

ORDINANCE NO. #00-26

AN ORDINANCE OF THE MADISON COUNTY FISCAL COURT, KENTUCKY APPROVING THE ZONE CHANGE OF JAMES D. TATE PROPERTY ON HUNTER LANE AND AUTHORIZING THE CHANGE ON THE OFFICIAL ZONING MAP OF MADISON COUNTY, KENTUCKY.

WHEREAS, the hereinafter described land is located in Madison County, Kentucky and

WHEREAS, the Madison County Planning Commission held a public hearing on Tuesday, August 15, 2000, and found that the existing zoning classification given to the property is inappropriate and that the proposed zoning classification is appropriate; the proposed land use change is in conformance with the adopted comprehensive plan; and there was evidence that there had been major changes of an economic, physical, or social nature in the area that was not anticipated in the adopted comprehensive plan; and therefore recommend to the County Fiscal Court that the classification of the property involved herein be change from R-7 Rural Agricultural to R-1 Rural Single Family Residential.

NOW, THEREFORE BE IT ORDAINED AND ENACTED, by Madison County Fiscal Court that the land use classification of the following described property be changed by this ordinance from R-7 Rural Agricultural to R-1 Rural Single-Family Residential:

SECTION I

A certain tract or parcel of land situated between the waters of Otter Creek and Hunter Lane, more particularly described as follows:

Unless stated otherwise, any monument referred to herein as a "pin and cap" is a set 1/2" Diameter #4 iron pin, 18" in length, with a yellow plastic cap stamped "Abacus LS 3265". All bearings stated herein are referred to Deed Book 318, Page 241 along the

Beginning at a set pin and cap on the west right-of-way of Hunter Lane, said road being a county road having a 25' dedicated right-of-way by this survey, and corner to William and Wanda Hunter (DB 367, Pg 558) and the tract described herein, Thence with the west right-of-way of Hunter Lane 7 calls:

S25°13'04"W 23.43' to a set iron pin and cap
S28° 36'18"W 539.48' to a set iron pin and cap
S23° 50'31" W 63.48' to a set iron pin and cap
S18° 55'41"W 59.43' to a set iron pin and cap
S17° 17'26"W 143.34' to a set iron pin and cap
S17° 01'31"W 297.43' to a set iron pin and cap
S18°28'17"W377.01' to a point on the west right-of-way of Hunter Lane, a corner to Dwayne Tate (DB364, Pg699); Thence with the line of Tate N 84°23'16"W 275.10' to a point, corner to Tate and another tract of Dwayne Tate (DB364,

Pg699); Thence with the line of Tate N84°23'16"W 222.11' to a point, corner to Tate; Thence with the line of Tate S 05°36'44"W 191.48' to a point in the right-of-way of Hunter Lane, a corner to Tate; Thence leaving the line of Tate and now with the west right-of-way of Hunter Lane 4 calls:
S83°12'52"W 160.22' to a set iron pin and cap
S65°28'43"W 130.34' to a set iron pin and cap
S58°21'54"W 63.35' to a set iron pin and cap
S63°23'08"W 111.13' to a found iron pin and cap PLS #3265,
Corner to Farris and Anna Parks (DB508, Pg313); Thence leaving the right-of-way Hunter Lane with the line of Parks N35°32'49"W 412.84' to a found iron pin and cap PLS #3265, corner to Parks; Thence with the line of Parks N36°17'35"W 19.98' to a found iron pin and cap, PLS #3265, a corner to Parks and Vickie Evans (DB508, Pg316); Thence leaving the line of Parks with the line of Evans N36°12'05"W 138.29' to a found iron pin and cap, PLS #3265, corner to Evans; Thence N30°21'33"W 175.97' to a found iron pin and cap, PLS #3265, corner to Evans and Dwayne Parke (DB508, Pg313); Thence with the line of Parke N30°21'31"W 309.42' to a found iron pin and cap, PLS #3265, corner to Parke; Thence with the line of Parke S55°24'54"W 213.79' to a found iron pin and cap, PLS #3265, a corner to Parke and Farris and Anna Parks (DB318, Pg241); Thence leaving the line of Parke with the line of Parks 7 calls:
N30°01'35"W 192.64' to a found iron pin and cap, PLS #3265
N29°52'53"W 371.35' to a found iron pin and cap, PLS #3265
N12°19'19"W 82.37' to a found iron pin and cap, PLS #3265
N48°57'51"W 318.30' to a found iron pin and cap, PLS #3265
N03°50'25"W 158.82' to a found iron pin and cap, PLS #3265
N45°31'23"W 144.78' to a found iron pin and cap, PLS #3265
N00°26'21"E 116.37' to a found iron pin and cap, PLS #3265, corner to Parks and Collins Interests LTD (DB497, Pg161); Thence with the line of Collins N42°47'21"E 167.17' to a set iron pin and cap, a corner to Collins and Rita Hunter (DB491, Pg119); Thence with the line of Hunter S82°49'43"E 921.48' to a set iron pin and cap, corner to Rita Hunter and Floyd Hunter (S.O.T. Unknown); Thence with the line of Hunter S82°59'53"E 299.43' to a set iron pin and cap, corner to Floyd Hunter and William Hunter; Thence with the line of Hunter S82°48'34"E 698.51' to a set iron pin and cap, corner to William Hunter and William and Wanda Hunter (DB376, Pg558); Thence with the line of Hunter S82°47'18"E 902.95' to the Point of Beginning and Containing 77.9 Acres more or less according to a survey by Dwayne Wheatley, PLS #3265, with Abacus Engineering, on July 20, 2000 and being a part of the same property conveyed to James and Virginia Tate by deed dated October 6, 1972 which is of record in Deed Book 266 Page 321 in the Madison County Court House, Richmond, Kentucky.

SECTION II

That the Director of Planning and Development make the appropriate changes to the Official Zoning Map of Madison County, Kentucky.

SECTION III

That the County Clerk cause this ordinance to be published in accordance with the appropriate Kentucky Revised Statutes.

DATE OF FIRST READING: September 12, 2000

MOTION BY: Billy Ray Hughes

SECONDED BY: William Tudor

VOTE: YES NO

JUDGE, KENT CLARK ✓
MAGISTRATE LARRY COMBS ✓
MAGISTRATE FORNISS PARKS ✓
MAGISTRATE WILLIAM TUDOR ✓
MAGISTRATE BILLY RAY HUGHES ✓

DATE OF SECOND READING: Oct 10, 2000

MOTION BY: Billy Ray Hughes

SECONDED BY: Larry Combs

VOTE: YES NO

JUDGE, KENT CLARK
MAGISTRATE LARRY COMBS
MAGISTRATE FORNISS PARKS
MAGISTRATE WILLIAM TUDOR
MAGISTRATE BILLY RAY HUGHES

Kent Clark

MADISON COUNTY JUDGE EXECUTIVE

Attest:

Mary Ann Winter
MADISON COUNTY CLERK