

ORDINANCE NO. _____

AN ORDINANCE CONCERNING THE ANNEXATION OF
ADJACENT AND CONTIGUOUS TERRITORY CHANGING
AND EXTENDING THE CORPORATE BOUNDARIES OF
THE TOWN OF MCCORDSVILLE, INDIANA

BE IT ORDAINED BY THE COMMON COUNCIL OF THE TOWN OF MCCORDSVILLE, INDIANA THAT:

Section I. The corporate boundary of the Town of McCordsville, Indiana is hereby changed and extended so as to include and make a part of the corporation of the Town of McCordsville, Indiana, the following described real estate situated in Hancock County, Indiana, consisting of 146 acres, more or less, including right of way, described on “Exhibit A”, attached hereto and incorporated herein by reference.

Section II. The Town of McCordsville, Indiana has developed a fiscal plan and has established a definite policy to furnish the annexed territory within a period of three (3) years, governmental and proprietary service substantially equivalent in standard and scope to the areas of the Town which have characteristics of topography, patterns of land utilization and population density similar to the above-described property.

Section III. The annexed territory east of County Road 600 West is hereby assigned to Council District 2.

Section IV. This Ordinance shall be in full force and effect from and after its passage, approval by the Town Council, and publication as prescribed by law.

Section V. The annexed territory to be zoned “PUD: Planned Unit Development” is described in attached “Exhibit A”, and commonly referred to as Liberty Ponds.

Section VI. Introduced and filed on the 13th day of April, 2021. A motion to consider on first reading on the day of introduction was offered and sustained by a vote of ___ in favor and ___ opposed pursuant to I.C. 36-5-9.8.

Duly ordained and passed this _____ day of _____, 2021 by the Town Council of the Town of McCordsville, Hancock County, Indiana, having been passed by a vote of _____ in favor and _____ opposed.

Voting Affirmative:

Barry A. Wood

Thomas R. Strayer

Gregory J. Brewer

Larry J. Longman

Branden D. Williams

ATTEST:

Staci A. Starcher, Clerk-Treasurer

Voting Opposed:

Barry A. Wood

Thomas R. Strayer

Gregory J. Brewer

Larry J. Longman

Branden D. Williams

This instrument was prepared by Gregg Morelock, Attorney at Law.

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. – Gregg Morelock

Exhibit A – Legal Description

Part of the Northwest Quarter of Section 18, Township 17 North, Range 6 East of the Second Principal Meridian, Hancock County, Indiana, being that 146.613-acre tract of land shown on the ALTA/NSPS Land Title Survey dated January 22, 2021, as last revised, by Michael J. Smith, PS #LS20500025 of American Structurepoint, Inc. under project number 2020.03087, more particularly described as follows: BEGINNING at a Harrison Monument at the northeast corner of said Northwest Quarter; thence South 00 degrees 04 minutes 43 seconds West 2,655.65 feet along the east line of said Northwest Quarter (basis of bearings is the Indiana Geospatial Coordinate System, Hancock Zone) to a “DLDS” capped rebar at the southeast corner of said Northwest Quarter; thence South 89 degrees 21 minutes 20 seconds West 437.37 feet along the south line of said Northwest Quarter to a “FIRM 0107” capped rebar at the southeast corner of the parcel conveyed to Wabash Valley Power Association in Instrument Number 201712989, on file in the Office of the Recorder of Hancock County, Indiana, the following four (4) courses are along the east, north and west lines thereof; 1)thence North 00 degrees 12 minutes 15 seconds West 349.82 feet to a 5/8-inch diameter rebar with a cap stamped “ASI FIRM #0094” set flush (hereafter referred to as “set rebar”); 2)thence South 89 degrees 21 minutes 20 seconds West 300.00 feet to a “FIRM 0107” capped rebar; 3)thence South 00 degrees 16 minutes 16 seconds East 250.00 feet to a set rebar; 4)thence South 89 degrees 21 minutes 20 seconds West 1,863.77 feet to a mag nail found on the west line of said Northwest Quarter; thence North 00 degrees 07 minutes 09 seconds East 357.57 feet along said west line to a mag nail found at the southwest corner of the parcel conveyed to Dalchow in Instrument Number 201605591, on file in the Office of said Recorder, the following three (3) courses are along the south, east and north lines thereof; 1)thence North 83 degrees 37 minutes 51 seconds East 800.08 feet to a “FIRM 0064” capped rebar; 2)thence North 00 degrees 07 minutes 11 seconds East 234.77 feet to a “FIRM 0064” capped rebar; 3)thence South 86 degrees 17 minutes 58 seconds West 777.58 feet to a set rebar at the southeast corner of the parcel conveyed to the Town of McCordsville in Instrument Number 201802068, on file in the Office of said Recorder, the following four (4) courses are along the east and north lines thereof; 1)thence North 05 degrees 44 minutes 10 seconds East 152.11 feet to a set rebar; 2)thence North 00 degrees 07 minutes 09 seconds East 150.93 feet to a set rebar; 3)thence North 04 degrees 55 minutes 55 seconds West 150.23 feet to a set rebar; 4)thence North 89 degrees 58 minutes 41 seconds West 20.77 feet to a mag nail set on said west line; thence North 00 degrees 07 minutes 09 seconds East 189.22 feet to a Harrison Monument at the southwest corner of the North Half of said Northwest Quarter; thence North 00 degrees 03 minutes 25 seconds East 1,287.54 feet along said west line to a Harrison Monument at the northwest corner of said Northwest Quarter; thence North 89 degrees 26 minutes 20 seconds East 704.00 feet along the north line of said Northwest Quarter to a mag nail at the northwest corner of the parcel conveyed to Hancock County in Instrument Number 94-470, the following three

courses are along the west, south and east lines thereof; 1)thence South 00 degrees 33 minutes 40 seconds East 32.50 feet to a set rebar; 2)thence North 89 degrees 26 minutes 20 seconds East 575.00 feet to a set rebar; 3)thence North 00 degrees 33 minutes 40 seconds West 32.50 feet to a mag nail set on the north line of said Northwest Quarter; thence North 89 degrees 26 minutes 20 seconds East 1,321.88 feet along said north line to the POINT OF BEGINNING. Containing 146.613 acres, more or less.