

ORDINANCE NO. 2022-03

ZONING ORDINANCE AMENDMENT

THIS IS AN ORDINANCE for the purpose of amending and changing the zoning ordinance of the County of Shelby as it relates to a certain tract of property located on the east side of N 350 W., ¼-mile south of W 200 N, Brandywine Township. Specifically amending the Shelby County, Indiana Zoning Ordinance adopted by the Board of Commissioners of Shelby County, Indiana on September 18, 2008, which became effective on October 18, 2008, including and incorporating therein Township Zoning Maps dated September 18, 2008 as amended, showing the boundary lines of certain Zoning Districts thereon.

BE IT ORDAINED by the Board of Commissioners of Shelby County Indiana, as follows:

Section 1: Purpose. The purpose of this Ordinance shall be to amend the Zoning Map of Brandywine Township of the Shelby County Code and the zoning ordinances thereunder as it relates to the real estate specifically described in Section 2 of this Ordinance to change the designation of said real estate from being zoned A1 (Conservation Agricultural) to RE (Residential Estate) (2 acres). A petition was filed by Debra Pennington on December 7, 2021 under Case No. RZ 21-19, to amend the zoning map of Shelby County, Indiana to change the zoning of said real estate.

Section 2: Amendment. Shelby County, Indiana Zoning Ordinance adopted by the Board of Commissioners of Shelby County, Indiana on September 18, 2008, which became effective on October 18, 2008, including and incorporating therein Township Zoning Maps dated September 18, 2008, as amended, showing the boundary lines of certain Zoning Districts thereon, are hereby amended by adding the following sub-section:

Land rezoned from "A1," Conservation Agricultural, to "RE" Residential Estate:

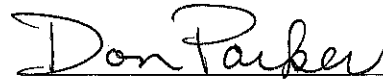
The parcel of land and real estate located in Brandywine Township, Shelby County, Indiana and particularly described by the attached legal description Exhibit "A" and shown on the attached map, Exhibit "B", being formerly zoned and shown on the Brandywine Township Zoning District Map as lying in an "A1" Conservation Agricultural District is hereby rezoned to "RE" Residential Estate.

Section 3: Effective Date. This ordinance shall be in full force and effect from and after its adoption by the Board of Commissioners of Shelby County, Indiana.

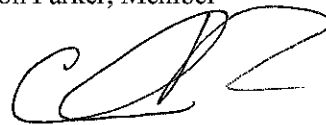
Section 4: Repealable Provisions. All ordinances and parts of ordinances in conflict with the specific amendment herein are hereby repealed.

ADOPTED this 7th day of February, 2022 by a vote of 2 ayes and 0 nays of members of the Board of Commissioners of Shelby County, Indiana.

Kevin Nigh, President

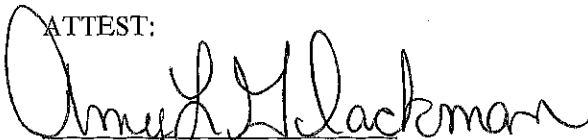


Don Parker, Member



Chris Ross, Member

ATTEST:



Amy Glackman
Shelby County, Indiana

EXHIBIT A

Part of the southwest quarter of the northeast quarter of Section Twenty-seven (27), Township Thirteen (13) North, Range Six (6) East of Brandywine Township, Shelby County, Indiana, being part of survey Job #13N6E27-21-100 by Scott T. Sumerford, RLS#29800017, certified January 25, 2022 and being more particularly described as follows:

Commencing at the northwest corner of the northeast quarter of said section 27-13-6, said point marked by a Shelby County Surveyor Monument; thence along the west line of said northeast quarter, South $01^{\circ}00'41''$ East (basis of bearings being Indiana State Plane East Zone) 1538.83 feet to a magnall and washer stamped "S. Sumerford 9800017" on the west line of the southwest quarter of said northeast quarter, said point being the point of beginning of the herein described tract;

Thence North $89^{\circ}55'47''$ East 458.59 feet to a capped rebar stamped "S. Sumerford 29800017"; thence parallel with the west line of said quarter quarter section, South $01^{\circ}00'41''$ East 190.00 feet to a capped rebar stamped "S. Sumerford 29800017"; thence South $89^{\circ}55'47''$ West 458.59 feet to a magnall and washer stamped "S. Sumerford 9800017" on the west line of said quarter quarter section; thence along said west line, North $01^{\circ}00'41''$ West 190.00 feet to the point of beginning, containing 2.000 acres.

Subject to all easements, restrictions and right-of-ways of record.

EXHIBIT B

