

ORDINANCE NO. 2012-34-CM

AN ORDINANCE TO AMEND THE ZONING ORDINANCE OF
TIPPECANOE COUNTY, INDIANA, TO REZONE CERTAIN REAL ESTATE
FROM A TO PDRS

BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF THE
COUNTY OF TIPPECANOE, INDIANA:

Section 1. The Unified Zoning Ordinance of Tippecanoe County, Indiana, being a separate ordinance and not part of a unified county code is hereby amended to rezone the following-described real estate situated in Wabash Township, Tippecanoe County, Indiana, to-wit:

(See attached Land Description)

Section 2. The real estate described above should be and the same is hereby rezoned from A to PDRS.

Section 3. This ordinance shall be in full force and effect from and after its passage.

(Adopted and passed) (Denied) by the Board of Commissioners of Tippecanoe County, Indiana, this 19th day of November, 2012.

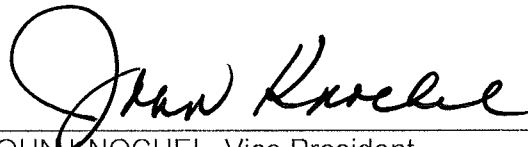
VOTE:

yes



THOMAS MURTAUGH, President

yes



JOHN KNOCHEL, Vice President

yes



DAVID BYERS, Member

ATTEST:

Jennifer Weston
JENNIFER WESTON, Auditor

LAND DESCRIPTION – AREA ABOVE FLOOD PLAIN

The Orchard Planned Development, Phase IV

A part of the Southeast Quarter of the Northwest Quarter of Section 14, Township 23 North, Range 5 West, in Wabash Township, Tippecanoe County, Indiana, being part of a 35.772- acre tract of land described in a Quit-Claim Deed to Komark Business Company, recorded as Document Number 03014384, in the Office of the Recorder of said County, more particularly described as follows:

Commencing at the Southwest Corner of the East Half of the Northwest Quarter of said Section 14-23-5; thence North $00^{\circ}13'37''$ West along the West Line of said half-quarter-section 391.46 feet to the north line of the Appleridge At The Orchard, Phase 2, Planned Development, as recorded in Plat Book 11, Slide 240 in said Recorder's Office; thence North $89^{\circ}40'09''$ East along said north line 138.26 feet; thence North $06^{\circ}16'53''$ East 182.10 feet to the Point of Beginning of the herein described tract; thence continuing North $06^{\circ}16'53''$ East 60.22 feet; thence North $31^{\circ}24'36''$ East 39.46 feet; thence North $09^{\circ}26'00''$ East 93.32 feet; thence North $23^{\circ}26'51''$ East 21.14 feet; thence North $89^{\circ}13'28''$ West 102.29 feet to the southwest right-of-way line of Scarlett Drive, as per the Final Plat of The Orchard, Phase Three, Section One, recorded May 7, 2009, in Plat Book 8, Slide 188 in said Recorder's Office; thence South $63^{\circ}11'10''$ East along said right-of-way line 82.00 feet to the Point of Curvature of a curve to the right, having a radius of 275.00 feet and central angle of $78^{\circ}00'00''$; thence southeasterly along said curved right-of-way line an arc distance of 374.37 feet; thence South $14^{\circ}49'50''$ West along said right-of-way line 83.66 feet to the northeast corner of the Appleridge At The Orchard, Phase 3, Planned Development, as recorded in Plat Book 11, Slide 362 in said Recorder's Office; thence North $75^{\circ}20'03''$ West along the north line of said Phase 3 a distance of 13.21 feet; thence North $18^{\circ}40'35''$ East 57.21 feet; thence North $02^{\circ}52'55''$ East 33.05 feet; thence North $69^{\circ}33'31''$ West 61.73 feet; thence South $72^{\circ}05'33''$ West 73.39 feet; thence South $79^{\circ}37'21''$ West 34.82 feet; thence South $55^{\circ}05'06''$ West 16.34 feet; thence South $74^{\circ}37'20''$ West 70.63 feet; thence North $52^{\circ}33'52''$ West 47.91 feet; thence North $11^{\circ}23'35''$ West 10.56 feet; thence North $77^{\circ}53'30''$ West 69.50 feet; thence North $02^{\circ}06'12''$ West 55.77 feet; thence North $19^{\circ}44'09''$ East 44.25 feet; thence North $36^{\circ}38'43''$ West 25.69 feet; to the Point of Beginning, containing 2.479 acres, more or less.