

**ZONING ORDINANCE NO.**

2016-07

**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 8771 S 250 W, Flat Rock, IN . 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 Washington 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 R1- Single Residential (approximately 1.077 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 Washington Township, Shelby County, Indiana and particularly described herein being formerly zoned and shown on the Washington 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Provisions.** All ordinances and parts of ordinances in conflict with the specific amendment herein are hereby repealed.

## LEGAL DESCRIPTION

Tim Emerick

A part of the Southwest quarter of Section 14, Township 11 North, Range 6 East, Shelby County Indiana; described as follows:

Commencing at the 2 inch iron pipe over a stone that marks the Northeast corner of the above described Southwest quarter of Section 14; thence with the East line of said quarter South 01 degree 18 minutes 47 seconds West 1587.55 feet to mag nail and the true point of beginning of the tract herein described;

Thence continue with the East line of the quarter South 01 degree 18 minutes 47 seconds West 186.00 feet to a mag nail at the Southeast corner of a 5.001 acre tract as recorded at Deed Record 327 Page 80 in the Office of Recorder of Shelby County, Indiana; thence North 88 degrees 41 minutes 13 seconds West 252.30 feet to a 5/8 inch rebar at the Southwest corner of said 5.001 acre tract; thence with the West line of said 5.001 acre tract North 01 degree 18 minutes 47 seconds East 186.00 feet to a 5/8 inch rebar; thence South 88 degrees 41 minutes 13 seconds East 186.00 feet to the point of beginning containing 1.077 acres more or less and subject to the right of way of County Road 250 West on the 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 of the State of Indiana.

A PART OF THE SOUTHWEST QUARTER  
 OF SECTION 14, TOWNSHIP 11 NORTH,  
 RANGE 6 EAST, WASHINGTON TOWNSHIP,  
 SHELBY COUNTY, INDIANA.

NE COR. SW 1/4  
 SEC. 14-11-6  
 2" PIPE 0.3 DEEP  
 ON TOP OF STONE  
 AGREES WITH  
 CO. SURVEYOR'S TIES.

RR SPIKE  
 UNDER ASPH.

5/8" REBAR  
 FOUND

242.73

873.55

3.923 Ac.

640.71

714.00

Co. Road 250 WEST

5/8" REBAR  
 & CAP  
 PLACED

Remain A2

MAG. NAIL  
 PLACED

Rezone R1

1.077 Ac.

186.00

186.00

5/8" REBAR

MAG. NAIL  
 PLACED OVER  
 RAILROAD SPIKE

SCALE  
 1" = 100'

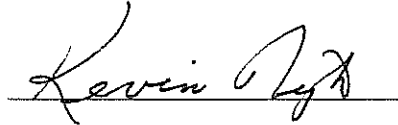
W. Taylor Sumnerford Jr.  
 W. TAYLOR SUMNERFORD JR.  
 LIC. LAND SURVEYOR  
 411242 INDIANA  
 FIELD WORK COMPLETED.

SE COR. SW 1/4  
 SEC. 14-11-5  
 RR SPIKE  
 UNDER ASPH.  
 AGREES WITH  
 CO. SURVEYOR'S  
 TIES.

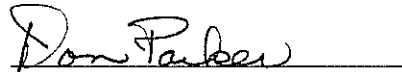
872.71

ADOPTED this 28<sup>th</sup> day of March, 2016 by a vote of 3 ayes and 0

nays of members of the Board of Commissioners of Shelby County, Indiana.



Kevin Nigh, President

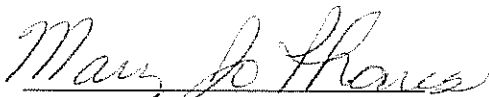


Don Parker, Member



Chris Ross, Member

ATTEST:



Mary Jo Phares, Auditor  
Shelby County, Indiana