

TOWN COUNCIL

ORDINANCE NO. 29-2014

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-14-006, (Browning-Duke, LLC) the real estate described in Exhibit "A" of about 2.0 acres attached hereto and incorporated herein by this reference is hereby rezoned from "AG Agriculture" district to the "I-2 Office/Warehouse Distribution" district classification of the Plainfield Zoning Ordinance pending annexation.

Section 2. Severability

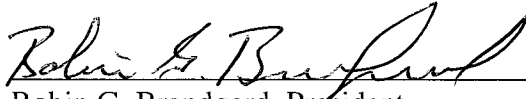
If any section of this Ordinance shall be held invalid by a court of competent jurisdiction, its invalidity shall not affect any other provisions of this Ordinance that can be given effect without the invalid provision, and for this purpose, the provisions of this Ordinance are hereby declared to be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

Section 3. Effective Date

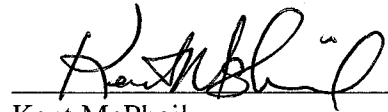
This Ordinance shall be effective within the incorporated areas of the Town of Plainfield, Hendricks County, Indiana upon its adoption by the Town Council of the Town of Plainfield, as provided in I.C. 36-7-4.

Passed and adopted by the Town Council of the Town of Plainfield, Indiana, on this 30 day of Sept., 2014.

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



Robin G. Brandgard, President



Kent McPhail

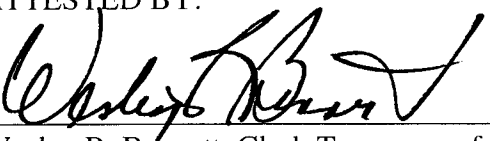


Bill Kirchoff

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 Instrument Number: 200600032310 & 200600013800

That portion of the 118.462-acre tract of land described in Instrument Number 200600032310 and that portion of "Parcel 1" as described in Instrument Number 200600013800 both being on file in the Office of the Hendricks County, Indiana Recorder lying within the Northeast Quarter of Section 18, Township 15 North, Range 2 East of the Second Principal Meridian being more particularly described as follow:

COMMENCING at the northwest corner of said Northeast Quarter; thence North 87 degrees 59 minutes 01 seconds East along the north line of said Northeast Quarter 586.80 feet, thence South 01 degree 53 minutes 50 seconds East 60.01 feet to a point on a line that is 60.00 feet south of and parallel with the north line of said Northeast Quarter, said point also being the POINT OF BEGINNING; thence along said parallel line North 87 degrees 59 minutes 01 seconds East 751.96 feet to the west line of the East Half of said Northeast Quarter; thence South 01 degree 00 minutes 42 seconds East along said west line 269.99 feet to the southwest corner of the 2-acre tract of land described in Instrument Number 200200027889 on file in the Office of said Recorder; thence North 87 degrees 59 minutes 02 seconds East along the south line of said 2-acre tract and a south line of "Parcel 2" as described in Instrument Number 201100213 on file in the Office of said Recorder 279.07 feet to the west line of said Parcel 2; thence South 01 degree 53 minutes 50 seconds East along the west line of said Parcel 2, 53.40 feet to a point on a non-tangent curve being the western boundary of the 60-foot wide access easement as shown on the Plat of Allpoints Midwest Business Park Section Two recorded as Instrument Number 200818455 on file in the Office of said Recorder, the following three (3) courses are along the western boundary of said access easement; 1) thence westerly and southerly 180.58 feet along an arc to the left having a radius of 74.00 feet and subtended by a long chord having a bearing of South 18 degrees 11 minutes 17 seconds West and a length of 138.99 feet to the point reverse curvature; 2) thence southeasterly 43.48 feet along an arc to the right having a radius of 50.00 feet and subtended by a long chord having a bearing of South 26 degrees 48 minutes 34 seconds East and a length of 42.12 feet; 3) thence South 01 degree 53 minutes 54 seconds East 2040.65 feet to the north right-of-way of Allpoints Parkway as described in Instrument Number 200809789 on file in the Office of said Recorder; thence South 88 degrees 06 minutes 10 seconds West along said north right-of-way and its westerly extension 996.90 feet; thence North 01 degree 53 minutes 50 seconds West 2530.61 feet to the POINT OF BEGINNING, containing 56.344 acres more or less.