N1C
2CR

2012R-002568
PATRICIA A BROOKS
WARRICK COUNTY RECORDER
RECORDED AS PRESENTED ON
03/15/2012 12:28 PM
REC FEE: 0.00
PAGES: 2

WARRICK COUNTY COMMISSIONERS ORDINANCE # 2012-13

PLAN COMMISSION DOCKET # PC-R-12-09

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" Agriculture*, as shown on said Warrick County Zoning District Maps, be amended as to the following described real estate:

Part of the West Half of the Northwest Quarter of Section 27, T-5-S; R-8-W, Boon Township, Warrick County, Indiana, more particularly described as follows:

COMMENCING 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 POINT OF BEGINNING; thence North 88° 00' West - 1049.13 feet; thence North 00° 32' 23"West - 1649.07 feet to the centerline of Millersburgh Road; thence North 88° 00' West, along said centerline, 1095.87 feet; thence South 00° 45' East - 1300 feet to the centerline of a ditch; thence South 65° 00' East, along said centerline of ditch, 850 feet; thence South 52° 28' 26" East, along said centerline of ditch, 802.62 feet; thence South 88° 00' East - 740 feet to the East line of said Half Quarter Section; thence North 00° 32' 23" East, along said East line, 450 feet to the POINT OF BEGINNING and containing 48.89 acres, more or less.

which real estate is now zoned and classified as part of the *"A" Agriculture* 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" Agriculture* District to said *"R-1A" Single Family* District.

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 All Ordinances and parts of Ordinances in conflict herewith are hereby repealed.

8 0 2 4 0 0 2
Tx:4015605

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

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.

President

Member

Member

BOARD OF COMMISSIONERS
WARRICK COUNTY, INDIANA

ATTEST:

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.

FILED

JAN 19 2012

WARRICK COUNTY
AREA PLAN COMMISSION

Receipt No. 18166

PETITION

FOR CHANGE OF THE ZONING ORDINANCE MAPS

PC- R- 12-09

Petitioner: Kirby Broadview Farms, Inc.
James W. Kirby, President
Email Address: _____

Address: 899 Eskew Road

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 ~~Eskew Road~~ Millersburg, a distance of 0 feet W (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 the Northwest Quarter of Section 27, T-5-S; R-8-W, Boon Township, Warrick County, Indiana, more particularly described as follows:

COMMENCING at the Northeast Corner of the Southeast Quarter of the Northeast (West) Quarter of said Section 27; thence South 00° 32' 23' East, along the East line thereof, 1319.07 feet to the POINT OF BEGINNING; thence North 88° 00' West - 1049.13 feet; thence North 00° 32' 23"West - 1649.07 feet to the centerline of Millersburgh Road; thence North 88° 00' West, along said centerline, 1095.87 feet; thence South 00° 45' East - 1300 feet to the centerline of a ditch; thence South 65° 00' East, along said centerline of ditch, 850 feet; thence South 52° 28' 26" East, along said centerline of ditch, 802.62 feet; thence South 88° 00' East - 740 feet to the East line of said Half Quarter Section; thence North 00° 32' 23" East, along said East line, 450 feet to the POINT OF BEGINNING and containing 48.89 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: Residential

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

Date: _____

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

FILED

JAN 19 2012

WARRICK COUNTY
AREA PLAN COMMISSION

*** NOTICE OF PUBLIC HEARING ***

Rec. # 18166

Date: _____ PC-R- 12-09

Applicant: KIRBY BROADVIEW FARMS, Inc. Owner of Record: SAME

James W. Kirby, President

Address: 899 Eskew Road Address _____

Re: Petition for: Rezoning 48.89 acres from "A" Agricultural to "R-1A" Residential

Dear: Adjacent Landowners;

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.

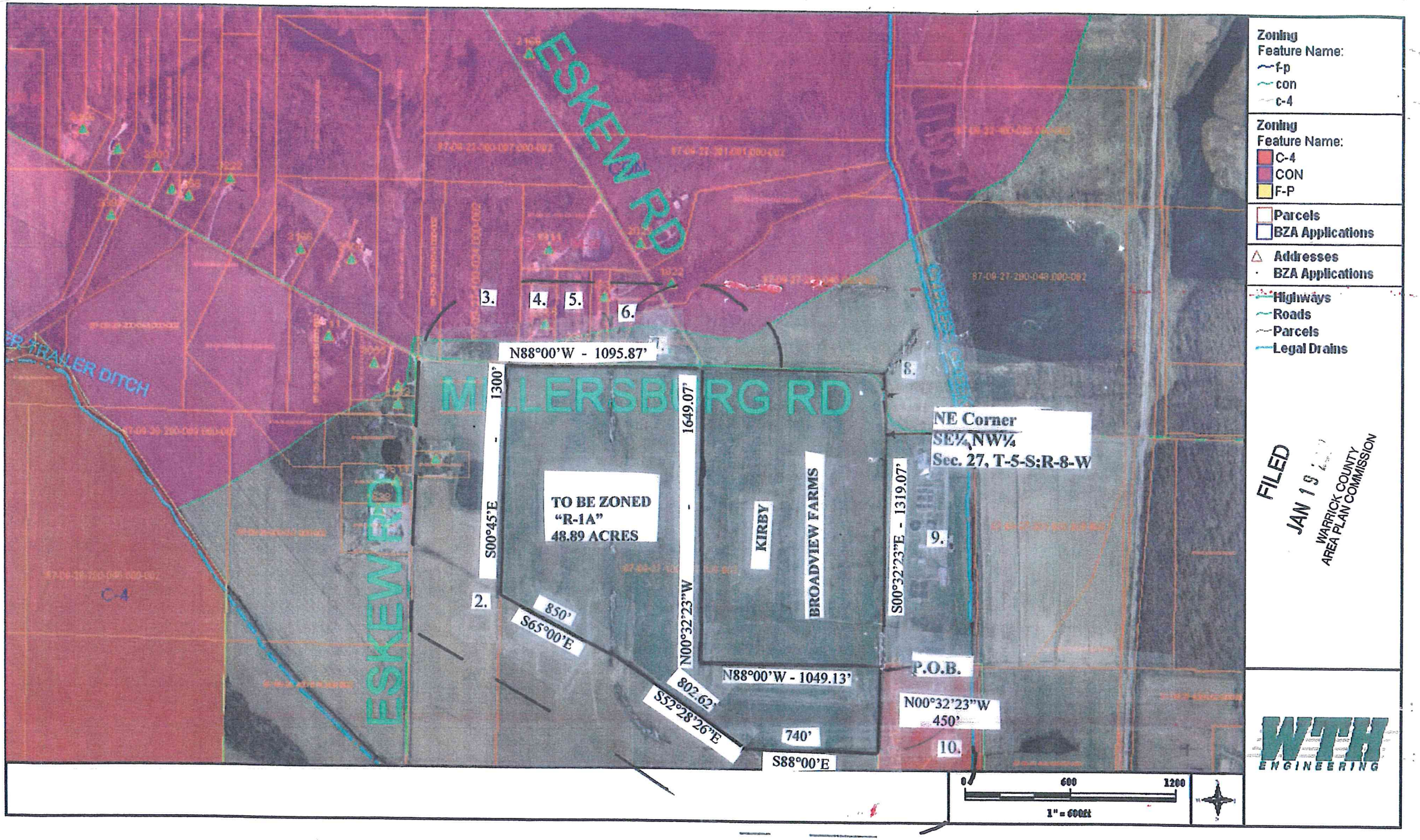
PREMISES AFFECTED: Property located on the South side of Millersburgh Road Approximately 0 feet – miles West of the intersection formed by Eskew Road and Millersburgh Road. Boon Twp. Lot No. _____ In _____ Subdivision (if applicable).

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


ESKEW RD
MILLERSBURG RD
ESKEW RD
TRAILER DITCH
C-4
3.
4.
5.
6.
7.
8.
9.
10.
2.
N88°00'W - 1095.87'
1300'
S00°45'E
1649.07'
N00°32'23"W
TO BE ZONED
"R-1A"
48.89 ACRES
KIRBY
BROADVIEW FARMS
S00°32'23"E - 1319.07'
NE Corner
SE¼NW¼
Sec. 27, T-5-S;R-8-W
850'
S65°00'E
802.62'
S52°28'26"E
N88°00'W - 1049.13'
P.O.B.
N00°32'23"W
450'
740'
S88°00'E
0
600
1200
1" = 600ft
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
FILED
JAN 19
WARRICK COUNTY
AREA PLAN COMMISSION
WTH
ENGINEERING

FILED
JAN 19
WARRICK COUNTY
AREA PLAN COMMISSION

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

COPY

WARRICK COUNTY COMMISSIONERS ORDINANCE # 2012-13

PLAN COMMISSION DOCKET # PC-R-12-09

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" Agriculture*, as shown on said Warrick County Zoning District Maps, be amended as to the following described real estate:

Part of the West Half of the Northwest Quarter of Section 27, T-5-S; R-8-W, Boon Township, Warrick County, Indiana, more particularly described as follows:

COMMENCING 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 POINT OF BEGINNING; thence North 88° 00' West - 1049.13 feet; thence North 00° 32' 23"West - 1649.07 feet to the centerline of Millersburgh Road; thence North 88° 00' West, along said centerline, 1095.87 feet; thence South 00° 45' East - 1300 feet to the centerline of a ditch; thence South 65° 00' East, along said centerline of ditch, 850 feet; thence South 52° 28' 26" East, along said centerline of ditch, 802.62 feet; thence South 88° 00' East - 740 feet to the East line of said Half Quarter Section; thence North 00° 32' 23" East, along said East line, 450 feet to the POINT OF BEGINNING and containing 48.89 acres, more or less.

which real estate is now zoned and classified as part of the *"A" Agriculture* 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" Agriculture* District to said *"R-1A" Single Family* 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.

President

Member

Member

BOARD OF COMMISSIONERS
WARRICK COUNTY, INDIANA

ATTEST:

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.