

## THE GENERAL ASSEMBLY OF PENNSYLVANIA

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# HOUSE BILL

## No. 2582

Session of  
1992

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INTRODUCED BY RUDY, GEORGE, KUKOVICH, HERMAN, KRUSZEWSKI,  
CARLSON, PRESTON, HANNA, TRELLO, JOHNSON, VEON AND ITKIN,  
MARCH 30, 1992

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AS AMENDED ON THIRD CONSIDERATION, HOUSE OF REPRESENTATIVES,  
JUNE 8, 1992

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## AN ACT

1 Authorizing the release of Project 70 and Project 500  
2 restrictions imposed on certain lands being conveyed by  
3 Patton Township, Centre County, in return for the imposition  
4 of Project 70 and Project 500 restrictions on certain lands  
5 being conveyed to Patton Township, Centre County.

6 The General Assembly of the Commonwealth of Pennsylvania  
7 hereby enacts as follows:

8 Section 1. Authorization.

9 The lands being conveyed by Patton Township, Centre County,  
10 and described in section 2 are hereby released from restrictions  
11 imposed under provisions of the act of June 22, 1964 (Sp.Sess.,  
12 P.L.131, No.8), known as the Project 70 Land Acquisition and  
13 Borrowing Act, and the act of January 19, 1968 (1967 P.L.996,  
14 No.443), known as The Land and Water Conservation and  
15 Reclamation Act, in exchange for the imposition of Project 70  
16 and Project 500 restrictions on land to be conveyed to Patton  
17 Township, Centre County, and described in section 3.

18 Section 2. Land to be released from restrictions.

1 The parcels of land authorized to be released from  
2 restrictions are more particularly described as follows:

3 Three parcels of land situated in Patton Township, Centre  
4 County, being more fully shown on a plan entitled "Property  
5 Survey for Grayswood Partnership (Graysdale)," prepared by  
6 Sweetland Engineering & Associates, Inc., drawing number E-717,  
7 dated April 10, 1991, revised October 9, 1991, and bounded and  
8 described as follows:

9 Parcel Number 1

10 Beginning at an existing iron pipe in the northern right-of-  
11 way line of Scotia Road (T.R.337), being a variable width right-  
12 of-way, at the common eastern corner of lands now or formerly of  
13 J. Alvin Hawbaker, being shown on the above mentioned plan, and  
14 the southern corner of the herein described lot; thence along  
15 said lands now or formerly of J. Alvin Hawbaker north 49 degrees  
16 27 minutes 09 seconds west 65.35 feet to a point in the southern  
17 line of lands now or formerly of the Township of Patton, park  
18 area, Plan Book 16, Page 93, Deed Book 294, Page 1044, at the  
19 common northern corner of said lands now or formerly of J. Alvin  
20 Hawbaker and the western corner of said herein described lot;  
21 thence along said lands now or formerly of the Township of  
22 Patton (park area) north 42 degrees 18 minutes 49 seconds east  
23 201.12 feet to an existing iron pipe at the northern corner of  
24 said herein described lot; thence south 48 degrees 28 minutes 12  
25 seconds east 69.31 feet to a point in said northern right-of-way  
26 line of Scotia Road (T.R.337) at the eastern corner of said  
27 herein described lot; thence along said northern right-of-way  
28 line of Scotia Road (T.R.337) south 43 degrees 26 minutes 43  
29 seconds west 200.09 feet to the point or place of beginning.

30 Containing 0.3099 acres, more or less.

Parcel Number 2

Beginning at a point in the northern right-of-way line of Scotia Road (T.R.337), being a variable width right-of-way, at the southern corner of the herein described lot, said point being north 43 degrees 26 minutes 43 seconds east 217.20 feet from an existing iron pipe at the eastern corner of lands now or formerly of J. Alvin Hawbaker as shown on the above mentioned plan; thence north 48 degrees 01 minutes 40 seconds west 69.61 feet to a point in the southern line of lands now or formerly of the Township of Patton, park area, Plan Book 16, Page 93, Deed Book 294, Page 1044, at the eastern corner of said herein described lot; thence along said lands now or formerly of the Township of Patton, park area, north 42 degrees 18 minutes 49 seconds east 273.00 feet to an existing iron pin at the common western corner of lands ~~now~~ NOW or formerly of Daniel R. and Glenn O. Hawbaker, Calvin Zimmerman and Ralph T. Heimer and the northern corner of said herein described lot; thence along said lands now or formerly of Hawbaker, Zimmerman and Heimer south 46 degrees 17 minutes 06 seconds east 77.76 feet to a point in said northern right-of-way line of Scotia Road (T.R.337) at the common southern corner of said lands now or formerly of Hawbaker, Zimmerman and Heimer and the eastern corner of said herein described lot; thence along said northern right-of-way line of Scotia Road (T.R.337) the following three (3) courses and distances: (1) south 44 degrees 57 minutes 55 seconds west 109.81 feet to a point, said point being a point of curvature; thence (2) by the arc of a curve to the left having an arc length of 50.95 feet, a radius of 871.42 feet, a central angle of 03 degrees 21 minutes 00 seconds, a chord distance of 50.94 feet and a chord bearing of south 43 degrees 17 minutes 27

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1 seconds west to a point; thence (3) south 43 degrees 26 minutes  
2 43 seconds west 110.07 feet to the point or place of beginning.  
3 Containing 0.4541 acres, more or less.

4 Parcel Number 3

5 Beginning at an existing axle in the southwestern line of  
6 lands now or formerly of Daniel R. Hawbaker, Glenn O. Hawbaker  
7 Sr., Calvin Zimmerman and Ralph T. Heimer, Lot 10 Plan Book 33,  
8 Page 170, at the common northern corner of other lands now or  
9 formerly of Daniel R. Hawbaker, Glenn O. Hawbaker Sr., Calvin  
10 Zimmerman and Ralph T. Heimer and the eastern corner of the  
11 herein described lot; thence south 42 degrees 18 minutes 49  
12 seconds west 660.00 feet to a point in the northern line of  
13 lands now or formerly of J. Alvin Hawbaker, as shown on the  
14 above mentioned plan, in the northwestern right-of-way line of a  
15 60 foot right-of-way Plan Book 16, Page 93 at the southern  
16 right-of-way line of said herein described lot; thence along  
17 said northwestern right-of-way line of said 60 foot right-of-way  
18 the following two (2) courses and distances: (1) north 47  
19 degrees 52 minutes 43 seconds west 167.79 feet to a point;  
20 thence (2) north 57 degrees 37 minutes 42 seconds west 400.00  
21 feet to a point in line of lands now or formerly of Daniel R.  
22 Hawbaker, Glenn O. Hawbaker Sr., Calvin Zimmerman and Ralph T.  
23 Heimer Plan Book 9, Page 51 at the common northern corner of  
24 said 60 foot right-of-way and the western corner of said herein  
25 described lot; thence along said lands now or formerly of  
26 Hawbaker, Zimmerman and Heimer the following three (3) courses  
27 and distances: (1) north 32 degrees 31 minutes 04 seconds east  
28 437.63 feet to a point; thence (2) north 41 degrees 07 minutes  
29 19 seconds east 315.00 feet to a point at the northern corner of  
30 said herein described lot; thence (3) south 46 degrees 12

1 minutes 40 seconds east 121.77 feet to a point at the western  
2 corner of said lands now or formerly of Hawbaker, Zimmerman and  
3 Heimer, Lot 10 Plan Book 33, Page 170; thence along said lands  
4 now or formerly of Hawbaker, Zimmerman and Heimer, Lot 10 Plan  
5 Book 33, Page 170, south 46 degrees 12 minutes 40 seconds east  
6 521.23 feet to the point or place of beginning.

7 Containing 9.8522 acres, more or less.

8 Section 3. Land on which restrictions are to be imposed.

9 The parcel of land to be subject to restrictions is more  
10 particularly described as follows:

11 A parcel of land situated in Patton Township, Centre County,  
12 being more fully shown on a plan entitled "Graysdale Subdivision  
13 Phase I" prepared by Fahringer, McCarty, Grey, Inc., dated  
14 January 6, 1992, and bounded and described as follows:

15 Beginning at the most southerly corner of the proposed  
16 Graysdale Subdivision, to be recorded, said corner also being on  
17 the proposed northeasterly right-of-way line of Meeks Lane  
18 30.000 feet to center line to be recorded in the aforementioned  
19 Graysdale Subdivision and also being the southwesterly corner of  
20 property now or formerly of State Game Lands No.176; thence from  
21 said point of beginning along the northeasterly right-of-way  
22 line of said Meeks Lane in a northwesterly direction by a curve  
23 to the right having a radius of 320.000 feet for an arc distance  
24 of 82.470 feet, subtended by a chord bearing of north 35 degrees  
25 19 minutes 29 seconds west, for a chord distance of 82.240 feet;  
26 thence along same north 27 degrees 56 minutes 30 seconds west  
27 52.800 feet; thence along same in a northwesterly direction by a  
28 curve to the left having a radius of 480.000 feet for an arc  
29 distance of 214.255 feet; thence along same north 53 degrees 31  
30 minutes 00 seconds west 28.195 feet to a point on the

1 southeasterly right-of-way line of Graysdale Boulevard 80 foot  
2 width to be recorded in the aforementioned Graysdale  
3 Subdivision; thence along said southeasterly right-of-way line  
4 of Graysdale Boulevard in a northerly direction by a curve to  
5 the right having a radius of 50.000 feet for an arc distance of  
6 79.865 feet; thence along same north 37 degrees 59 minutes 58  
7 seconds east 11.565 feet; thence along same in a northerly  
8 direction by a curve to the left having a radius of 740.000 feet  
9 for an arc distance of 396.605 feet; thence along same north 07  
10 degrees 17 minutes 30 seconds east 58.945 feet; thence along  
11 same in a northerly direction by a curve to the right having a  
12 radius of 2400.000 feet for an arc distance of 333.010 feet;  
13 thence along same in a northeasterly direction by a curve to the  
14 right having a radius of 825.000 feet for an arc distance of  
15 415.695 feet to a point on the center line of an existing 40  
16 foot wide utility easement; thence along the center line of said  
17 utility easement south 26 degrees 13 minutes 47 seconds east  
18 915.570 feet to a point on line of lands now or formerly of  
19 James A. and Nancy C. Bennett; thence along line of lands of  
20 said James A. and Nancy C. Bennett, lands now or formerly of  
21 Gary L. and Diane S. Hartman, land now or formerly of Richard P.  
22 and Wanda K. Meyers and lands now or formerly of State Game  
23 Lands No.176 south 42 degrees 18 minutes 49 seconds west 884.620  
24 feet to the point of beginning.

25       Containing 14.103 acres, more or less.

26       Section 4. Deed restriction.

27       The restriction to be included in the deed to the parcel  
28 described in section 3 shall read as follows:

29               This indenture is given to provide land for recreation,  
30               conservation and historical purposes as defined in the

1           act of June 22, 1964 (Sp.Sess., P.L.131, No.8), known as  
2           the Project 70 Land Acquisition and Borrowing Act, and  
3           the act of January 19, 1968 (1967 P.L.996, No.443), known  
4           as The Land and Water Conservation and Reclamation Act.

5 Section 5.   Effective date.

6       This act shall take effect immediately.