

ZONING ORDINANCE NO.

15-05

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 5752 E River Road, Waldron. 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 Noble 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 A2- Agricultural (approximately 6.839 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 “A1,” Conservation Agricultural, to “A2”

Agricultural:

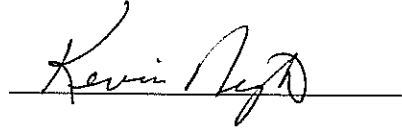
The following parcel of land and real estate located in Noble Township, Shelby County, Indiana and particularly described herein being formerly zoned and shown on the Noble Township Zoning District Map and lying in an “A1” Agricultural district is hereby rezoned to “A2” Agricultural:

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 All ordinances and parts of ordinances in conflict with the specific amendment herein are hereby repealed.

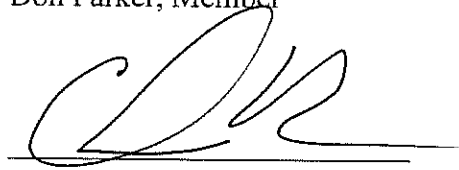
ADOPTED this 2nd day of February, 2015 by a vote of 3 ayes and 0 nays of members of the Board of Commissioners of Shelby County, Indiana.



Kevin Nigh, President



Don Parker, Member



Chris Ross, Member

ATTEST:



Mary Jo Phares, Auditor
Shelby County, Indiana

EXHIBIT "A"

Part of the Northeast Quarter of Section 7, Township 11 North, Range 8 East in Noble Township, Shelby County, Indiana, said part being more particularly described as follows:

Commencing at a railroad spike found marking the Northeast corner of said Quarter Section; thence South 00 degrees 00 minutes 00 seconds West (assumed bearing) along the East line of said Quarter Section 1268.44 feet to the intersection of the East line of said Quarter Section with the centerline of River Road (the next eight calls are along the centerline of said River Road);

- 1) North 83 degrees 46 minutes 46 seconds West 1177.42 feet to the point of curvature of a tangent curve to the left having a radius which bears South 6 degrees 13 minutes 14 seconds West 136.00 feet, and having a central angle of 28 degrees 57 minutes 51 seconds;
- 2) Westerly along the arc of said curve 68.75 feet to a mag spike marking the POINT OF BEGINNING of this description and being a point on a curve having a radius which bears South 22 degrees 44 minutes 37 seconds East 136.00 feet, and having a central angle of 47 degrees 52 minutes 14 seconds;
- 3) Southwesterly along the arc of said curve 113.63 feet to the point of tangency of said curve;
- 4) South 19 degrees 23 minutes 09 seconds West 73.50 feet to the point of curvature of a tangent curve to the right having a radius which bears North 70 degrees 36 minutes 51 seconds West 205.00 feet, and having a central angle of 63 degrees 52 minutes 23 seconds;
- 5) Southwesterly along the arc of said curve 228.53 feet to the point of tangency of said curve;
- 6) South 83 degrees 15 minutes 32 seconds West 47.92 feet to the point of curvature of a tangent curve to the right having a radius which bears North 6 degrees 44 minutes 28 seconds West 400.00 feet, and a central angle of 23 degrees 30 minutes 53 seconds;
- 7) Westerly along the arc of said curve 164.16 feet to the point of tangency of said curve;
- 8) North 73 degrees 13 minutes 35 seconds West 59.84 feet to a mag spike; thence North 01 degree 22 minutes 48 seconds East 670.34 feet to a capped 5/8 inch rebar (Accura); thence South 89 degrees 13 minutes 16 seconds East 413.98 feet to a capped 5/8 inch rebar (Accura); thence South 00 degrees 32 minutes 49 seconds East 345.94 feet to a capped 5/8 inch rebar (Accura); thence South 77 degrees 25 minutes 01 second East 87.87 feet to a capped 5/8 inch rebar (Accura); thence South 23 degrees 34 minutes 18 seconds East 43.86 feet to the Point of Beginning, containing 6.839 acres, more or less.

Subject, however, to all legal highways, rights of way, easements and restrictions of record.

Parcel No.: Split from 73-16-07-200-001.000-014