

**ORDINANCE NO. 24-2016**  
**TOWN OF PLAINFIELD, INDIANA**  
**AN ORDINANCE VACATING CERTAIN DRAINAGE**  
**AND UTILITY EASEMENTS ON LOTS 1B AND 2 OF PLAINFIELD BUSINESS**  
**CENTER**

WHEREAS, the Indiana General Assembly has authorized the Town of Plainfield to vacate all or any part of a public way or public place within its municipal boundaries and;

WHEREAS, KLC Realty, LLC, have petitioned the Town of Plainfield to vacate certain drainage and utility easements specifically being labeled as “D” and “UE” across lots 1B and 2 of the Plainfield Business Center and;

WHEREAS, notice of publication has been given as prescribed by 1. C. 5-3-1, and the proof of publication having been filed with the Clerk-Treasurer of the Town of Plainfield of Hendricks County, Indiana, and;

**WHEREAS**, the members of the Town Council of the Town of Plainfield of Hendricks County, Indiana, having held a public hearing to vacate certain drainage and utility easements as cited above and shown on the attached Exhibits “A” and “B” on November 14, 2016; and

**WHRERAS**, after reviewing all of the pertinent facts relative to vacation of certain drainage and utility easements as cited above and shown on the attached Exhibits “A” and “B” and all interested persons having had an opportunity to be heard at the public hearing,

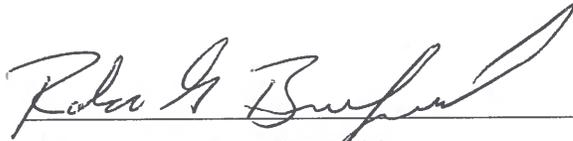
**BE IT ORDAINED** by the Town Council of the Town of Plainfield, Hendricks County, Indiana that:

That the following easements as cited above and shown on the attached Exhibits “A” and “B” heretofore platted are hereby VACATED.

This Ordinance shall be in full force and effect from and after its passage, approval, and publication according to law.

PASSED AND ADOPTED this 14<sup>th</sup> day of November, 2016.

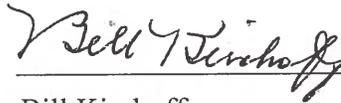
TOWN COUNCIL, TOWN OF PLANIFIELD  
HENDRICKS COUNTY, INDIANA



Robin G. Brandgard, President



Kent McPhail



Bill Kirchoff

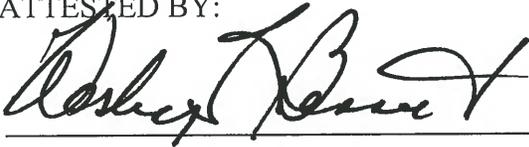


Dan Bridget



Lance Angle

ATTESTED BY:



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

# EXHIBIT "A"

## EASEMENT VACATION

PART OF LOT 2 IN PLAINFIELD BUSINESS CENTER, RECORDED AS INSTRUMENT NUMBER 200732429 IN THE OFFICE OF THE RECORDER OF HENDRICKS COUNTY, INDIANA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 2; THENCE NORTH 85 DEGREES 43 MINUTES 33 SECONDS EAST, ALONG THE SOUTH LINE OF SAID LOT 2, A DISTANCE OF 36.49 FEET TO THE PLACE OF BEGINNING; THENCE NORTH 51 DEGREES 19 MINUTES 41 SECONDS EAST A DISTANCE OF 27.71 FEET; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS EAST A DISTANCE OF 199.25 FEET TO A NON-TANGENT CURVE; THENCE NORTHEASTERLY 21.00 FEET ALONG AN ARC TO THE RIGHT HAVING A RADIUS OF 335.00 FEET AND A DELTA ANGLE OF 03 DEGREES 35 MINUTES 28 SECONDS; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS WEST A DISTANCE OF 236.70 FEET TO A NON-TANGENT CURVE; THENCE SOUTHWESTERLY 46.70 FEET ALONG AN ARC TO THE LEFT HAVING A RADIUS OF 5589.58 FEET AND A DELTA ANGLE OF 00 DEGREES 28 MINUTES 43 SECONDS; THENCE NORTH 51 DEGREES 19 MINUTES 41 SECONDS EAST A DISTANCE OF 14.93 FEET TO THE PLACE OF BEGINNING.

CONTAINING 0.117 ACRES, MORE OR LESS.

I, TRENT E. NEWPORT, A REGISTERED LAND SURVEYOR IN THE STATE OF INDIANA, DO HEREBY CERTIFY THAT THIS DESCRIPTION WAS PREPARED FROM INFORMATION OBTAINED FROM INSTRUMENT NUMBER 200732429 AND INSTRUMENT NUMBER 201224189, AS RECORDED IN THE HENDRICKS COUNTY RECORDER'S OFFICE. NO FIELDWORK WAS PERFORMED AND THEREFORE, THIS DESCRIPTION IS SUBJECT TO ANY OVERLAPS, GAPS OR INCONSISTENCIES THAT A FIELD SURVEY MIGHT REVEAL.



A handwritten signature in black ink, appearing to read "Trent E. Newport", written over a horizontal line.

TRENT E. NEWPORT  
INDIANA LAND SURVEYOR  
NO. LS 29600021

PREPARED BY:



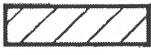
Transportation &  
Development Consultants  
3417 SCHOENHARDT DR. BEERS CREEK, IN 46107 (317) 700-1564

COUNTY: HENDRICKS  
 SECTION: 1  
 TOWNSHIP: 14 NORTH  
 RANGE: 1 EAST

# EXHIBIT "B"

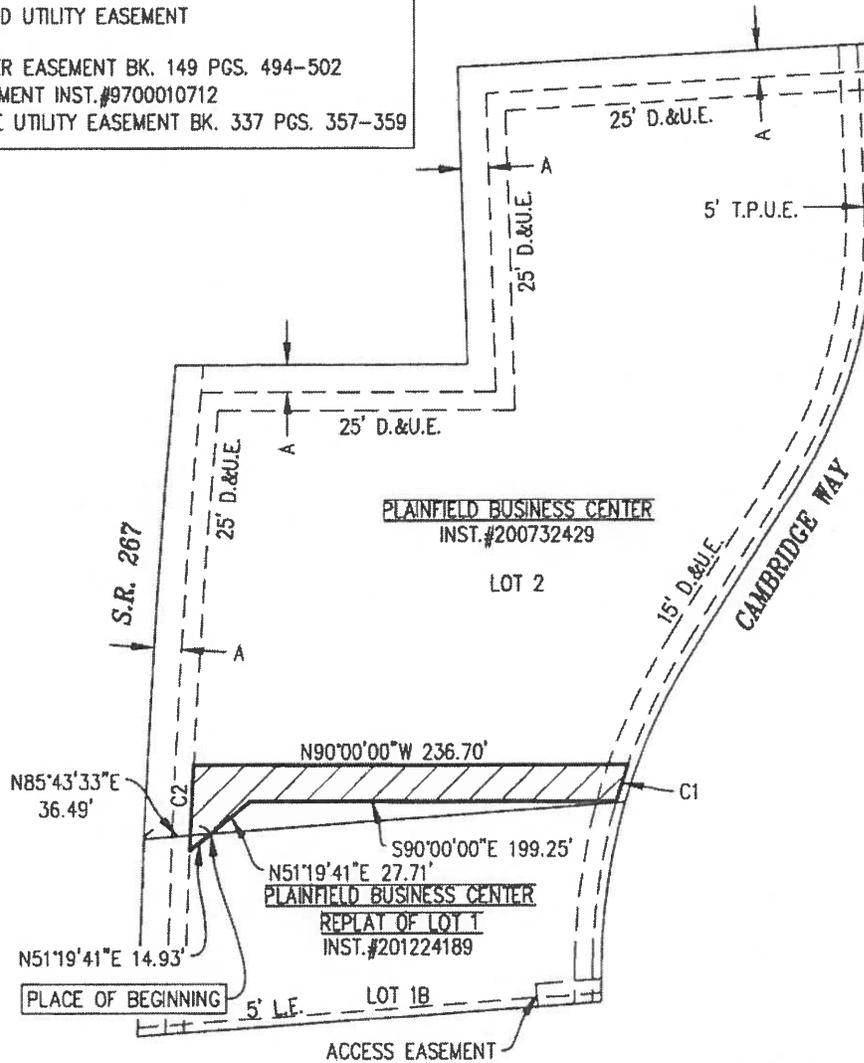
EASEMENT VACATION  
 OWNER: KLC REALTY LLC

DRAWN BY : CJL 10-21-16  
 CHECKED BY : TEN  
 SCALE: 1" = 100'

 HATCHED AREA IS THE APPROXIMATE VACATED DRAINAGE & UTILITY EASEMENT

LEGEND	
D.&U.E.	DRAINAGE & UTILITY EASEMENT
T.P.U.E.	TOWN OF PLAINFIELD UTILITY EASEMENT
A	15' SANITARY SEWER EASEMENT BK. 149 PGS. 494-502 15' GAS LINE EASEMENT INST.#9700010712 15' NON-EXCLUSIVE UTILITY EASEMENT BK. 337 PGS. 357-359

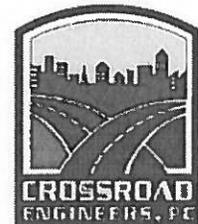
CURVE TABLE	
C1	R=335.00' $\Delta=03^{\circ}35'28''$ L=21.00'
C2	R=5589.58' $\Delta=00^{\circ}28'43''$ L=46.70'



NO FIELDWORK WAS PERFORMED AND THEREFORE, THIS DESCRIPTION IS SUBJECT TO ANY OVERLAPS, GAPS OR INCONSISTENCIES THAT A FIELD SURVEY MIGHT REVEAL. THIS PLOT WAS PREPARED FROM INFORMATION OBTAINED FROM INSTRUMENT NUMBER 200732429 AND INSTRUMENT NUMBER 201224189, AS RECORDED IN THE HENDRICKS COUNTY RECORDER'S OFFICE.

*Trent E. Newport*  
 TRENT E. NEWPORT DATE 10-21-16  
 REG. LAND SURVEYOR NO. 29600021  
 STATE OF INDIANA

PREPARED BY:



Transportation & Development Consultants  
 3117 SHELTON DR. BEECH GROVE, IN 46107 (317) 786-1555