

**TOWN COUNCIL**

**ORDINANCE NO. 33-2008**

**AN ORDINANCE TO AMEND**  
**THE PLAINFIELD ZONING ORDINANCE AND ZONE MAP**  
**OF THE TOWN OF PLAINFIELD, INDIANA,**  
**AND FIXING A TIME WHEN**  
**THE SAME SHALL TAKE EFFECT**

**WHEREAS**, I.C. 36-7-4, et seq., empowers the Town of Plainfield Plan Commission to hold public hearings and make recommendations to the Town Council of the Town of Plainfield concerning ordinances for the zoning or districting of all lands within the incorporated areas of the Town of Plainfield; and,

**WHEREAS**, the Town of Plainfield Plan Commission has conducted a public hearing in accordance with I.C. 36-7-4, et seq., with respect to a proposal to amend the Plainfield Zoning Ordinance and Zone Map of the Town of Plainfield, Indiana, and has certified such proposal to the Town Council of the Town of Plainfield with a favorable recommendation:

**NOW, THEREFORE, BE IT ORDAINED BY THE**  
**TOWN COUNCIL OF THE TOWN OF PLAINFIELD,**  
**HENDRICKS COUNTY, INDIANA AS FOLLOWS:**

**Section 1. Amendment**

Pursuant to Docket No. RZ-09-008, the real estate described in Exhibit "A" attached hereto and incorporated herein by this reference is hereby zoned to the "I-4" Heavy Manufacturing Industrial District classification (73.62 acres), and "I-2" Office/Warehouse/Distribution Industrial District classification (15.10 acres) and shall be subject to any additional commitments imposed by the Plan Commission at its November 3, 2008 public hearing.

**Section 2. Severability**

If any section of this Ordinance shall be held invalid by a court of competent jurisdiction, its invalidity shall not affect any other provisions of this Ordinance that can be given effect without the invalid provision, and for this purpose, the provisions of this Ordinance are hereby declared to be severable.

**Section 3. Effective Date**

This Ordinance shall be effective within the incorporated areas of the Town of Plainfield, Hendricks County, Indiana upon its adoption by the Town Council of the Town of Plainfield, as provided in I.C. 36-7-4.

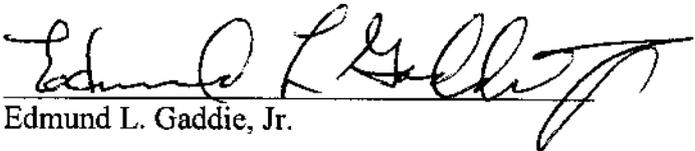
Passed and adopted by the Town Council of the Town of Plainfield, Indiana, on this \_\_\_\_ day of \_\_\_\_\_, 2008.

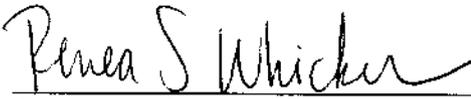
**TOWN COUNCIL, TOWN OF PLAINFIELD  
HENDRICKS COUNTY, INDIANA**

  
\_\_\_\_\_  
Robin G. Brandgard, President

  
\_\_\_\_\_  
Kent McPhail

  
\_\_\_\_\_  
Bill Kirchoff

  
\_\_\_\_\_  
Edmund L. Gaddie, Jr.

  
\_\_\_\_\_  
Renea S. Whicker

ATTESTED BY:

\_\_\_\_\_  
Wesley R. Bennett, Clerk Treasurer, of the  
Town of Plainfield, Indiana

# EXHIBIT A

## Legal Description:

Part of the West Half of the Southeast Quarter of Section 20, Township 15 North, Range 2 East, of the Second Principal Meridian, situated in Washington Township, Hendricks County, Indiana, more particularly described as follows: Commencing at the Southwest Corner of the West Half of the Southeast Quarter, aforesaid; thence North 00 degrees, 02 minutes, 37 seconds East (an assumed bearing), along the west line of said half-quarter section, 1771.13 feet to the northwest corner of a 12.697+ acre tract, which is described in Deed Record 327, pages 180-81, said corner also being the Point of Beginning. From said Point of Beginning, continue thence North 00 degrees, 02 minutes 37 seconds West, along said west line, 30.00 feet; thence South 89 degrees, 43 minutes, 25 seconds East, 214.50 feet; thence North 00 degrees, 02 minutes, 37 seconds East, parallel with said west line, 333.31 feet; thence South 88 degrees, 40 minutes, 03 seconds East, 333.41 feet; thence North 89 degrees, 23 minutes, 52 seconds East, 777.26 feet to a point on the east line of said half-quarter section, said point bears South 00 degrees, 01 minutes, 10 seconds West, 528.97 feet from the Northeast Corner of said half-quarter section; thence South 00 degrees, 01 minutes, 10 seconds West, along the east line of said half-quarter section, 675.92 feet to the north line of said 12.697+ acre tract; (along the northerly line of said 12.697+ acre tract for the next seven calls) thence (1) North 66 degrees, 59 minutes, 43 seconds West, 40.55 feet; thence (2) South 88 degrees, 23 minutes, 58 seconds West, 513.60 feet; thence (3) North 79 degrees, 45 minutes, 22 seconds West, 406.03 feet; thence (4) North 82 degrees, 40 minutes, 42 seconds West, 153.12 feet; thence (5) North 06 degrees, 07 minutes 41 seconds East, 204.11 feet; thence (6) North 33 degrees, 16 minutes, 17 seconds West, 19.05 feet; thence (7) North 89 degrees, 43 minutes, 25 seconds West, 234.27 feet to the Point of Beginning, containing 16.413 acres, more or less. SUBJECT TO the right-of-way of County Road 1059E, on and along the entire western most boundary. ALSO SUBJECT TO all other legal highways, rights-of-way, easements and restrictions of record.

ALSO: Part of the Southeast Quarter of Section 20, Township 15 North, Range 2 East, of the Second Principal Meridian in Indiana. Said part being more particularly described as follows: Commencing at the northeast corner of said quarter section thence South 00 degrees 00 minutes and 00 seconds East on and along the east line of said quarter section, 31 feet to the beginning point of this description; thence continuing South 00 degrees 00 minutes 00 seconds East on and along said east line 104 feet; thence South 90 degrees 00 minutes 00 seconds West 208 feet; thence North 00 degrees 00 minutes 00 seconds West 104 feet; thence North 90 degrees 00 minutes 00 seconds East 208 feet to the beginning point of this description, in Hendricks County, Indiana.

ALSO: Part of the Northeast Quarter of the Southeast Quarter of Section 20, Township 15 North, Range 2 East in Hendricks County, Indiana, more particularly described as follows:

Beginning at a point in the south line of said quarter quarter section distant West 89.0 feet of the southeast corner thereof; thence deflecting to the right 97 degrees 58 minutes a distance of 109.06 feet; thence West, parallel to said south line 233.11 feet; thence South at right angles to said south line a distance of 108 feet to a point in said south line; thence East in and along said south line 218 feet to the place of beginning.

ALSO: The south half of the east half of the southeast quarter, Section 20, Township 15 North of Range 2 East, containing 40 acres, more or less, located in Washington Township, Hendricks County, Indiana.

EXCEPT: Part of the southeast quarter of the southeast quarter of Section 20, Township 15 North, Range 2 East, Hendricks County, Indiana, described as follows:

Beginning at the Harrison Monument at the southeast corner of said quarter quarter; thence South 89 degrees 49 minutes 27 seconds West 1329.40 feet to a 5/8 inch rebar with cap at the southwest corner of said quarter quarter; thence North 00 degrees 02 minutes 44 seconds East 516.66 feet along the west line of said quarter quarter to a 5/8 inch rebar with cap; thence South 49 degrees 24 minutes 09 seconds East 114.54 feet to a 5/8 inch rebar with cap; thence North 89 degrees 19 minutes 42 seconds East 101.76 feet to a 5/8 inch rebar with cap; thence South 36 degrees 14 minutes 04 seconds East 86.03 feet to a 5/8 inch rebar with cap; thence South 80 degrees 13 minutes 50 seconds East 285.60 feet to a 5/8 inch rebar with cap; thence South 66 degrees 36 minutes 28 seconds East 185.84 feet to a 5/8 inch rebar with cap; thence South 20 degrees 26 minutes 00 seconds East 69.64 feet to a 5/8 inch rebar with cap; thence North 80 degrees 51 minutes 46 seconds East 185.75 feet to a 5/8 inch rebar with cap; thence South 83 degrees 30 minutes 38 seconds East 88.86 feet to a 5/8 inch rebar with cap; thence North 05 degrees 56 minutes 21 seconds East 117.87 feet to a 5/8 inch rebar with cap; thence North 89 degrees 56 minutes 51 seconds East 120.53 feet to a 5/8 inch rebar with cap; thence North 00 degrees 03 minutes 09 seconds West 303.78 feet to a 5/8 inch rebar with cap; thence North 20 degrees 35 minutes 13 seconds East 147.96 feet to a 5/8 inch rebar with cap; thence North 38 degrees 21 minutes 01 seconds East 150.47 feet to a 5/8 inch rebar with cap; thence North 30 degrees 47 minutes 39 seconds East 122.39 feet to a 5/8 inch rebar with cap and the east line at said quarter quarter; thence South 00 degrees 03 minutes 09 seconds East 984.57 feet along said line to the point of beginning and containing 12.116 acres, more or less.

ALSO: Part of the northeast quarter of the southeast quarter and part of the southeast quarter of the northeast quarter both of Section 20, Township 15 North, Range 2 East, of the Second Principal Meridian, situated in Washington Township, Hendricks County, Indiana, more particularly described as follows:

Commencing at the northeast corner of the northeast quarter of the southeast quarter, aforesaid; thence South 00 degrees 00 minutes 17 seconds East (an assumed bearing), along the east line of said half-quarter section, 206.80 feet to the Point of Beginning. From said Point of Beginning, continue thence South 00 degrees 00 minutes 17 seconds East, along said east line, 1119.17 feet to the southeast corner of the northeast quarter of the southeast quarter; thence South 89 degrees 40 minutes 45 seconds West, along the south line of said quarter-quarter section, 89.00 feet to the southeast corner of a 0.559+ acre parcel, which is described in Deed Record 290, page 432; thence North 07 degrees 38 minutes 45 seconds East, along the east line of said 0.559+ acre parcel, 109.05 feet; thence South 89 degrees 40 minutes 45 seconds West, along the north line of said 0.559+ acre parcel and parallel with said south line, 233.11 feet; thence South 00 degrees 19 minutes 15 seconds East, along the west line of said 0.559+ acre parcel, 108.00 feet to said south line; thence South 89 degrees 40 minutes 45 seconds West, along said south line, 1018.40 feet to the southwest corner of the northeast quarter of the southeast quarter; thence North 00 degrees 01 minutes 10 seconds East, along the west line of said quarter-quarter section, 1101.42 feet to the southwest corner of a 0.19+ acre parcel, which is described in Deed Record 272, page 419; thence North 72 degrees 49 minutes 00 seconds East, along the south line of said 0.19+ acre parcel and the south line of a 2.25+ acre parcel, which is described in Deed Record 293, pages 72-73, 764.36 feet; thence North 00 degrees 04 minutes 02 seconds West, along the east line of said 2.25+ acre parcel, 234.96 feet to a point on the former southerly right-of-way of the Penn-Central Railroad; thence North 72 degrees 49 minutes 00 second East, along said southerly right-of-way, 622.22 feet to a point on the east line of the southeast quarter of the northeast quarter, said point bears North 00 degrees 04 minutes 02 seconds West 412.63 feet from the southeast corner; thence South 00 degrees 04 minutes 02 seconds East along said east line 208.80 feet; thence South 72 degrees 49 minutes 00 seconds West 217.49 feet; thence South 00 degrees 00 minutes 17 seconds East

parallel with the east line of the northeast quarter of the southeast quarter 347.19 feet; thence North 89 degrees 46 minutes 34 seconds East 208.00 feet to the Point of Beginning, containing 40.463 acres more or less. SUBJECT to the right-of-way of County Line Road on and along the entire eastern most boundary.

ALSO: Part of the east half of Section 20, Township 15 North, Range 2 East of the Second Principal Meridian in Indiana. Said part being more particularly described as follows:

Beginning at the east half mile corner of said section; thence South 00 degrees 00 minutes 00 seconds East on and along the east line of said section 31.00 feet; thence South 90 degrees 00 minutes 00 seconds West 208.00 feet; thence North 00 degrees 00 minutes 00 seconds West 248.21 feet; thence North 72 degrees 57 minutes 00 seconds East parallel to the south right-of-way line of the Penn-Central Railroad 217.56 feet to a point on the aforesaid east line of said section; thence South 00 degrees 00 minutes 00 seconds East on and along said east line 281.00 feet to the beginning point of this description. Containing in all 1.34 acres, more or less, subject to all legal highways, rights-of-way and easements of record.

ALSO: A part of the east half of the southeast quarter of Section 20, Township 15 North, Range 2 East of the Second Principal Meridian in Hendricks County, Indiana, more particularly described as follows:

Commencing at a concrete monument at the northeast corner of the east half of said southeast quarter section; thence North 00 degrees 04 minutes 02 seconds West (assumed bearing) on and along the east line of the northeast quarter of said Section 20, a distance of 177.66 feet; thence South 72 degrees 49 minutes 00 seconds West 1058.72 feet to the POINT OF BEGINNING; thence continue South 72 degrees 49 minutes 00 seconds West 327.87 feet; thence North 00 degrees 01 minutes 10 seconds East 26.17 feet; thence North 72 degrees 49 minutes 00 seconds East 327.83 feet; thence South 00 degrees 04 minutes 02 seconds East 26.16 feet to the POINT OF BEGINNING. Containing 0.19 acre, more or less.