N/C
2 CR

2012R-002566
PATRICIA A BROOKS
WARRICK COUNTY RECORDER
RECORDED AS PRESENTED ON
03/15/2012 12:28 PM
REC FEE: 0.00
PAGES: 1

WARRICK COUNTY COMMISSIONERS ORDINANCE # 2012-11

PLAN COMMISSION DOCKET # PC-R-12-04

AN ORDINANCE TO AMEND THE WARRICK COUNTY, INDIANA COMPREHENSIVE ZONING ORDINANCE BY REZONING CERTAIN REAL ESTATE IN WARRICK COUNTY, INDIANA

BE IT ORDAINED BY THE COUNTY COMMISSIONERS OF WARRICK COUNTY, INDIANA:

Section 1. That the Warrick County, Indiana Comprehensive Zoning Ordinance and the Warrick County Zoning District Maps dated February 1, 2005, and made a part of said Ordinance, be and the same are hereby amended as follows:

That the boundaries of the "A" Agricultural, as shown on said Warrick County Zoning District Maps, be amended as to the following described real estate:

Part of the West Half of Section 27, Township 5 South, Range 8 West, Boon Township, Warrick County, Indiana, more particularly described as follows:

BEGINNING at the Northeast Corner of the Southeast Quarter of the Northwest Quarter of said Section 27; thence South 00° 32' 23" East, along the East line thereof, 1319.07 feet to the Southeast Corner of said Quarter Quarter Section; thence North 88° 00' West, along the South line thereof, 1049.13 feet; thence North 00° 32' 23" East 1649.07 feet to the centerline of Millersburgh Road; thence South 88° 00' East, along said centerline, 1049.13 feet to the East line of the Northwest Quarter of said Section 27; thence South 00° 32' 23" EAST, along said East line, 330.0 feet to the POINT OF BEGINNING and containing 39.70 acres, more or less

which real estate is now zoned and classified as part of the "A" Agricultural District, as shown on the aforesaid Warrick County Zoning District Maps, so that said above described real estate shall be and the same is hereby rezoned and reclassified from said "A" Agricultural District to said "M-1" District.

Section 2. All Ordinances and parts of Ordinances in conflict herewith are hereby repealed.

Section 3. This Ordinance shall be in full force and effect from and after its passage by the Board of Commissioners of the County of Warrick, State of Indiana.

Tim Mosley
President

Don Wilt
Member

Mark Wershert
Member

BOARD OF COMMISSIONERS
WARRICK COUNTY, INDIANA

ATTEST:

LB Dugan
County Auditor

3-12-12
Date Approved

I affirm under the penalties for perjury, that I have taken reasonable care to redact each social security number in this document, unless required by law.

Bill Bivins
Signature

Bill Bivins
Printed Name

This document prepared by Bill Bivins.

X REF DF2 CARD 13962 INS. 50799
2000R - 004053

8 0 2 4 0 0 0
Tx:4015605

Receipt No. 18156
& 18167

PETITION

FOR CHANGE OF THE ZONING ORDINANCE MAPS

PC- R- 12-04

Petitioner: KIRBY BROADVIEW FARMS, INC.
James W. Kirby, President
Address: 899 Eskew Road
Boonville, IN 47601
Email Address: _____

Owner of Record: SAME
Address: _____
Email Address: _____

Lessee: _____
Address: _____
Email Address: _____

1. Petition is hereby made for the change of "Zoning Maps" of the City or Town of _____ ( ). County of Warrick (✓), (Check One), State of Indiana, under the authority vested in the Warrick County Area Plan Commission by Chapter 138, Article V, Section 51 and of the 1957 Act of the General Assembly, as amended, State of Indiana.

2. Premises affected are situated on the S side of MILLERSBURGH ROAD, a distance of 0 feet E (S. W. N. E.) of the corner formed by the intersection formed by ESKEW ROAD and MILLERSBURGH ROAD.

Subdivision or Legal Description:

Part of the West Half of Section 27, Township 5 South, Range 8 West, Boon Township, Warrick County, Indiana, more particularly described as follows:

BEGINNING at the Northeast Corner of the Southeast Quarter of the Northwest Quarter of said Section 27; thence South 00° 32' 23" East, along the East line thereof, 1319.07 feet to the Southeast Corner of said Quarter Quarter Section; thence North 88° 00' West, along the South line thereof, 1049.13 feet; thence North 00° 32' 23" East 1649.07 feet to the centerline of Millersburgh Road; thence South 88° 00' East, along said centerline, 1049.13 feet to the East line of the Northwest Quarter of said Section 27; thence South 00° 32' 23" ~~West~~ EAST, along said East line, 330.0 feet to the POINT OF BEGINNING and containing 39.70 acres, more or less

3. Located in Zone District Designated as: (Circle one or show one.)

City or Town: F.P., CON., A., R.S., R-1, R-1A, R-1B, R-1C, R-1D, R-2, R-3, R-O, C-1, C-2, C-3, C-4, W-R, M-1, M-2, PUD.

County: F.P., CON., (A), R.S., R-1, R-1A, R-1B, R-1C, R-1D, R-2, R-2A, R-2B, R-3, R-O, R-MH, C-1, C-2 C-3, C-4, W-R, W-1, M-1, M-2, M-3, PUD.

4. Requested change to: (Circle one or Show one.)

City or Town: F.P., CON, A., R.S., R-1, R-1A, R-1B, R-1C, R-1D, R-2, R-3, R-O, C-1, C-2, C-3, C-4, W-R, M-1, M-2, PUD.

County: F.P., CON., A., R.S., R-1, R-1A, R-1B, R-1C, R-1D, R-2, R-2A, R-2B, R-3, R-O, R-MH, C-1, C-2, C-3, C-4, W-R, W-1, (M-1), M-2, M-3, PUD.

5. Existing Land Use: FARM LAND
(a.) Conforming: YES
(b.) Pre-Existing ~ Non-Conforming: _____
(c.) Conditional Use: _____

6. Proposed Land Use: "M-1" LIGHT MANUFACTURING

Certificate: - Owner hereby certifies that he/she owns 50% or more of the land above described.

Date: _____

Petitioner: James W. Kirby
James W. Kirby, President
Owner: _____
Represented By: William Y. Bivins, PE-LS
Phone: 858-9268

FILED
JAN 17 2012
WARRICK COUNTY
AREA PLAN COMMISSION

*** NOTICE OF PUBLIC HEARING ***

Date: January 17, 2012 PC-R- 12-04

Applicant: Kirby Broadview Farms, Inc. Owner of Record: SAME

Address: 899 Eskew Road
Boonville, IN

Address

Re: Petition for: Rezoning 39.70 acres from "A" Agricultural to "M-1"

Dear: Adjacent Landowner;

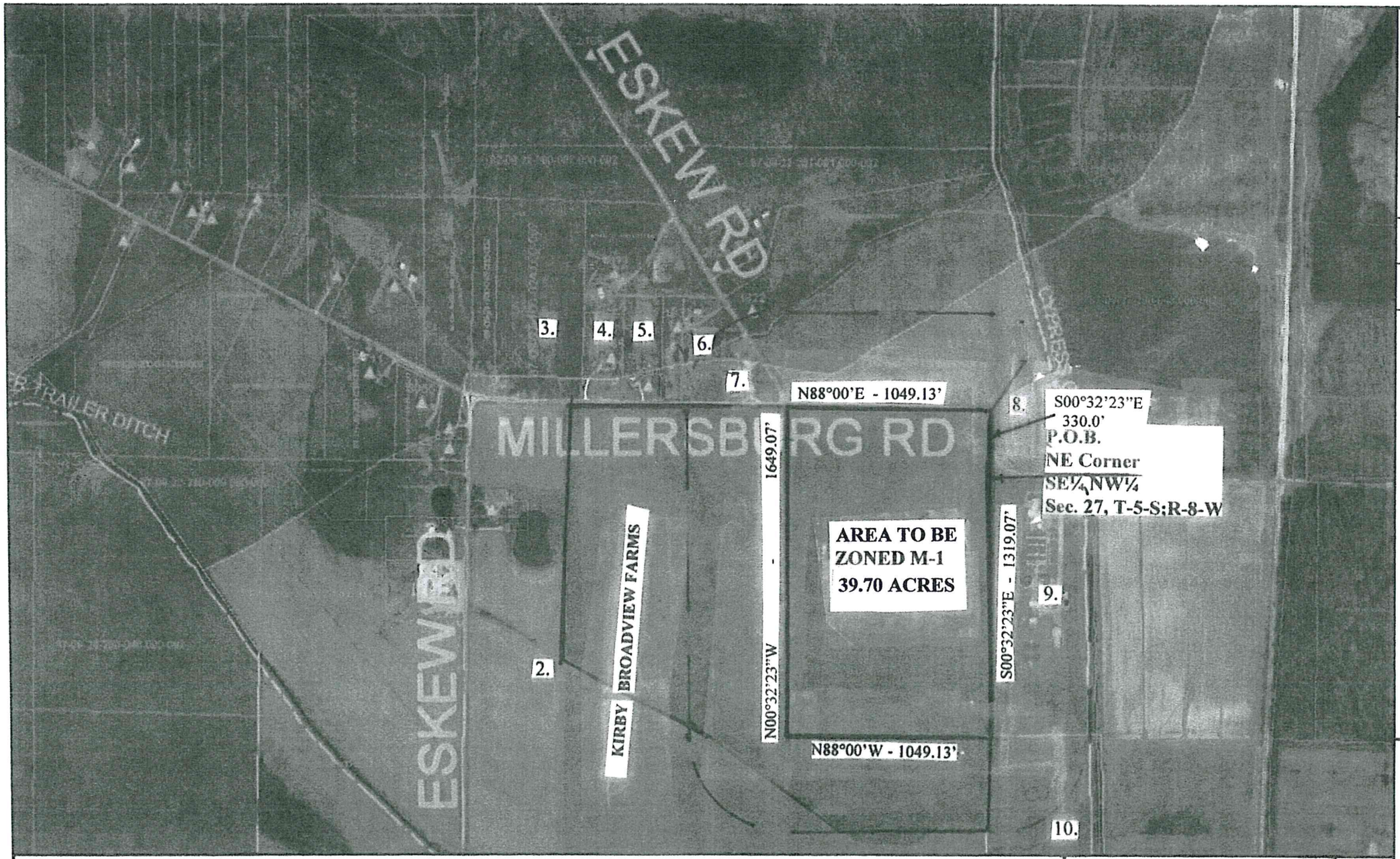
This letter will serve notice to you of scheduled hearing/s of a petition for Rezoning which has been filed with the Warrick County Area Plan Commission.

PREMISES AFFECTED: Property located on the South side of Millersburgh Road Approximately 0 feet – miles East of the intersection formed by Eskew Road and Millersburgh Road. Boon Twp. Lot No. _____ In _____ Subdivision (if applicable).

AREA PLAN COMMISSION hearing to be held in the Commissioners Meeting Room, Third Floor, Courthouse, Boonville, Indiana. Hearing to be held at 6:00 P.M. on Monday, February 13, 2012.

Sincerely,

Kirby Broadview Farms, Inc.
Applicant and/or Owner



Zoning
Feature Name:
f-p
con
c-4

Zoning
Feature Name:
C-4
CON
F-P

Parcels
BZA Applications

Addresses
BZA Applications

Highways
Roads
Parcels
Legal Drains

WTH ENGINEERING

ADJACENT LANDOWNERS

2. 87-09-27-301-002.000-002
   87-09-27-100-032.000-002
   Aigner Rentals, LLC
   802 West Main Street
   Boonville, IN 47601

3. 87-09-27-100-024.000-002
   Kerry W. Owen
   3222 Millersburgh Road
   Boonville, IN 47601

4. 87-09-27-100-025.000-002
   Thomas J. Albertson
   2866 Millersburgh Road
   Boonville, IN 47601

5. 87-09-27-100-027.000-002
   Arvil Callis
   2844 Millersburgh Road
   Boonville, IN 47601

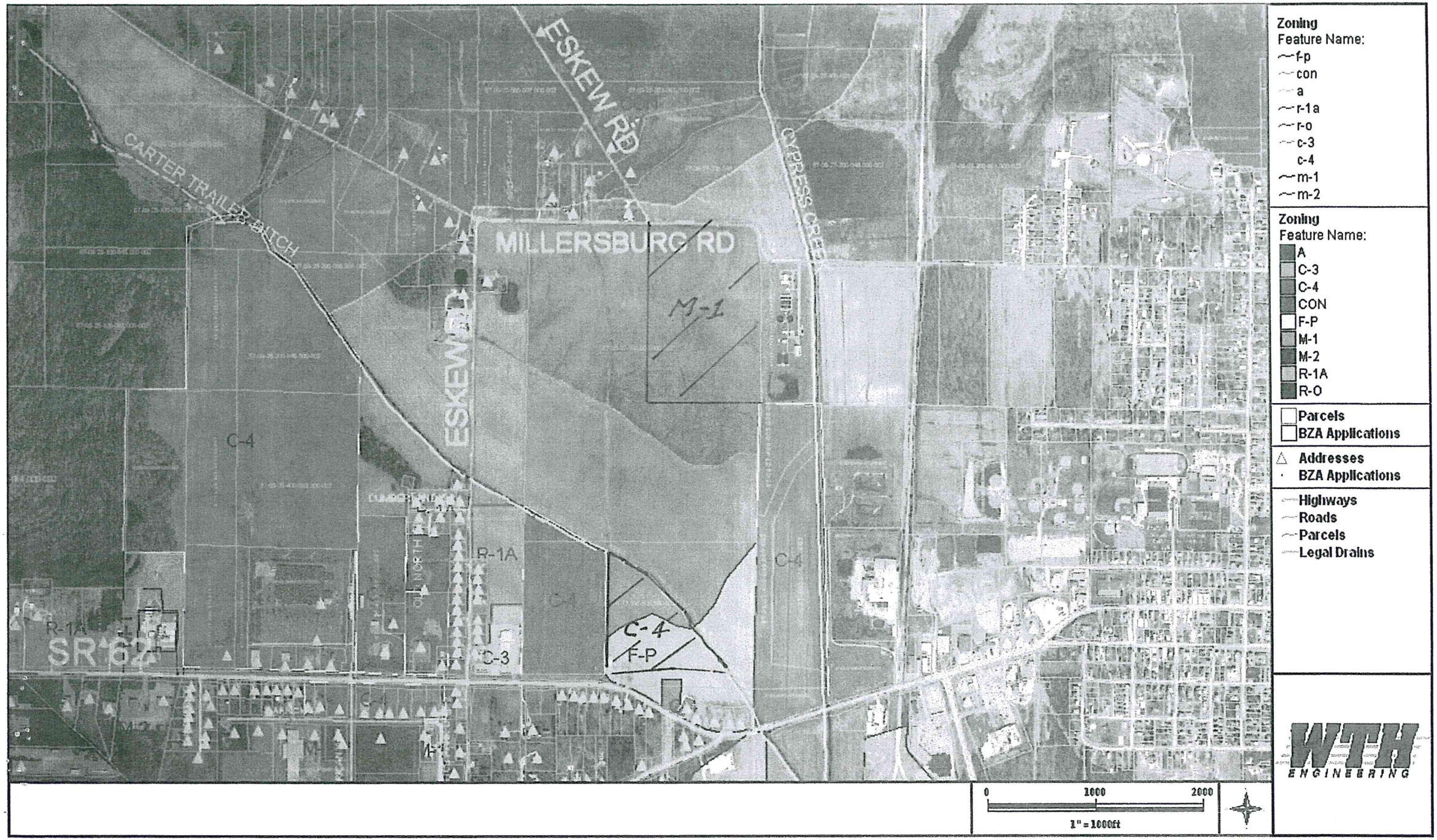
6. 87-09-27-100-028.000-002
   87-09-27-100-030.000-002
   Robert E. & Dawn M. Helms
   1833 Eskew Road
   Boonville, IN 47601

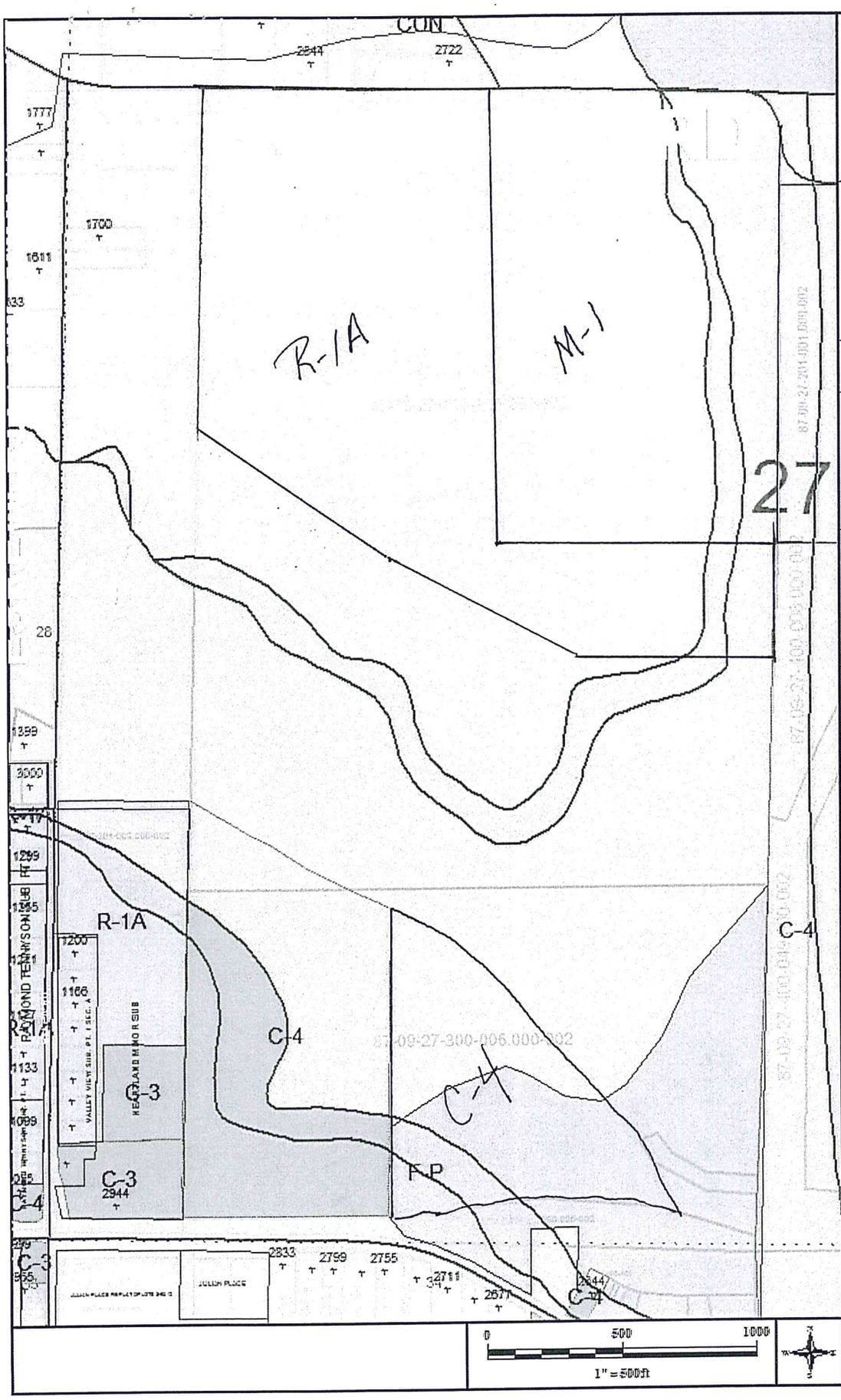
7. 87-09-27-100-026.000-002
   James W. & Thelma L. Harris
   2722 Millersburgh Road
   Boonville, IN 47601

8. 87009-27-200-046.000-002
   Harold Heilman
   3155 N. State Street
   Chandler, IN 47610

9. 87-09-27-201-001.000-002
   City of Boonville Building Corp.
   P.O. Box 525
   Boonville, IN 47601

10. 87-09-27-400-008.000-002
    Robert F. & Maria J. Stone, Trustee
    P.O.Box 561
    Boonville, IN 47601


ESKEW RD
CARTER TRAILER BRANCH
MILLERSBURG RD
CYPRESS CREEK
ESKEW
M-1
C-4
R-1A
C-3
C-4
F-P
SR 6
Zoning
Feature Name:
f-p
con
a
r-1a
r-o
c-3
c-4
m-1
m-2
Zoning
Feature Name:
A
C-3
C-4
CON
F-P
M-1
M-2
R-1A
R-O
Parcels
BZA Applications
Addresses
BZA Applications
Highways
Roads
Parcels
Legal Drains
0
1000
2000
1" = 1000ft
WTH
ENGINEERING



Zoning
Feature Name:
- f-p
- con
- r-1a
- c-3
- c-4

Zoning
Feature Name:
- C-3
- C-4
- CON
- F-P
- R-1A

LOMA
Feature Name:

Flood Plains
ZONE:
- x
- a
- ae
- x500

Flood Plains
ZONE:
- A
- AE
- X
- X500

Parcels
- Townships
- Corporate Boundaries
- Sections
- Subdivision

Addresses

Parcels
- Townships
- Parcelization
- Road Numbers
- Highways
- Railroad

THINK

COPY

WARRICK COUNTY COMMISSIONERS ORDINANCE # 2012-11

PLAN COMMISSION DOCKET # PC-R-12-04

AN ORDINANCE TO AMEND THE WARRICK COUNTY, INDIANA COMPREHENSIVE ZONING ORDINANCE BY REZONING CERTAIN REAL ESTATE IN WARRICK COUNTY, INDIANA

BE IT ORDAINED BY THE COUNTY COMMISSIONERS OF WARRICK COUNTY, INDIANA:

Section 1. That the Warrick County, Indiana Comprehensive Zoning Ordinance and the Warrick County Zoning District Maps dated February 1, 2005, and made a part of said Ordinance, be and the same are hereby amended as follows:

That the boundaries of the "A" Agricultural, as shown on said Warrick County Zoning District Maps, be amended as to the following described real estate:

Part of the West Half of Section 27, Township 5 South, Range 8 West, Boon Township, Warrick County, Indiana, more particularly described as follows:

BEGINNING at the Northeast Corner of the Southeast Quarter of the Northwest Quarter of said Section 27; thence South 00° 32' 23" East, along the East line thereof, 1319.07 feet to the Southeast Corner of said Quarter Quarter Section; thence North 88° 00' West, along the South line thereof, 1049.13 feet; thence North 00° 32' 23" East 1649.07 feet to the centerline of Millersburgh Road; thence South 88° 00' East, along said centerline, 1049.13 feet to the East line of the Northwest Quarter of said Section 27; thence South 00° 32' 23" EAST, along said East line, 330.0 feet to the POINT OF BEGINNING and containing 39.70 acres, more or less

which real estate is now zoned and classified as part of the "A" Agricultural District, as shown on the aforesaid Warrick County Zoning District Maps, so that said above described real estate shall be and the same is hereby rezoned and reclassified from said "A" Agricultural District to said "M-1" District.

Section 2. All Ordinances and parts of Ordinances in conflict herewith are hereby repealed.

Section 3. This Ordinance shall be in full force and effect from and after its passage by the Board of Commissioners of the County of Warrick, State of Indiana.

Tim Mosley
President

Don Wilt
Member

Marli Wershert
Member

BOARD OF COMMISSIONERS
WARRICK COUNTY, INDIANA

ATTEST:

LB Dugan
County Auditor

3-12-12
Date Approved

I affirm under the penalties for perjury, that I have taken reasonable care to redact each social security number in this document, unless required by law.

Bill Bivins
Signature

Bill Bivins
Printed Name

This document prepared by Bill Bivins.