

DULY ENTERED
FOR TAXATION

JAN 11 2007

06-2-01-41E 430-001,002,003,004, -
PLAINFIELD TOWN COUNCIL

200700000890
Filed for Record in
HENDRICKS COUNTY IN
PAUL T HARDIN
01-11-2007 At 08:21 am.
ORDINANCE 21.00

ORDINANCE NO. 27-2006

Nancy A. Marsh
AUDITOR HENDRICKS COUNTY

**AN ORDINANCE ANNEXING CERTAIN TERRITORY
CONTIGUOUS TO THE TOWN OF PLAINFIELD, INDIANA,
PLACING THE SAME WITHIN THE CORPORATE BOUNDARIES OF
THE TOWN, MAKING THE SAME AS PART OF THE TOWN AND
REDEFINING THE CORPORATE BOUNDARIES OF THE TOWN**

WHEREAS, well-defined long-term planning and orderly development benefit the Town of Plainfield, Indiana (the "Town"), and the greater Plainfield community; and

WHEREAS, 100 percent of the owners of certain land located immediately southeast of the Town, in Guilford Township, Hendricks County, Indiana, have petitioned the Town Council of the Town (the "Town Council"), to annex territory containing such land (collectively, the "Territory") into the Town; and

WHEREAS, the Territory, which consists of approximately 4.13 acres, is situated outside of, but contiguous to, the Town; that is, at least one-quarter (1/4) of the aggregate external boundaries of the Territory coincides with the present boundaries of the Town as provided in (and required by) Indiana Code 36-4-3, as amended (the "Act"); and

WHEREAS, all the owners of land in the Territory have requested this Ordinance annexing the Territory; and

WHEREAS, map(s) describing the boundaries of the Territory, including any public right-of-way, are attached to and incorporated into this Ordinance as Exhibit A; and

WHEREAS, a legal description of the Territory is attached to and incorporated into this Ordinance as Exhibit B; and

WHEREAS, none of the Territory (i) is within the corporate boundaries of another municipality or (ii) lies within a fire protection district under Indiana Code 36-8-11; and

WHEREAS, responsible planning, orderly development and the Act require adoption of a written fiscal plan and a definite policy for the provision of certain services to the Territory; and

WHEREAS, prior to adoption of this Ordinance, the Town Council, by resolution, will adopt a written fiscal plan and definite policy for the provision of services of a non-capital nature and a capital nature to the Territory as required by the Act; and

WHEREAS, the written fiscal plan and definite policy adopted by resolution will include the provision of services of a non-capital nature within one year after the effective date of the annexation under this Ordinance in a manner equivalent in standard and scope to those

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non-capital services provided to areas within the present corporate boundaries of the Town, regardless of similar topography, patterns of land use and population density; and

WHEREAS, the written fiscal plan and definite policy adopted by resolution will include the provision of services of a capital nature to the Territory within three years after the effective date of the annexation under this Ordinance in the same manner as those services are provided to areas within the present corporate boundaries of the Town, regardless of similar topography, patterns of land use and population density, and in a manner consistent with federal, state and local laws, procedures, and planning criteria; and

WHEREAS, prior to the adoption of this Ordinance, the Town Council will conduct a public hearing pursuant to notice published in accordance with the applicable provisions of the Act; and

WHEREAS, the Town Council finds that the annexation of the Territory pursuant to the terms and conditions of this Ordinance is in the best interests of all the owners of land in the Territory, is fair and equitable, and should be accomplished;

NOW, THEREFORE, BE IT ORDAINED BY THE TOWN COUNCIL OF THE TOWN OF PLAINFIELD, HENDRICKS COUNTY, STATE OF INDIANA, THAT:

Section 1. In accordance with the Act, the Territory is hereby annexed to the Town and included within the Town's corporate boundaries pursuant to the terms and conditions of this Ordinance.

Section 2. The Territory annexed by this Ordinance is assigned to Town Council Ward No. 5.

Section 3. (a) The foregoing recitals (or "whereas clauses") are findings of fact by the Town Council and are incorporated into this Ordinance by this reference.

(b) The sections, subsections, paragraphs, sentences, clauses and phrases of this Ordinance are separable, and if any section, subsection, paragraph, sentence, clause or phrase of this Ordinance shall be declared unconstitutional, invalid or unenforceable by the valid judgment or decree of a court of competent jurisdiction, such unconstitutionality, invalidity or unenforceability shall not affect any of the remaining sections, subsections, paragraphs, sentences, clause and phrases of this Ordinance.

Section 4. This Ordinance shall become effective as provided in the Act, which effective date is not less than 30 days after the adoption of this Ordinance and upon the filing and recording of this Ordinance under Section 22 of the Act.

* * *

of Sept THIS ORDINANCE is hereby passed and adopted this 11th day of Sept 2006.

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

Robin G. Brandgard
Robin G. Brandgard, President

Kent McPhail
Kent McPhail

Bill Kirchoff
Bill Kirchoff

Daniel W. Fivecoat
Daniel W. Fivecoat

Edmond L. Gaddie, Jr.

Constituting a majority of the members of the Town Council

ATTESTED BY:

Wesley R. Bennett
Wesley R. Bennett, Clerk-Treasurer,
Town of Plainfield, Hendricks County,
State of Indiana

"I AFFIRM, UNDER THE PENALTIES FOR PERJURY,
THAT I HAVE TAKEN REASONABLE CARE TO REDACT
EACH SOCIAL SECURITY NUMBER IN THIS
DOCUMENT, UNLESS REQUIRED BY LAW."

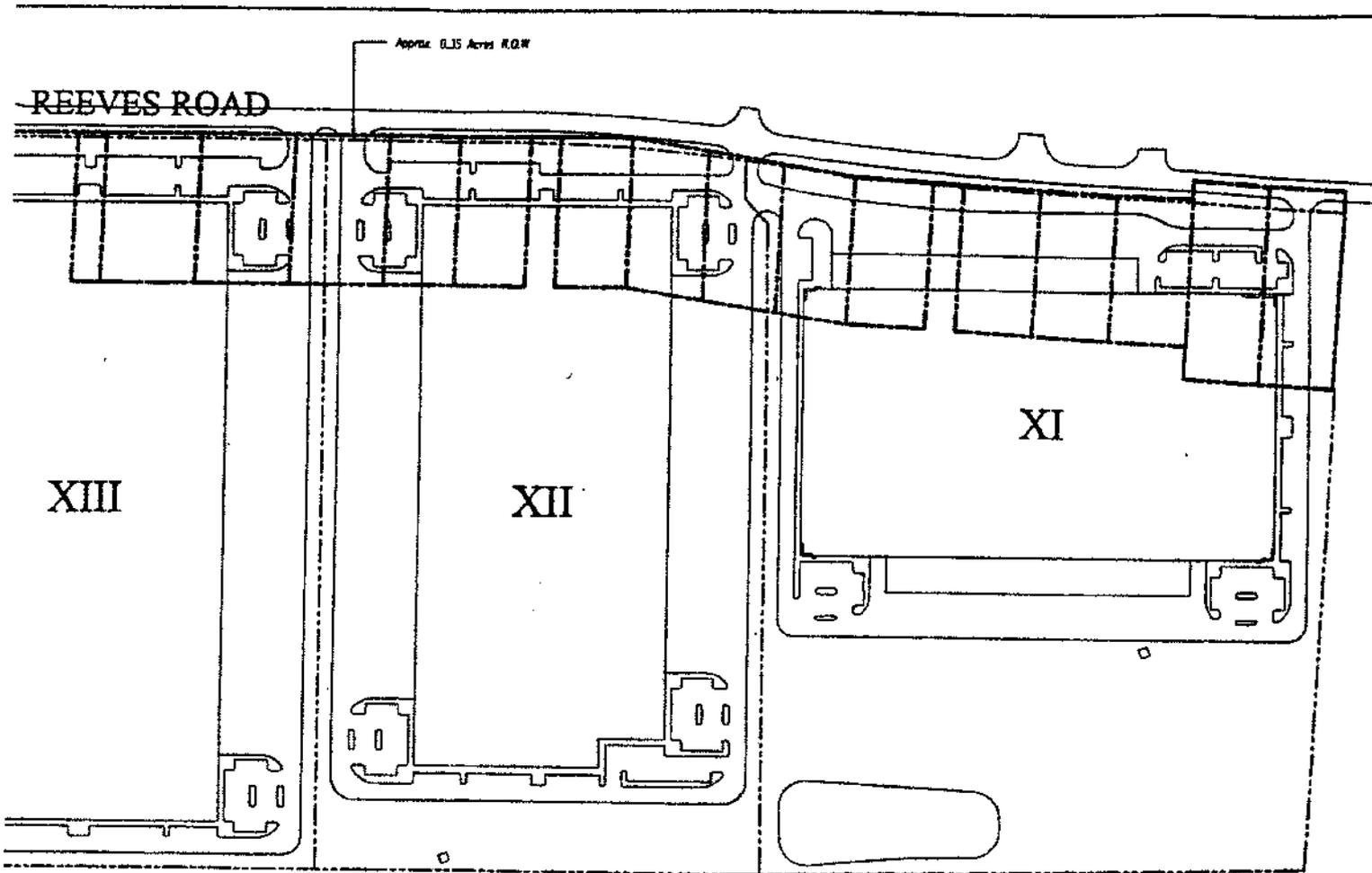
NAME Richard A. Carlucci

PUBLISHED:
Hendricks County Flyer SEP 14 2006
Hendricks County Flyer SEP 21 2006

This instrument prepared by Richard A. Carlucci, Town Manager, Town of Plainfield, 206 W. Main Street, Plainfield, Indiana 46168

EXHIBIT A

OPUS ANNEXATION AREA No 1



XIII

26.82	ACRES
93,500	SF
0.42	SF

Airwest XII

SITE AREA:	21.09	ACRES
BUILDING AREA:	393,500	SF
F.A.R.:	0.43	SF

Airwest XI

SITE AREA:	25.19	ACRES
BUILDING AREA:	360,000	SF
F.A.R.:	0.32	SF



Masterplan

EXHIBIT BOpus Annexation Area Description 1

A part of the Southeast Quarter of Section 1, Township 14 North, Range 1 East, in Guilford Township, Hendricks County, Indiana (this description includes Lots 1, 2 and 3 of Minor Plat No. 126 as recorded as Book 10, Page 154-155 and Lots 9 and 10 of Heritage Farm being recorded as Book 10, Page 119-120 both plats recorded in the Office of the Recorder of Hendricks County), being more particularly described as follows:

Commencing at the Northwest corner of said Quarter Section, being marked by a cross cut in concrete, thence North 86 degrees 36 minutes 26 seconds East (basis of bearing in Indiana State Plane Coordinate System, East Zone, NAD1983) along the North line of said quarter section, 1907.86 feet to the extended West line of Lot 10 of Heritage Farm, thence South 01 degrees 21 minutes 18 seconds East, along said extended West line, 30.02 feet to the Northwest Corner of said Lot 10, also being the Northeast corner of Lot 1 of Minor Plat 126, also being the south right-of-way of County Road 550 South and the **Point of Beginning** of this annexation description (all lines of the following described parcel being contiguous to the Town of Plainfield); thence North 86 degrees 36 minutes 26 seconds East along the North line of Lots 9 and 10 of said Heritage Farm, also along said south right-of-way, 240.00 feet to the Northeast corner of said Lot 9; thence South 01 degrees 21 minutes 18 seconds East along the East line of said Lot 9 a distance of 250.00 feet to the Southeast corner of said Lot 9; thence South 86 degrees 36 minutes 26 seconds West along the South line of said Lots 9 and 10 and the south line of Lots 1, 2, and 3 of Minor Plat 126 a distance of 720.00 feet to the Southwest corner of Lot 3 of said Minor Plat 126; thence North 01 degrees 21 minutes 18 seconds West along the West line of said Lot 3 a distance of 250.00 feet to the Northwest corner of said Lot 3 and the south right-of-way of County Road 550 South; thence North 86 degrees 36 minutes 26 seconds East along the North line of Lots 1, 2 and 3 of said Minor Plat 126 along said south right-of-way, 480.00 feet to the **Point of Beginning**, and containing 4.13 acres more or less.

This description is for annexation purpose only. No transfer of title is to occur with this description. Limited fieldwork was performed. This description was based on existing deeds, plats, surveys, and previous annexation descriptions to the Town of Plainfield. No monuments were set and no deeds should be created from this description.