

ZONING ORDINANCE NO.

2014-01

ZONING ORDINANCE AMENDMENT

THIS IS AN ORDINANCE for the purpose of amending and changing the zoning ordinances of the County of Shelby as it relates to a certain tract of property known as 3215 S 725 East, Waldron, Indiana, specifically amending the Shelby County, Indiana Zoning Ordinance adopted by the Board of Commissioners of Shelby County, Indiana on September 18, 2008, which became effective on October 18, 2008, including and incorporating therein Township Zoning Maps dated September 18, 2008 as amended, showing the boundary lines of certain Zoning Districts thereon.

BE IT ORDAINED by the Board of Commissioners of Shelby County Indiana, as follows:

Section 1: Purpose. The purpose of this Ordinance shall be to amend the Zoning Map of Liberty Township of the Shelby County Code and the zoning ordinances there under as it relates to the real estate specifically described in Section 2 of this Ordinance to change the designation of said real estate from being zoned A1- Conservation Agricultural, to a designation RE –Residential Estate (approximately 3.22 acres).

Section 2: Amendment. Shelby County, Indiana Zoning Ordinance adopted by the Board of Commissioners of Shelby County, Indiana on September 18, 2008, which became effective on October 18, 2008, including and incorporating therein Township Zoning Maps dated September 18, 2008, as amended, showing the boundary lines of certain Zoning Districts thereon, are hereby amended by adding the following sub-section:

Land rezoned from “A1- Conservation Agricultural” to “RE- Residential

Estate”:

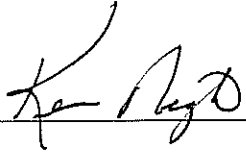
The following parcel of land and real estate located in Liberty Township, Shelby County, Indiana and particularly described herein being formerly zoned and shown on the Liberty Township Zoning District Map and lying in an “A1- Conservation Agricultural” district is hereby rezoned to “RE- Residential Estate”.

See attached legal description of subject rezone tract.

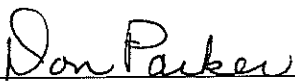
Section 3: Effective Date. This ordinance shall be in full force and effect from and after its adoption by the Board of Commissioners of Shelby County, Indiana.

Section 4: Repealable Provisions. All ordinances and parts of ordinances in conflict with the specific amendment herein are hereby repealed.

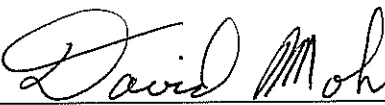
ADOPTED this 3rd day of February 2014, by a vote of 3 ayes and 0 nays of members of the Board of Commissioners of Shelby County, Indiana.



Kevin Nigh, President

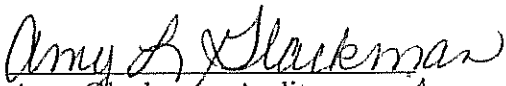


Donald Parker, Member



David Mohr, Member

ATTEST:


Amy Glackman, Auditor *js*
Shelby County, Indiana

LEGAL DESCRIPTION

A part of the West half of the Northwest Quarter of Section 21, Township 12 North, Range 8 East, Shelby County, Indiana; described as follows:

Commencing at the railroad spike (over a stone) that marks the Northwest corner of the above described West half of the Northwest quarter of Section 21; thence with the North line of the half quarter North 89 degrees 52 minutes 02 seconds East 1317.12 feet to the Northeast corner of the half quarter; thence with the East line of the half quarter South 00 degrees 25 minutes 56 seconds East 1760.76 feet to a mag nail and the true point of beginning of the tract herein described;

Thence continue with the East line of the half quarter South 00 degrees 25 minutes 56 seconds East 606.45 feet to a mag nail in a bridge deck; thence with the center of a small creek North 88 degrees 48 minutes 49 seconds West 42.50 feet; thence leaving said creek North 34 degrees 41 minutes 46 seconds West (passing a 5/8 inch rebar at 36.00 feet) 559.48 feet to a 5/8 inch rebar; thence North 04 degrees 56 minutes 46 seconds East 130.37 feet to a 5/8 inch rebar; thence North 87 degrees 23 minutes 56 seconds East 345.51 feet to the point of beginning, containing 3.222 acres more or less and subject to the right of way of County Road 725 East on the East line of the tract; also subject to those rights that may exist to a small cemetery located on said tract and also subject to any other existing right of ways, easements or restrictions.

Bearings used in this description are based on State Plane Coordinates for the Eastern Zone of the State of Indiana.

I hereby certify that I have prepared the above description and accompanying plat from actual field surveys completed by myself on October 30, 2013. Furthermore this survey conforms to 865-IAC 1-12-19.

For: Tom and Sally Bogemann

W. Taylor Sumerford, Jr.
Licensed Land Surveyor
#11242 Indiana