

TOWN COUNCIL

ORDINANCE NO. 31-2018

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-18-001, (Ambrose Plainfield Industrial IV, LLC) the real estate described in Exhibit "A" of about 34.8 acres attached hereto and incorporated herein by this reference is hereby rezoned from the "CI Commercial Industrial" district to the "PUD Planned Unit Development" district classification of the Plainfield Zoning Ordinance.

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

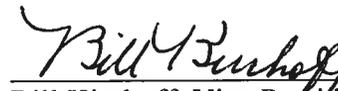
This Ordinance shall be effective within the incorporated areas of the Town of Plainfield, Hendricks County, Indiana upon its adoption by the Town Council of the Town of Plainfield, as provided in I.C. 36-7-4.

Passed and adopted by the Town Council of the Town of Plainfield, Indiana, on this 13 day of August, 2018.

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



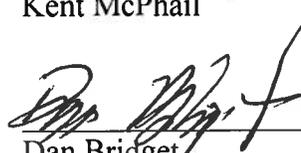
Robin G. Brandgard, President



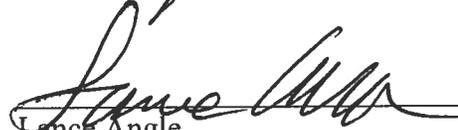
Bill Kirchoff, Vice President



Kent McPhail

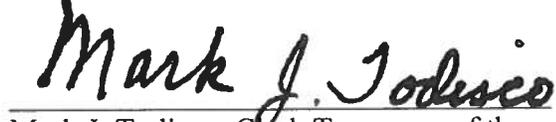


Dan Bridget



Lance Angle

ATTESTED BY:



Mark J. Todisco, Clerk Treasurer, of the
Town of Plainfield, Indiana

EXHIBIT A
Legal Description

North Parcel:

Phase I and Common Area "A" in Greenparke at Airwest - Phase I, as per plat thereof recorded as Instrument Number 201007484 in the Office of the Recorder of Hendricks County, Indiana.

South Parcel:

That portion of the Southeast Quarter of Section 29 and Northeast Quarter of Section 32, Township 15 North, Range 2 East of the Second Principal Meridian in the Town of Plainfield, Hendricks County, Indiana, also consisting of Block "A" in Ronald Reagan Business Park as per plat thereof recorded as Instrument Number 200907740 and a portion of the former Lots 1 through 7, and the vacated Lynn Avenue in San Pablo Estates as per plat thereof recorded in Plat Book 8, pages 1 & 1A and in the Office of the Recorder of said county, being described as follows:

Commencing at a Hendricks County Surveyor's disk found marking the northwest corner of said Northeast Quarter of Section 32; thence South 00 degrees 51 minutes 47 seconds East along the west thereof 132.00 feet; thence North 89 degrees 03 minutes 00 seconds East parallel with the north line of said Northwest Quarter 116.26 feet to the east line of Ronald Reagan Parkway, being the land of The Town of Plainfield as described in Instrument Number 201403849 in said county records, and the POINT OF BEGINNING; thence the following four (4) courses are along said east line): 1) North 00 degrees 51 minutes 39 seconds West 141.54 feet to the beginning of a tangent curve to the left having a radius of 6,635.16 feet and a central angle of 07 degrees 00 minutes 00 seconds; 2) northerly along the arc of said curve 810.64 feet; 3) North 07 degrees 51 minutes 39 seconds West 50.03 feet to the beginning of a tangent curve to the right having a radius of 6,488.18 feet and a central angle of 00 degrees 13 minutes 41 seconds; 4) northerly along the arc of said curve 25.81 feet to the southwest corner of the land of the Town of Plainfield as described in Instrument Number 201021859 in said county records and the beginning of a curve to the right having a radius of 35.00 feet, a central angle of 93 degrees 30 minutes 38 seconds, and a radial line passing through said point which bears South 85 degrees 32 minutes 22 seconds West; thence northeasterly and easterly along the south line of said land and arc of said curve 57.12 feet; thence North 89 degrees 03 minutes 00 seconds East along said south line and the north line of said Block "A" 478.70 feet to the beginning of a tangent curve to the right having a radius of 35.00 feet and a central angle of 86 degrees 21 minutes 05 seconds (the following eight (8) courses are along the east line of said Block "A"): 1) thence southeasterly and southerly along the arc of said curve 52.75; 2) thence South 04 degrees 35 minutes 55 seconds East 551.93 feet to the beginning of a tangent curve to the right having a radius of 1,930.00 feet and a central angle of 03 degrees 44 minutes 17 seconds; 3) thence southerly along the arc of said curve 125.92; 4) thence South 00 degrees 51 minutes 38 seconds East 28.29 feet to the beginning of a tangent curve to the right having a radius of 50.00 feet and a central angle of 68 degrees 53 minutes 59 seconds; 5) thence southerly and southwesterly along the arc of said curve 60.13 feet to the beginning of a reverse curve to the left having a radius of 75.00 feet and a central angle of 137 degrees 47 minutes 59 seconds; 6) thence southwesterly, southerly, and southeasterly along the arc of said curve 180.38 feet to the beginning of a reverse curve to the right having a radius of 50.00 feet and a central angle of 68 degrees 53 minutes 59 seconds; 7) thence southeasterly and southerly along the arc of said curve 60.13 feet; 8) thence South 00 degrees 51 minutes 38 seconds East 91.73 feet; thence South 89 degrees 03 minutes 00 seconds West along the south line of Block "A" and its westerly extension 529.99 to the POINT OF BEGINNING, containing 12.820 acres, more or less.