Liberty Township,
Henry County, Ohio.



---Iron pipe found.
---Iron ore found.
---Railroad right of way.
Scale: 1" = 100'

Robert M. Jones
Professional Surveyor
3-5-1911
June, 1911

I hereby certify this survey
to be correct and true.

1911 No. 15-27025

215 pgs 147

along the Southerly right-of-way line of the Norfolk and Western Railroad to an iron pipe and the PLACE OF BEGINNING.

Containing 2.2 acres of land, more or less, but subject to all legal highways and easements of public record and of record in respective utility offices.

LESS AND EXCEPTING THEREFROM THE FOLLOWING DESCRIBED PARCEL:

A parcel of land situated in the Southwest Fractional Quarter (1/4) of Section 7, T-5-N, R-7-E, Liberty Township, Henry County, Ohio, and in the City of Napoleon, Ohio, and is more particularly described as follows:

Beginning at a point on the North-South Quarter (1/4) Line of Section 7, T-5-N, R-7-E, Liberty Township, Henry County, Ohio, said point being 98.96 feet North 0°-45' East of a railroad spike at the point of intersection with the centerline of State Route 424; thence North 35°-15' West a distance of 51.04 feet to a point; thence North 0°-45' East and parallel with the North-South Quarter (1/4) Line of said Section 7 a distance of 121.16 feet to a point on the southerly right-of-way line of the Norfolk and Western Railroad; thence North 48°-52' East a distance of 40.29 feet along the Southerly right-of-way line of said railroad to an iron pipe on the North-South Quarter (1/4) Line of said Section 7; thence South 0°-45' West a distance of 189.35 feet along the North-South Quarter (1/4) Line of said Section 7 to a point and the Place of Beginning, containing 0.106 acres of land more or less. Reference Volume 11, Page 159 of the Record of Surveys and Volume 202, Page 714 of the Record of Deeds of Henry County, Ohio,

but subject to all easements and leases of record, zoning ordinances, restrictions, if any, and all legal highways.

To Have and to Hold said premises, with all the privileges and appurtenances thereto belonging, unto the said Grantee , Sharon S. Hite

her heirs and assigns, forever.

And we, the said Grantors , for ourselves and our heirs, executors and administrators, do hereby covenant with the said Grantee , her

heirs and assigns, that we are lawfully seized of the premises aforesaid as a good and indefeasible estate in fee simple, and have good right to bargain and sell the same in the manner and form as above written; that the title so conveyed is clear, free and unincumbered excepting taxes and assessments for the last half of the year 1977 and all years thereafter.

who claim title by or through instrument, recorded in Volume 202 Page 714

215-146
the Grantors

of the Record of Deeds of Henry County, Ohio, for the consideration of One Dollar and Other Valuable Considerations to us paid by

Sharon S. Hite

the Grantee

whose Tax Mailing Address will be 724 Burr Road, Mauseon, Ohio 43567, the receipt whereof is hereby acknowledged, do hereby Give, Grant, Bargain, Sell and Convey to the said Grantee

Sharon S. Hite

her heirs and assigns, forever, the real estate described as follows:

Situated in the Township of Liberty County of Henry and

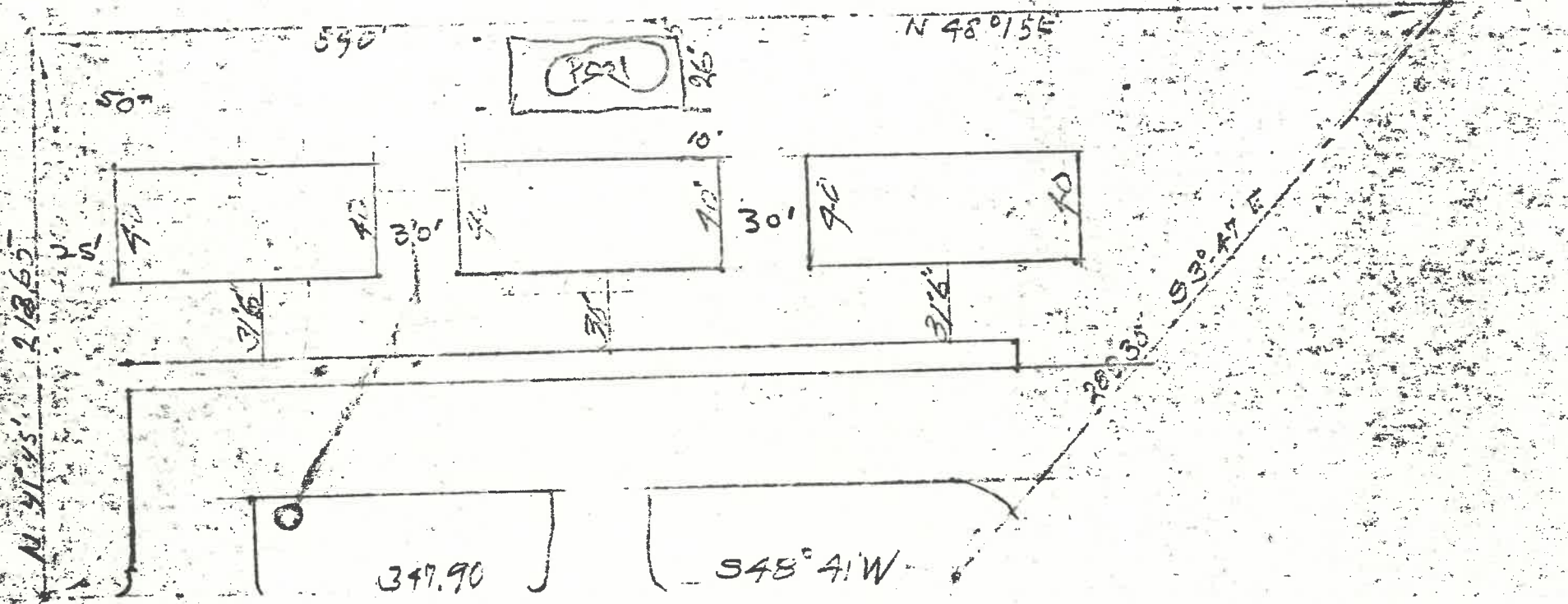
State of Ohio and known as:

A parcel of land situated in the Southwest Fractional Quarter (1/4) of Section 7, T-5-N, R-7-E, Liberty Township, Henry County, Ohio, and its more particularly described as follows:

Beginning at an iron pipe at the intersection of the North-South Quarter (1/4) line of Section 7, T-5-N, R-7-E, Liberty Township, Henry County, Ohio, and the Southerly right-of-way line of the Norfolk and Western Railroad; thence South 30°-47' East a distance of 288.35 feet along the North-South Quarter (1/4) line of said Section 7 to a railroad spike, said railroad spike being on the centerline of State Route 424; thence South 48°-41' West a distance of 347.90 feet along the centerline of State Route 424 to a railroad spike; thence North 41°-45' West a distance of 212.65 feet to an iron pin, said iron pin being on the Southerly right-of-way line of the Norfolk and Western Railroad; thence North 48°-15' East a distance of 540.00 feet

Title of Survey
 Date of Survey
 Name of Surveyor
 State of Illinois

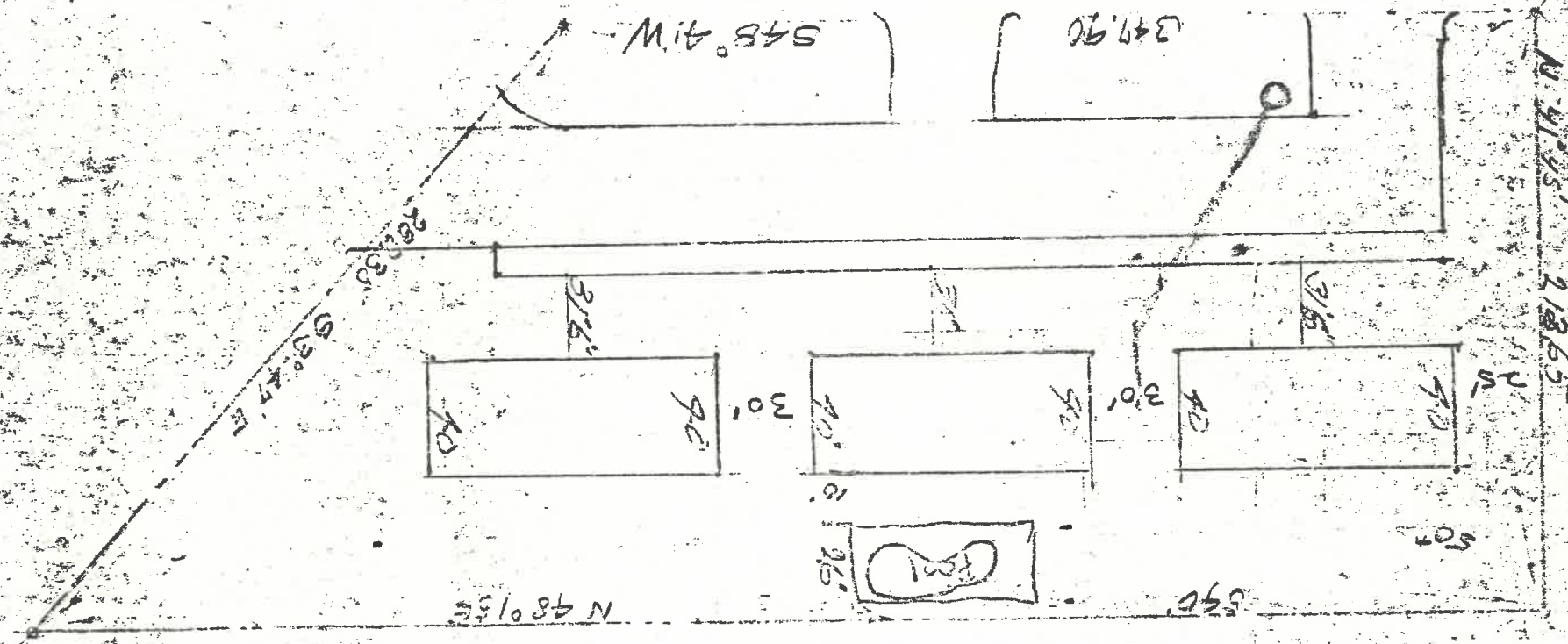
E. Johnson



2.2 AC

I hereby certify this survey
 to be correct and true
 Date
 Surveyor
 State, Ill.

2.2 AC

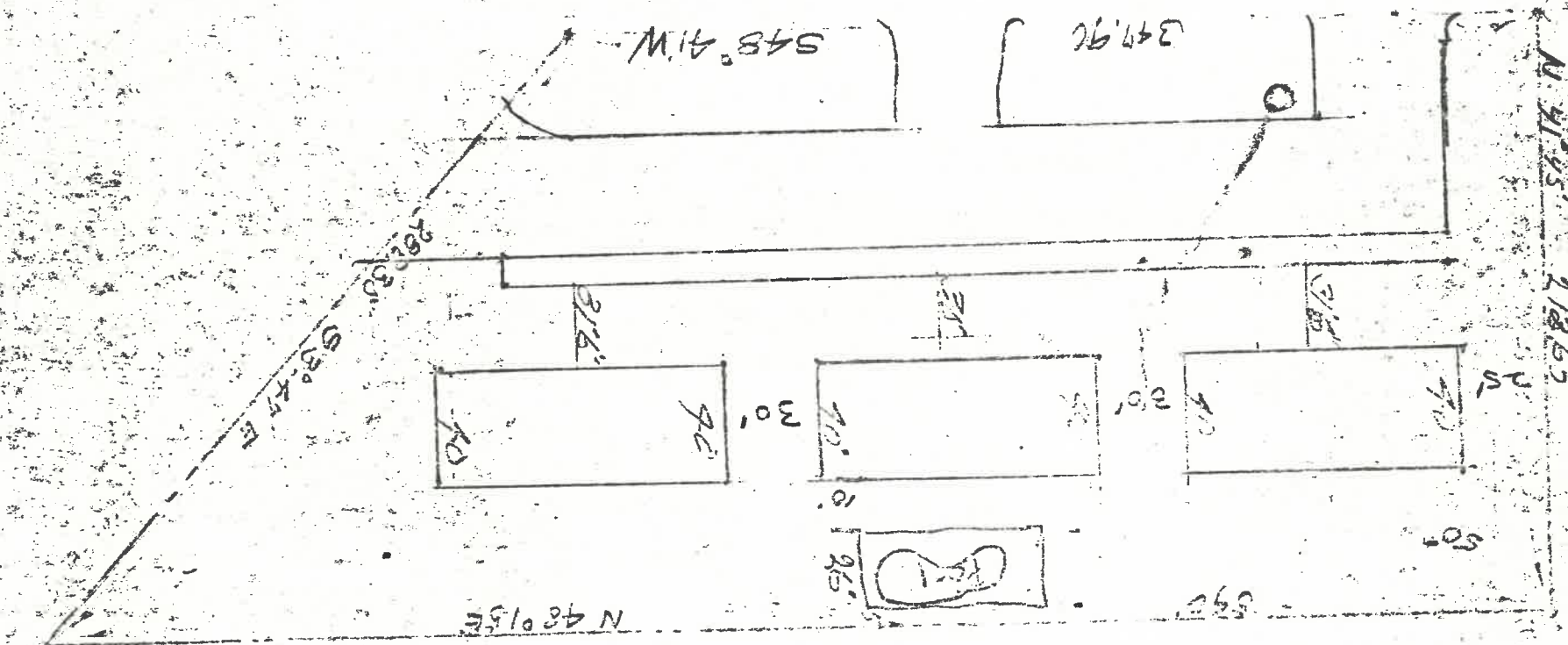


E. JOHNSON

L.

2.2 AC

THIS PROPERTY THIS JUNE 19 1900



M. JOHNSON

L

April 16, 1981

NOTICE OF PUBLIC HEARING

Please take notice:

A Public Hearing will be held by the Zoning and Planning Commission of the City of Napoleon, Ohio, in the Council Chambers of the City Building, located at 255 W. Riverview Avenue, on Monday, May 4, 1981 at 5:15 p.m. to consider the following items:

A request filed by Napoleon Testing and Engineering, 970 Oakwood Ave., on behalf of Dennis Rickenberg, for a Special Division of land presently described as Lots 88, 89, 93, & 94 of L.G. Randall's 2nd Addition to Napoleon, Henry County, Ohio. Said property located at Short and Cliff Streets. Said property is in a "B" Residential District.

Also a request filed by Napoleon Home Center, for a Special Use Permit to allow outside storage and display on the property described as, Part of lot #2 of Morrow, Hinderer & Patton Sub-Division. Said property located at 1419 Scott St. This property is zoned "PB" Planned Business.

Also, a request for a Special Use Permit filed by Mr. Herthal Hite, owner of the property described as a Parcel of land in the Southwest fractional Quarter(%) of Section 7, Liberty Township, Henry County, Ohio, City of Napoleon. Said property located at E. Riverview and Industrial Drive. This Special Use Permit is to allow expansion of a Planned Apartment Development.

All persons desiring to speak for or against said requests may appear at the meeting and be heard thereon.

CHAIRMAN OF THE
ZONING & PLANNING COMMISSION
CITY OF NAPOLEON, OHIO