

ZONING ORDINANCE NO. 2014 - 24

ZONING ORDINANCE AMENDMENT

THIS IS AN ORDINANCE for the purpose of amending and changing the zoning ordinance of the County of Shelby as it relates to a certain tract of property known as 6179 E US 52, Morristown, 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 Hanover Township of the Shelby County Code and the zoning ordinances thereunder 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 R1 – Single-Family Residential (approximately .1.65 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,” Agricultural Conservation, to “R1”, Single-Family

Residential :

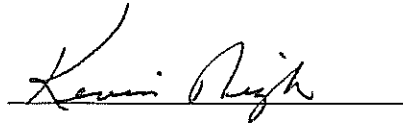
The following parcel of land and real estate located in Hanover Township, Shelby County, Indiana and particularly described herein being formerly zoned and shown on the Hanover Township Zoning District Map and lying in an “A1” Conservation Agricultural district is hereby rezoned to “R1” Single-Family Residential:

See attached legal description of subject rezone tract.

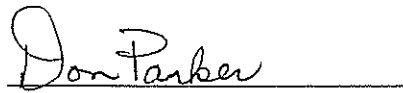
Section 3: Effective Date. This ordinance shall be in full force and effect from and after its adoption by the Board of Commissioners of Shelby County, Indiana.

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 All ordinances and parts of ordinances in conflict with the specific amendment herein are hereby repealed.

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



Kevin Nigh, President

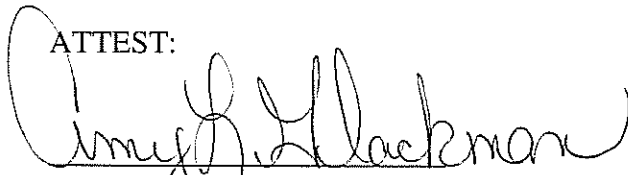


Don Parker, Member



David Mohr, Member

ATTEST:



Amy Glackman, Auditor
Shelby County, Indiana

LEGAL DESCRIPTION

A part of the West half of the Northwest Quarter of Section 17, Township 14 North, Range 8 East, Shelby County, Indiana; described as follows:

Commencing at the Shelby County Survey Monument that marks the Northwest corner of the above described West half of the Northwest quarter of Section 17; thence with the West line of the half quarter South 00 degrees 11 minutes 26 seconds East 1194.68 feet to the physical center of US Route 52; thence with said center South 71 degrees 21 minutes 41 seconds East 696.16 feet to a point referenced by a 5/8 inch rebar located South 02 degrees 01 minute 22 seconds West 26.09 feet and the point of beginning of the tract herein described;

Thence continue with said road center South 71 degrees 21 minutes 41 seconds East 291.85 feet to a point referenced by a 5/8 inch rebar located South 14 degrees 05 minutes 23 seconds West 25.08 feet; thence South 14 degrees 05 minutes 23 seconds West 248.05 feet to a 5/8 inch rebar; thence North 84 degrees 38 minutes 29 seconds West 228.19 feet to a 5/8 inch rebar; thence North 02 degrees 01 minute 22 seconds East 312.76 feet to the point of beginning, containing 1.646 acres more or less and subject to the right of way of US 52 on the North line of the 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 for the State of Indiana.

I hereby certify that I have prepared the description and accompanying plat from actual field surveys completed by myself on August 13, 2013. Furthermore this survey conforms with 865-IAC 1-12-19.

For: Arlene Freeman

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