

BOROUGH OF EAST PROSPECT
YORK COUNTY, PENNSYLVANIA

ORDINANCE NO.: 2013-2

AN ORDINANCE OF EAST PROSPECT
BOROUGH ADOPTING A PORTION OF EAST
MAPLE STREET AND LIVIA LANE AS PUBLIC
STREETS OF EAST PROSPECT BOROUGH

WHEREAS, the East Prospect Borough Council has previously adopted a final subdivision plan for the Neighborhood at Winters Ridge wherein the hereinafter described streets are shown on the plan; and

WHEREAS, the aforesaid plan has been recorded in the Office of Recorder of Deeds of York County, Pennsylvania at Plan Book SS, Page 546; and

WHEREAS, the aforesaid plan provides that the streets shown on the plans are tendered for dedication to public use; and

WHEREAS, the hereinafter described streets shown on the final subdivision plans have been constructed in accordance with the East Prospect Borough Subdivision and Land Development Ordinance; and

WHEREAS, the owner/developer has tendered a Deed of Dedication conveying such streets to the Borough of East Prospect.

NOW, THEREFORE, BE IT ENACTED AND ORDAINED, by the East Prospect Borough Council that the following portions of East Maple Street and Livia Lane as shown on the final subdivision plan heretofore adopted by the East Prospect Borough Council are hereby adopted as public streets of the Borough of East Prospect by acceptance of the tender of the Deed of Dedication for said streets, more fully described as follows:

PORTION OF EAST MAPLE STREET

Beginning at a point on the southern right of way line of East Maple Street, about to be adopted, said point being on the western line of Lot 1 as shown on a "Final Subdivision Plan for The Neighborhood at Winters Ridge", recorded in Plan Book SS, Page 546; extending thence along the western line of Lot 1 and crossing over East Maple Street N 22°28'25" W for a distance of 26.83 feet to a point on the northwest corner of Lot 1 and the centerline of East Maple Street; extending thence in, along, and through said last mentioned street N 59°31'50" E for a distance of 255.64 feet to a point on the dividing line between East Prospect Borough and Lower Windsor Township; extending thence along said last mentioned dividing line and crossing over East Maple Street S 26°02'22" E for a distance of 25.38 feet to a point on the southern right of way line of East Maple Street; extending thence along said last mentioned right of way line and along

Lot 35 and crossing over Livia Lane S 59°14'56" W for a distance of 257.42 feet to a point on Lot 1 and the place of BEGINNING.

Being 256 lineal feet of centerline (.048 Mile).

PORTION OF LIVIA LANE

Beginning at a point on the southern right of way line of East Maple Street (a 41.5' wide public street about to be adopted), said point being the northwest corner of Lot 1 as shown on a "Final Subdivision Plan for the Neighborhood at Winters Ridge", recorded in Plan Book SS, page 546; extending thence along said last mentioned right of way line N 59°14'56" E for a distance of 106.31 feet to a point; extending thence along the northern right of way line of Livia Lane (a 50' wide public street) and along Lot 35 the following five (5) courses and distances, namely: (1) by a curve to the left having a radius of 27.00 feet for a distance of 42.28 feet, the chord of which is S 14°23'23" W for a distance of 38.09 feet to a point; (2) S 30°28'10" E for a distance of 26.94 feet to a point; (3) by a curve to the left having a radius of 139.00 feet for a distance of 64.12 feet, the chord of which is S 43°40'59" E for a distance of 63.55 feet to a point; (4) by a curve to the left having a radius of 150.30 feet for a distance of 160.49 feet, the chord of which is S 87°29'13" E for a distance of 152.97 feet to a point; (5) N 61°55'22" E for a distance of 19.60 feet to a point on the boundary line between East Prospect Borough and Lower Windsor Township; extending thence along said last mentioned boundary line S 26°02'22" E for a distance of 66.48 feet to a point on the eastern right of way line of Livia Lane on line of Lot 34; extending thence along said last mentioned right of way line and along Lot 34 the following three (3) courses and distances, namely: (1) by a curve to the left having a radius of 27.00 feet for a distance of 10.86 feet, the chord of which is S 16°33'58" E for a distance of 10.78 feet to a point; (2) S 28°04'38" E for a distance of 20.46 feet to a point; (3) by a curve to the left having a radius of 1,975.00 feet for a distance of 25.00 feet, the chord of which is S 28°26'23" E for a distance of 25.00 feet to a point on the boundary line between East Prospect Borough and Lower Windsor Township; extending thence along said last mentioned boundary line and in an through Livia Lane S 26°02'22" E for a distance of 664.94 feet to a point on the western right of way line of Livia Lane; extending thence along said last mentioned right of way line and along Lots 7, 6, 5, 4, 3, 2, and 1 the following five (5) courses and distances, namely: (1) by a curve to the right having a radius of 231.51 feet for a distance of 128.87 feet, the chord of which is N 38°26'16" W for a distance of 127.21 feet to a point; (2) by a curve to the left having a radius of 2,226.56 feet for a distance of 399.41 feet, the chord of which is N 27°37'34" W for a distance of 398.88 feet to a point; (3) by a curve to the right having a radius of 2,025.00 feet for a distance of 165.71 feet, the chord of which is N 30°25'17" W for a distance of 165.66 feet to a point; (4) N 28°04'38" W for a distance of 26.63 feet to a point; (5) by a curve to the left having a radius of 27.00 feet for a distance of 36.02 feet, the chord of which is N 66°18'15" W for a distance of 33.41 feet to a point on the southern right of way line Livia Lane; extending thence along said last mentioned right of way line and along Lot 1 the following three (3) courses and distances, namely: (1) by a curve to the right having a radius of 195.00 feet for a distance of 252.05 feet, the chord of which is N 67°30'30" W for a distance of 234.87 feet to a point; (2) N 30°28'10" W for a distance of 26.52 feet to a point; (3) by a curve to the left having a radius of 27.00 feet for a distance of 38.83 feet, the chord of which is N 71°41'22" W for a distance of 35.57 feet to a

point on the southern right of way line of East Maple Street and the place of BEGINNING.

Containing 42,032 square feet (.965 acres).

BE IT FURTHER RESOLVED that the plans of the aforesaid streets, as prepared by C.S. Davidson, Inc., and a list of the names of owners of property abutting the street be attached to this Ordinance and be incorporated herein by reference.

ENACTED AND ORDAINED by the Borough Council of East Prospect Borough this 3rd day of September, 2013.

ATTEST:

By: Mindy K. Barshinger
Mindy K. Barshinger, Secretary

BOROUGH COUNCIL OF EAST
PROSPECT

By: [Signature]
Blaine C. Garner, President

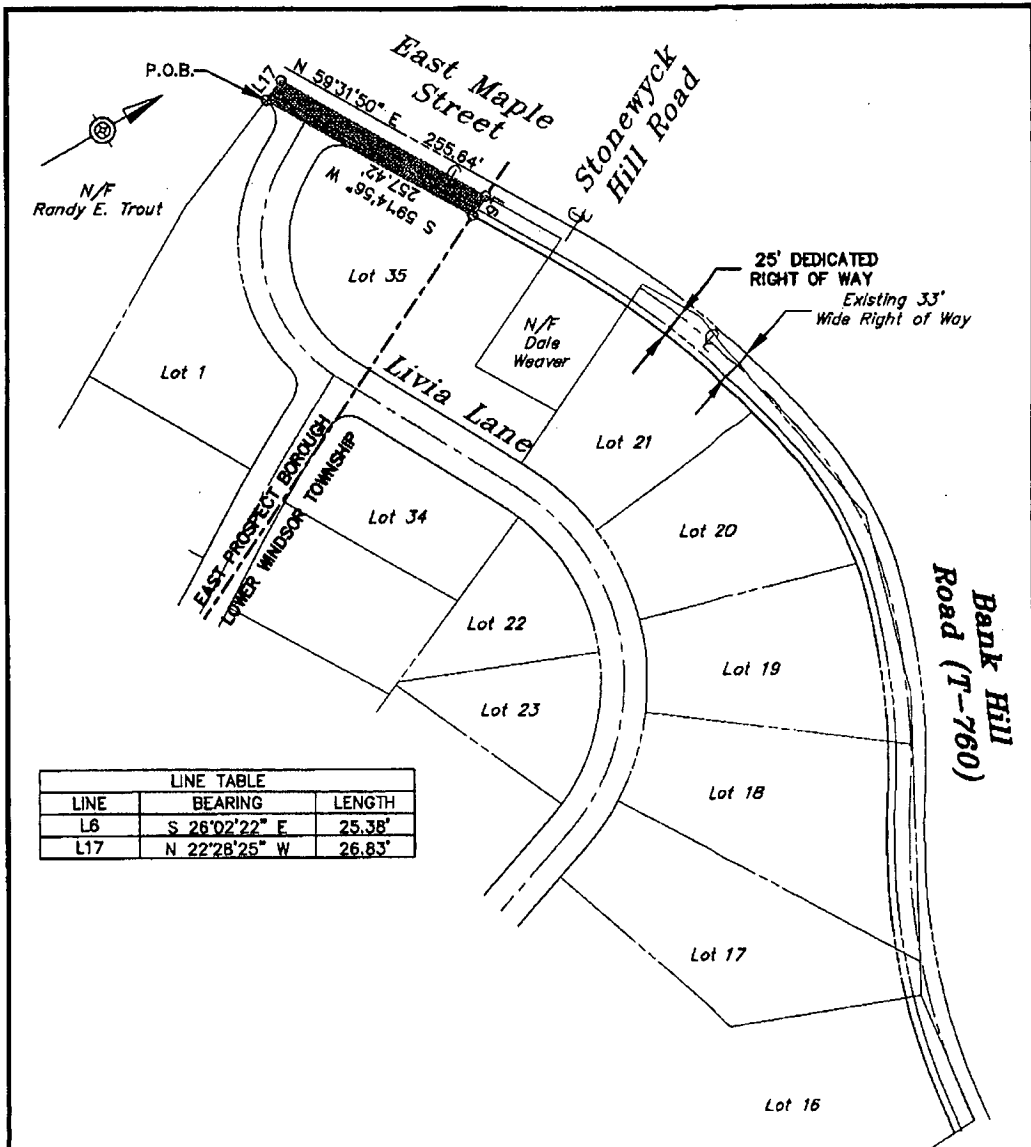
Approved this 3rd day of September, 2013.

[Signature]
Daniel H. Garner, Mayor

**Property Owners Abutting Those Portions of East Maple Street and Livia Lane to be
Adopted by Ordinance**

Randy E. Trout
Evan Kline and Elizabeth Ellis
Ryan E. and Karrie S. Grim
Neighborhood at Winters Ridge, LP
Bryan M. and Kristin R. Fink
Daniel E. and Dana L. Stump
David L. and Karen M. Royer
Richard E. and Jacqueline W. Haas
Louis R. Jasper, Jr. and Sonja J. Jasper
Thomas L. McCarthy, Jr. and Megan L. McCarthy
Richard R. and Debra M. Norton
Ronald P. and Stacey L. Toomy
Patrick and Kristal J. Cristano
Louis Piero, III and Leslie Beecher
Matthew J. and Rebecca L. Coppersmith

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LINE TABLE		
LINE	BEARING	LENGTH
L6	S 26°02'22\" E	25.38'
L17	N 22°28'25\" W	26.83'

NOTE:
 EAST MAPLE STREET IS MORE FULLY SHOWN ON A PLAN ENTITLED "FINAL SUBDIVISION PLAN FOR THE NEIGHBORHOOD AT WINTERS RIDGE", PREPARED BY JAMES R. HOLLEY AND ASSOCIATES, INC., DATED JUNE, 2003 AND RECORDED IN THE YORK COUNTY OFFICE OF THE RECORDER OF DEEDS IN PLAN BOOK SS, PAGE 546.

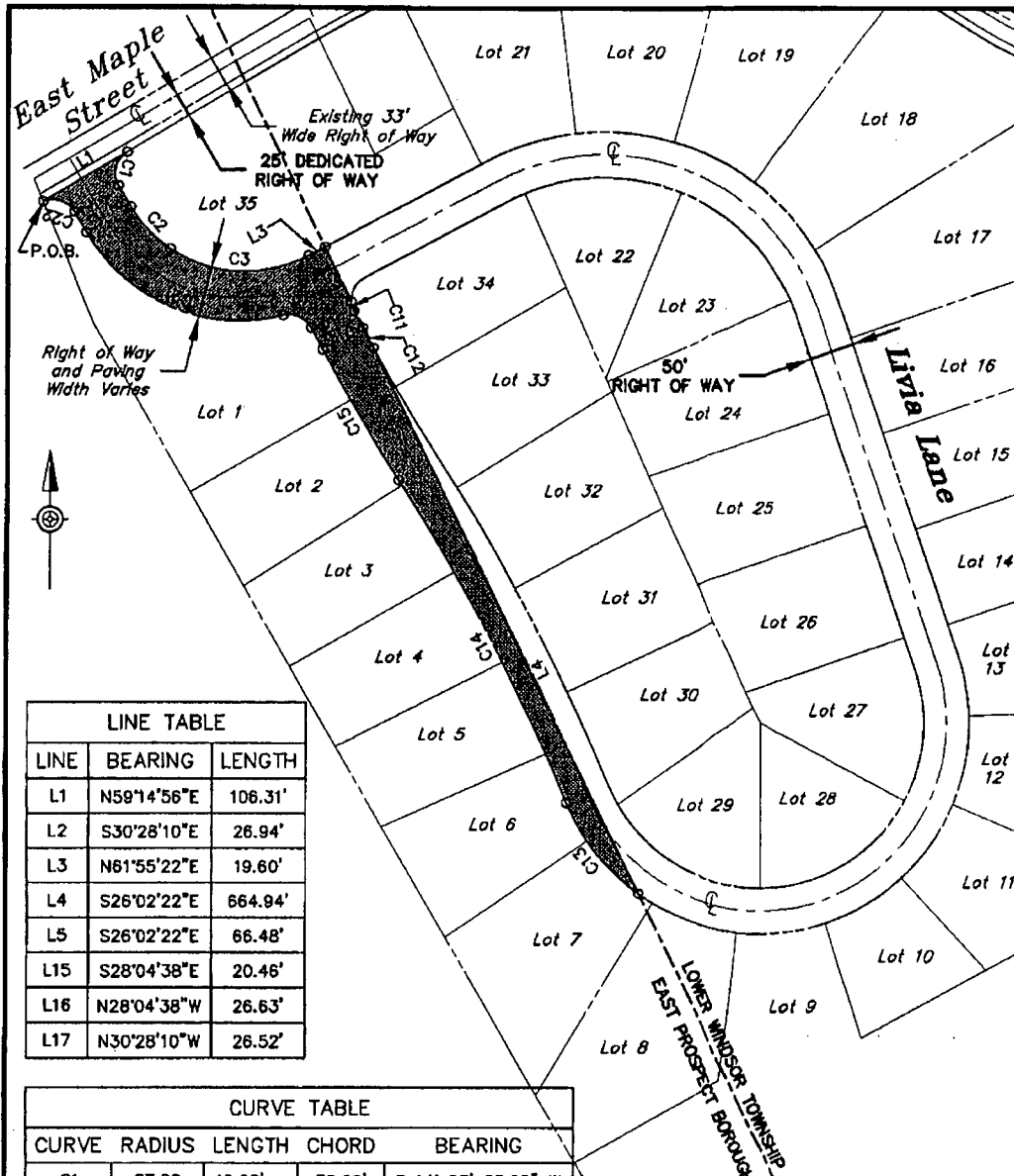
256 L.F. OF CENTERLINE (0.048 MILE)

DENOTES AREA OF RIGHT OF WAY TO BE ADOPTED WITHIN EAST PROSPECT BOROUGH

DRAWN BY	dwl / bdm
CHECKED BY	
SCALE	1"=160'
DATE	3/01/2013
FILE NO.	13953.23.20
DWG. NO.	139532320_B
	(EAST MAPLE ST. BOROUGH)
SHEET	1 OF 1

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www.csdavidson.com

LOWER WINDSOR TOWNSHIP
 STREET ADOPTION PLAN
 FOR
EAST MAPLE STREET
 EAST PROSPECT BOROUGH YORK COUNTY, PENNSYLVANIA
THE NEIGHBORHOOD AT WINTERS RIDGE



LINE TABLE		
LINE	BEARING	LENGTH
L1	N59°14'56"E	106.31'
L2	S30°28'10"E	26.94'
L3	N61°55'22"E	19.60'
L4	S26°02'22"E	664.94'
L5	S26°02'22"E	66.48'
L15	S28°04'38"E	20.46'
L16	N28°04'38"W	26.63'
L17	N30°28'10"W	26.52'

CURVE TABLE				
CURVE	RADIUS	LENGTH	CHORD	BEARING
C1	27.00	42.28'	38.09'	S 14° 23' 23.00" W
C2	139.00	64.12'	63.55'	S 43° 40' 59.00" E
C3	150.30	160.49'	152.97'	S 87° 29' 13.00" E
C11	27.00	10.86'	10.78'	S 16° 33' 58" E
C12	1975.00	25.00'	25.00'	S 28° 26' 23" E
C13	231.51	128.87'	127.21'	N 38° 26' 15" W
C14	2226.56	399.41'	398.88'	N 27° 37' 34" W
C15	2025.00	165.71'	165.66'	N 30° 25' 17" W
C16	27.00	36.02'	33.41'	N 66° 18' 15" W
C21	195.00	252.05'	234.87'	N 67° 30' 00" W
C22	27.00	38.83'	35.57'	N 71° 41' 22" W

NOTE:
 LIVIA LANE IS MORE FULLY SHOWN ON A PLAN ENTITLED "FINAL SUBDIVISION PLAN FOR THE NEIGHBORHOOD AT WINTERS RIDGE", PREPARED BY JAMES R. HOLLEY AND ASSOCIATES, INC., DATED JUNE, 2003 AND RECORDED IN THE YORK COUNTY OFFICE OF THE RECORDER OF DEEDS IN PLAN BOOK 55, PAGE 546.

AREA OF STREET TO BE ADOPTED: 42,032 SQUARE FEET

PAVING WIDTH: 34 FEET
 (PAVING WIDTH VARIES FROM THE INTERSECTION OF EAST MAPLE STREET TO THE INTERSECTION OF LIVIA LANE)

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	(LIVIA LANE BOROUGH)
SHEET	1 OF 1

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STREET ADOPTION PLAN
 FOR
LIVIA LANE

EAST PROSPECT BOROUGH YORK COUNTY, PENNSYLVANIA

THE NEIGHBORHOOD AT WINTERS RIDGE