

ORDINANCE NO. 2 - 2004

Ordinance Annexing Real Estate

THIS MATTER involves the annexation of contiguous real estate into the corporate Town of Roann, Indiana.

WHEREAS, the real estate to be annexed is contiguous to the corporate boundaries of the Town of Roann, Indiana; and

WHEREAS, the Board of Directors of the Town of Roann has considered the same, has conducted public hearing hereon and is duly advised in the premises.

NOW, THEREFORE, BE IT HEREBY ORDAINED, that the following described real estate located in Wabash County, Indiana, to-wit:

See attached Exhibit A in two parts

consisting of 32.57 acres, more or less, is hereby annexed to the Town of Roann, Indiana.

BE IT FURTHER ORDAINED that the municipal property taxes imposed on the annexed territory be impounded in a special fund after the annexation takes effect and used to meet the basic services of the annexed property for a period of three (3) years.

a. Basic services include those as are set out in Indiana Code 36-4-3-13(d)(4) which shall include fire protection, street and road maintenance and other non-capital services as normally provided within the corporate limits within one (1) year; and


b. Basic services as described in Indiana Code 36-4-3-13(d)(5) which shall include street construction, street lighting, sewage and water facilities and storm water drainage facilities as normally provided within the corporate limits within three (3) years.

BE IT FURTHER ORDAINED that all property taxes impounded in the fund created by this ordinance shall be expended for the necessary capital and non-capital improvements and maintenance no later than five (5) years after the effective date of this annexation.

THIS ORDINANCE shall be published in a manner prescribed by applicable law.

PASSED on final reading this 13th day of July, 2004.

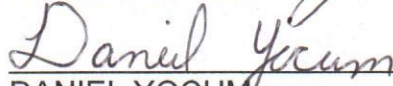
ROANN TOWN BOARD



BRADY BOWER




STEVE JOHNSON



DANIEL YOCUM

ATTEST:




JANET LYONS
Clerk-Treasurer

CERTIFICATION

I, JANET LYONS, Clerk-Treasurer of the Town of Roann, Indiana, hereby certify that the foregoing Ordinance No. 2-2004, is a true, correct and complete copy as appears of record in my office.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 13th day of July, 2004.



JANET LYONS
Clerk-Treasurer



DESCRIPTION: Part of the Fractional Northeast Quarter of Section number 2, Township 28 North, Range 5 East, Wabash County, Indiana, being more particularly described as follows:

Commencing at the southeast corner of said Fractional Northeast Quarter, marked by a Wabash County section corner monument; thence North 00 degrees 00 minutes 00 seconds East (assumed bearing), along the east line of said Fractional Northeast Quarter, a distance of 1475.61 feet; thence South 90 degrees 00 minutes 00 seconds West, 33.16 feet to the westerly right of way line of Chippewa Street and the POINT OF BEGINNING; thence continuing South 90 degrees 00 minutes 00 seconds West, 216.83 feet to the westerly boundary of a tract of land now (or formerly) owned by John C. Coppler and Ruby J. Coppler as recorded on page 361 of deed record 276 in the records of the office of the Wabash County, Indiana Recorder; thence North 00 degrees 00 minutes 00 seconds East, 94.59 feet; thence South 89 degrees 41 minutes 45 seconds West, 1058.13 feet to the southeasterly right of way line of the former Vandalia Railroad; thence South 54 degrees 27 minutes 51 seconds West, along said right of way line, 167.86 feet; thence North 35 degrees 36 minutes 02 seconds West, 100.00 feet to the northwesterly right of way line of said railroad; thence South 54 degrees 27 minutes 51 seconds West, along said right of way line, 174.24 feet to the southwest corner of Lot 5 in Pine Ridge Estates as recorded on pages 503-508 of Plat Book 7 in the records of said Recorder's Office; thence North 35 degrees 36 minutes 02 seconds West, along the westerly line of said Lot 5, a distance of 250.00 feet to the southerly line of Adams Street extended southwestwardly; thence South 54 degrees 27 minutes 51 seconds West, along said right of way extension, 10.76 feet; thence North 35 degrees 36 minutes 02 seconds West, 50.00 feet to the northerly line of Adams Street extended southwestwardly; thence North 54 degrees 27 minutes 51 seconds East, along said right of way extension, 390.00 feet to the southwest corner of Lot 6 in Wheatfield Estates as recorded on pages 193-194 of Plat Book 7 in said Recorder's Office; thence North 35 degrees 35 minutes 59 seconds West, along the westerly line of said Lot 6, a distance of 135.00 feet to the northwest corner thereof; thence North 00 degrees 00 minutes 00 seconds East, 788.96 feet; thence South 89 degrees 52 minutes 20 seconds East, 294.22 feet to the southwest corner of Lot 4 in said Pine Ridge Estates; thence North 00 degrees 48 minutes 27 seconds West, along the westerly line of said Lot 4, a distance of 200.56 feet; thence North 00 degrees 28 minutes 14 seconds West, 192.02 feet; thence North 00 degrees 02 minutes 12 seconds East, 296.00 feet to the north line of said Fractional Northeast Quarter; thence South 89 degrees 35 minutes 02 seconds East, along said north line, 296.00 feet to the westerly right of way line of West Street extended northerly; thence South 00 degrees 02 minutes 12 seconds West, along said westerly right of way line, 967.57 feet to the northerly line of Adams Street; thence South 00 degrees 00 minutes 00 seconds East, along said westerly right of way line, 623.60 feet to the northwesterly right of way line of the former Vandalia Railroad; thence North 54 degrees 27 minutes 51 seconds East, along said northwesterly right of way line, 36.86 feet; thence South 00 degrees 00 minutes 00 seconds East, along the easterly line of West Street extended southerly, a distance of 144.53 feet; thence North 90 degrees 00 minutes 00 seconds East, 268.78 feet; thence North 00 degrees 00 minutes 00 seconds East, 54.00 feet; thence North 90 degrees 00 minutes 00 seconds East, 528.00 feet; thence South 00 degrees 00 minutes 00 seconds East, 54.00 feet; thence North 90 degrees 00 minutes 00 seconds East, 12.00 feet; thence South 00 degrees 00 minutes 00 seconds East, 66.00 feet; thence North 90 degrees 00 minutes 00 seconds East, 132.00 feet to the westerly right of way line of Chippewa Street; thence South 00 degrees 00 minutes 00 seconds East, 240.00 feet to the POINT OF BEGINNING.

Containing 28.54 acres, more or less.

EXHIBIT A

*PROPOSED ANNEXATION
TOWN OF ROANN, INDIANA*

DESCRIPTION: Part of the Southwest Quarter of Section number 36, Township 29 North, Range 5 East, Wabash County, Indiana, being more particularly described as follows:

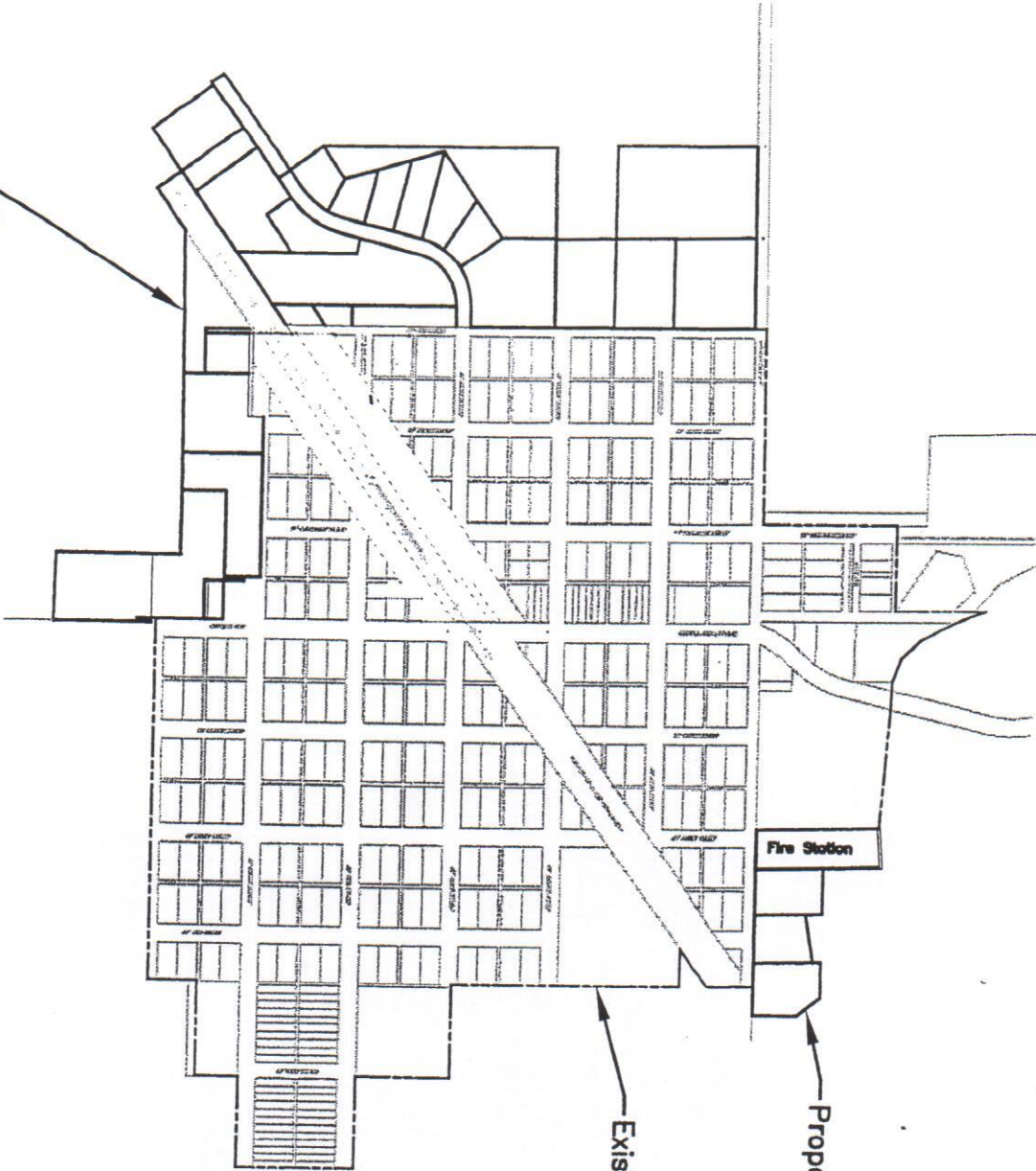
Commencing at the southwest corner of said Southwest Quarter, marked by a Wabash County section corner monument; thence South 89 degrees 41 minutes 38 seconds East (assumed bearing), along the south line of said Southwest Quarter, 727.17 feet to the POINT OF BEGINNING; thence North 01 degrees 01 minutes 38 seconds West, along the westerly boundary of a tract of land now (or formerly) owned by The Roann Volunteer Fire Department, Inc. as recorded on page 257 of deed record 244 in the records of the office of the Wabash County, Indiana Recorder, a distance of 439.00 feet; thence North 85 degrees 49 minutes 59 seconds East, along said boundary, 132.16 feet; thence South 01 degrees 01 minutes 38 seconds East, along said boundary, 194.31 feet to the northwesterly corner of a tract of land now (or formerly) owned by Robert J. Slee and Nancy J. Slee as recorded on page 51 of deed record 260 in said Recorder's Office; thence South 89 degrees 41 minutes 55 seconds East, along said boundary, 150.58 feet; thence South 00 degrees 53 minutes 49 seconds East, along said boundary, 56.13 feet to the northwest corner of a tract of land now (or formerly) owned by Terry Thomas and Jeanne Thomas as recorded on page 153 of deed record 287 in said Recorder's Office; thence North 80 degrees 03 minutes 25 seconds East, along said boundary, 161.49 feet to the westerly boundary of a tract of land now (or formerly) owned by Keith Dyson and Marilyn Dyson as recorded on pages 550-557 of deed record 308 in said Recorder's Office; thence North 00 degrees 22 minutes 12 seconds East, along said boundary, 27.44 feet; thence South 89 degrees 41 minutes 38 seconds East, along said boundary, 125.00 feet; thence South 36 degrees 48 minutes 05 seconds East, along said boundary, 100.96 feet thence South 00 degrees 22 minutes 12 seconds West, along said boundary, 174.48 feet to the south line of said Southwest Quarter; thence North 89 degrees 41 minutes 38 seconds West, along said south line, 622.48 feet to the POINT OF BEGINNING.

Containing 4.03 acres, more or less.

Subject to right of way for Indiana State Road number 16.

Also subject to easements, rights of way and restrictions of record.

Proposed Annexation Area



Existing Town Limit

Proposed Annexation Area



GOVE ASSOCIATES, INC.

70 EAST 91st STREET
 INDIANAPOLIS, INDIANA
 (317) 843-0022

6524 CONSTITUTION DRIVE
 FORT WAYNE, INDIANA
 (260) 435-1414

ARCHITECTS . ENGINEERS . PLANNERS . SURVEYORS



PROPOSED ANNEXATION AREA
 FOR THE TOWN OF ROANN

ROANN, INDIANA
 WABASH COUNTY, INDIANA