

ZONING ORDINANCE NO. 2014-26

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 5541N 300 East, Shelbyville, 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 Marion 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 A2 – Agricultural to a designation R1 – Single-Family Residential (approximately 1.50 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 subsection:

Land rezoned from “A2,” Agricultural, to “R1”, Single-Family Residential :

The following parcel of land and real estate located in Marion Township, Shelby County, Indiana and particularly described herein being formerly zoned and shown on the Marion Township Zoning District Map and lying in an “A2” 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 All ordinances and parts of ordinances in conflict with the specific amendment herein are hereby repealed.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 8th 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

Kevin Nigh, President

Don Parker

Don Parker, Member

David Mohr

David Mohr, Member

ATTEST:

Amy Glackman

Amy Glackman, Auditor
Shelby County, Indiana

Description for the Thelma Marie Merry rezone.

**New Description for the 1.500 acres Split per this survey from Tract #1 per the parent deed.
To be rezoned to "R1".**

A part of the Northeast quarter of the Southeast quarter of Section 3, Township 13 North, Range 7 East, Marion Township, Shelby County, Indiana and being more particularly described as follows:

Commencing at the Northeast corner of the said quarter-quarter section, thence South 89 degrees 58 minutes 07 seconds West, (Bearings based on NAD 83, Indiana East, State plane Coordinates) (being previously described as South per Instrument #2009005653), along the East line of the said quarter-quarter section a distance of 193.00 feet to a mag nail with a Powell washer set at the Northeast corner of the North-5.36 acre tract described in Instrument #2009005653, said point also being the point of beginning of the tract here in described; thence continuing South 00 degrees 47 minutes 05 seconds East, along the said line a distance of 193.00 feet to a mag nail with a Powell washer set at the Southeast corner of the said 5.36 acre tract; thence South 89 degrees 58 minutes 07 seconds West, parallel to the North line of the said quarter-quarter section and being along the South line of the said 5.36 acre tract a distance of 338.58 feet to a Powell capped rebar; thence North 00 degrees 47 minutes 05 seconds West, parallel to the East line of the said quarter-quarter section a distance of 193.00 feet to a Powell capped rebar set on the North line of the said 5.36 acre tract; thence North 89 degrees 58 minutes 07 seconds East, parallel to the North line of the said quarter-quarter section and being along the North line of the said 5.36 acre tract a distance of 338.58 feet to the point of beginning, containing 1.500 acres more or less and being subject to the right of way of County Road 300 East along the East line, also subject to any and all easements, right of ways and restrictions.

New Description for Tract #2, 9.211 acres tract per this survey (being the remainder of Tract #1, combined with Tract #2 per the parent deed). To retain the "A2" zoning.

A part of the Northeast quarter of the Southeast quarter of Section 3, Township 13 North, Range 7 East, Marion Township, Shelby County, Indiana and being more particularly described as follows:

Commencing at the Northeast corner of the said quarter-quarter section, thence South 89 degrees 58 minutes 07 seconds West, (Bearings based on NAD 83, Indiana East, State plane Coordinates) (being previously described as South per Instrument #2009005653), along the East line of the said quarter-quarter section a distance of 386.00 feet to a mag nail with a Powell washer set at the Northeast corner of the Middle-5.36 acre tract described in Instrument #2009005653, said point also being the point of beginning of the tract here in described; thence continuing South 00 degrees 47 minutes 05 seconds East, along the said line a distance of 193.00 feet to the Southeast corner of the said Middle-5.36 acre tract; thence South 89 degrees 58 minutes 07 seconds West, parallel to the North line of the said quarter-quarter section and being along the South line of the said Middle-5.36 acre tract a distance of 1208.69 feet to the Southwest corner of the said Middle -5.36 acre tract; thence North 00 degrees 48 minutes 55 seconds West, along the West line of the said Middle-5.36 acre tract and along the West line of the North-5.36 acre tract also described in Instrument #2009005653 distance of 386.00 feet to the Northwest corner of the said North-5.36 acre tract; thence North 89 degrees 58 minutes 07 seconds East, parallel to the North line of the said quarter-quarter section and being along the North line of the said North-5.36 acre tract a distance of 870.31 feet to a Powell capped rebar; thence South 00 degrees 47 minutes 05 seconds East, parallel to the East line of the said quarter-quarter section a distance of 193.00 feet to a Powell capped rebar set on the South line of the said North-5.36 acre tract; thence North 89 degrees 58 minutes 07 seconds East, parallel to the North line of the said quarter-quarter section and being along the South line of the said North-5.36 acre tract a distance of 338.58 feet to the point of beginning, containing 9.211 acres more or less