

**VILLAGE OF SOUTH LEBANON, OHIO  
RESOLUTION NO. 2019-22**

**A RESOLUTION APPROVING AND AUTHORIZING THE MAYOR AND FISCAL  
OFFICER TO EXECUTE A RECORD PLAT FOR WYNSTEAD SECTION 4 PHASE B  
SUBDIVISION, AND DECLARING AN EMERGENCY**

WHEREAS, the Village Planning Commission met on April 30, 2019, and conditionally approved the final plat for the Wynstead Section 4 Phase B Subdivision; and,

WHEREAS, the developer has met the conditions required by the Planning Commission; and,

WHEREAS, immediate action is required to preserve the Village's authority to review and approve said subdivision record plat, and such action is necessary in order to preserve the public peace, health, safety or welfare of the Village.

NOW, THEREFORE, BE IT RESOLVED by the Council of the Village of South Lebanon, Ohio, at least two-thirds of all members elected thereto concurring:

**Section 1.** That the Council approves and authorizes the Mayor and Fiscal Officer to execute the Wynstead Section 4 Phase B Subdivision Record Plat, a copy of which is attached hereto.

**Section 2.** That the recitals contained within the Whereas Clauses set forth above are incorporated by reference herein.

**Section 3.** That this Resolution is hereby declared to be an emergency measure in accordance with Ohio Rev. Code § 731.30 for the immediate preservation of the public peace, health, safety and general welfare; and, this Resolution shall be in full force and effective immediately upon its passage.

**Section 4.** That it is found and determined that all formal actions of the Council concerning and relating to the adoption of this Resolution were adopted in an open meeting of Council in compliance with all legal requirements, including Section 121.22 of the Ohio Revised Code.

Adopted this 30th day of May, 2019.

Attest: Nicole Armstrong James D. Smith  
Nicole Armstrong, Fiscal Officer/Clerk James D. Smith, Mayor

Rules Suspended:    /    /2019 (if applicable)                      Effective Date –    /    /2019

Vote - 6 Yeas  
      \_\_\_ Nays

First Reading –    /    /2019  
Second Reading –    /    /2019  
Third Reading –    /    /2019

Effective Date –    /    /2019

Vote - \_\_\_ Yeas  
      \_\_\_ Nays

Prepared by and approved as to form:

PAUL R. REVELSON  
VILLAGE SOLICITOR  
SOUTH LEBANON, OHIO

By: [Signature]  
Date: 5/30/2019





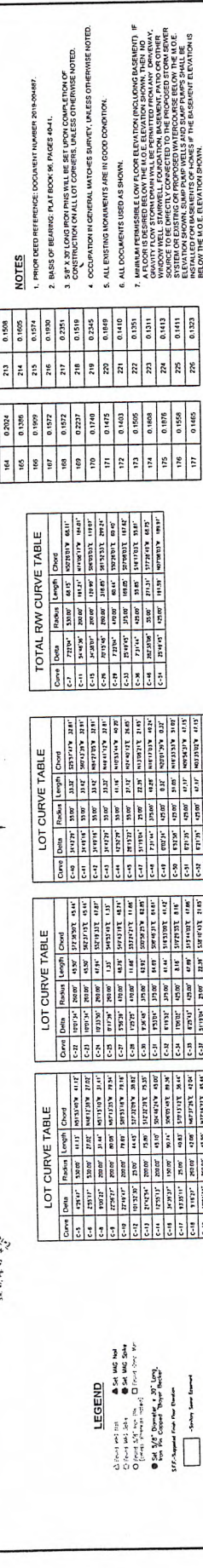




WYNSTEAD  
SECTION FOUR, PHASE B  
MILITARY SURVEY #1546  
VILLAGE OF SOUTH LEANON  
HAMILTON TOWNSHIP  
WARREN COUNTY, OHIO  
RECORD PLAT

Case No.	02-05-1
By	BR
Date	02-05-1

☐ Point and Pick      ☒ Set MAG Nail  
☐ Point and Set      ☒ Set MAG Spike  
☐ Point 3/8" into Pin      ☐ Point into Pin  
    (Point always correct)  
☐ Set 3/8" Diameter x 30" Long,  
    from Pin Copied "Boyer" Blocker  
    S.E.F. - Supplied Fresh Pine Plankton  
    -Sanding Sander Essential  
☐



Curve	Delta	Radius	Length	Chord
00-35	36°11'41"	175.07'	116.82'	507.23325' 114.66'
00-36	36°15'46"	130.00'	282.08'	461.32333' 84.371'
00-37	37°23'04"	600.00'	64.30'	450.72813' 64.25'
00-38	25°49'45"	500.00'	169.33'	516.71933' 178.80'
00-39	23°44'44"	600.00'	32.56'	507.19333' 32.32'

EASEMENT CURVE TABLE				
Curve	Delta	Radius	Length	Chord
EC-60	1° 58' 13"	135.00'	44.27'	50° 38' 12" = 46.04'

## NOTES

1. PRIOR DEED REFERENCE. DOCUMENT NUMBER 2010-0092.
2. BASIS OF BEARING. PLAT BOOK 18, PAGES 10-11.
3. 3/4" X 3/4" PHOTO THIS IS A SET UP FOR COMPLETION OF CONSTRUCTION ON ALL CORNERS, UNLESS OTHERWISE NOTED.
4. OCCUPATION A GENERAL MATCHES SURVEY, UNLESS OTHERWISE NOTED.
5. ALL EXISTING MONUMENTS ARE IN GOOD CONDITION.
6. ALL EXISTING MONUMENTS USED AS SHOWN.
7. MINIMUM PERMISSIBLE (LOW) FLOOR ELEVATION (INCLUDING BASEMENT) IF A FLOOR IS DESIRED BELOW THE M.O.G. ELEVATION SURVEYED. THIS MAY BE A FLOOR FOR A GARAGE, CRAWL SPACE, OR OTHER USE. THIS MAY BE A WHOLEY WELL, STAIRWAY, FOUNDATION, BASEMENT, PATIO OR OTHER SOURCE TO BE CHANGED TO A WHOLEY WELL TO TAKE INTO THE ALICE ELEVATION SHOWN. SAND PUMP WELLS AND SAND PUMPS SHALL BE ELEVATION SHOWN. SAND PUMP WELLS AND SAND PUMPS SHALL BE ELEVATION SHOWN. SAND PUMP WELLS AND SAND PUMPS SHALL BE ELEVATION SHOWN. SAND PUMP WELLS AND SAND PUMPS SHALL BE ELEVATION SHOWN.

Line	Direction	Distance
L-1	S78°43'59"E	50.00'
L-2	N62°51'23"E	53.23'
L-3	S62°59'12"W	9.50'
L-4	S02°50'48"E	49.40'
L-5	S03°49'59"E	45.01'
L-6	N86°10'01"E	23.74'
L-7	N25°51'44"E	54.55'
L-8	S89°43'42"E	60.00'

LOT TABLE	
LOT #	ACRES
161	0.2025

LOT TABLE	
LOT #	ACRES
210	0.1455

TOTAL RW CURVE TABLE				
Curve	Delta	Radius	Length	Chord
C-1	72.73°	530.00'	58.15'	852.619179' 66.11"
C-2	54.54°	200.00'	101.21'	304.681179' 16.01"
C-3	34.35°	250.00'	170.95'	516.911179' 18.01"
C-4	29.73°	290.00'	210.85'	591.923213' 20.94"
C-5	25.00°	350.00'	267.44'	707.261179' 22.94"
C-6	23.99°	315.00'	169.05'	459.249179' 18.94"
C-7	21.14°	425.00'	33.85'	548.119179' 35.81"
C-8	202.55°	35.00'	271.31'	577.261179' 46.75"
C-9	35.00°	101.35'	101.35'	142.923213' 18.94"

Curve	Delta	Radius	Length	Chord
C-1	1°26'42"	200.00'	5.04'	511°57'22"W 5.04'
C-2	6°01'13"	470.00'	49.38'	55°07'40"E 49.38'
C-3	7°34'11"	25.00'	34.72'	N14°19'58"W 32.00'
C-4	6°34'30"	525.00'	78.57'	N21°09'53"E 78.90'

Curve	Delta	Radius	Length	Chord
C+0	344.72'	55.00'	33.32'	525.51' W 388.1'
C+1	344.91'	55.00'	33.42'	560.73' W 329.1'
C+2	344.91'	55.00'	33.42'	567.70' W 319.1'
C+3	344.72'	55.00'	33.32'	604.11' W 32.81'
C+4	473.29'	55.00'	61.16'	610.53' W 40.29'
C+5	381.32'	55.00'	72.22'	624.40' W 26.65'
C+6	511.95'	25.00'	72.22'	613.20' W 21.65'
C+8	721.94'	175.00'	94.28'	616.73' W 42.24'

Curve	Delta	Radius	Length	Chord
C-12	10°11'34"	260.00'	43.30'	377.830075
C-21	10°01'34"	260.00'	43.50'	376.217153
C-24	10°31'30"	260.00'	43.35'	375.191333
C-25	10°31'30"	260.00'	43.35'	352.923193
C-27	5°50'20"	470.00'	40.70'	507.431918
C-30	7°25'25"	470.00'	41.60'	532.672171
C-31	8°56'40"	375.00'	43.95'	500.506770
C-31	9°33'10"	375.00'	44.00'	500.466333

LOT CURVE TABLE				
Curve	Delta	Radius	Length	Chord
C-5	47°44.17"	536.00'	111.15'	503.93'±0.00'
C-6	23°51.17"	530.00'	27.82'	504.81±0.00'
C-8	89°00.32"	200.00'	31.44'	31.41±0.00'
C-8	89°02.17"	200.00'	80.00'	407.15±0.00'
C-9	22°14.91"	200.00'	78.87'	509.35±0.00'
C-10	101°32.30"	25.00'	44.45'	31.72±0.00'
C-12	101°32.30"	25.00'	44.45'	31.72±0.00'
C-13	12°21.94"	200.00'	75.80'	512.22±0.00'
C-14	12°25.13"	200.00'	45.80'	504.46±0.00'

C-18	3429.37	180.07	30.15	9005.01	39.84	C-2	4713.31	275.07	41.44	13100.33	38.50
C-17	3135.11	250.07	42.02	3710.11	42.54	C-3	1700.27	425.07	43.45	13125.31	38.50
C-16	3112.7	250.07	42.02	3677.24	42.54	C-4	679.11	425.07	43.45	13150.31	38.50
C-15	3061.34	250.07	42.02	3672.12	42.54	C-5	3119.15	275.07	22.15	13175.31	38.50
C-14	3057.34	250.07	42.02	3672.12	42.54	C-6	3711.31	330.07	22.15	13200.31	38.50
C-13	3057.34	250.07	42.02	3672.12	42.54	C-7	3711.31	330.07	22.15	13225.31	38.50
C-12	3057.34	250.07	42.02	3672.12	42.54	C-8	3711.31	330.07	22.15	13250.31	38.50
C-11	3057.34	250.07	42.02	3672.12	42.54	C-9	3711.31	330.07	22.15	13275.31	38.50
C-10	3057.34	250.07	42.02	3672.12	42.54	C-10	3711.31	330.07	22.15	13300.31	38.50

C-16	34°39'33"	150°05'	90.14"	508°02'43"E	89.36"
C-17	33°35'11"	25°05'	49.83"	57°03'12"E	36.44"
C-18	31°18'37"	26°02'	42.08"	56°37'28"E	42.04"
C-19	10°01'34"	26°02'	43.58"	57°18'27"E	45.44"
C-20	10°01'34"	26°02'	43.58"	56°37'18.01"E	45.44"
C-21	10°01'34"	26°02'	43.58"	58°24'02.14"E	45.44"