

ORDINANCE NUMBER: 091101

**AN ORDINANCE AMENDING THE HANCOCK COUNTY, INDIANA ZONING
ORDINANCE NUMBER 1993-8F**

**AN ORDINANCE TO AMEND CHAPTER 7, OF THE HANCOCK COUNTY CODE; SPECIFICALLY, ARTICLE 2
AS AMENDED.**

BE IT ORDAINED BY THE TOWN BOARD OF MCCORDSVILLE, HANCOCK COUNTY, INDIANA, THAT:

SECTION I

Section 7.1-120 Zoning Map of Chapter 7, Article 2, Division 2, of the Hancock County Code, is amended as follows:

The Zoning Map referred to in Section 7.1-120 for Vernon Township is hereby amended by reclassifying the following described area from R1 to R2.

"EXHIBIT A"

PARCEL 2 (from instrument number 9609907, Hancock County):

Part of the Northwest Quarter of Section 14, Township 17 North, Range 5 East in Hancock County, Indiana, more particularly described as follows:

Beginning at a point on the West line of said Northwest Quarter Section which bears North 00 degrees 02 minutes 25 seconds East (assumed bearing) 1,852.29 feet from the Southwest corner of said Northwest Quarter Section (said point lies on the north line of tracts conveyed in instrument number 91-1177 thru 91-1241, 91-1304 and 91-1305 as recorded in the Office of the Recorder of Hancock County, Indiana); thence along the said north line South 80 degrees 50 minutes 17 seconds East 341.99 feet to a point on the centerline of County Road 700 West as located January, 1988 (said point lies on the west line of the plot of Cardinal Woods 1, Section two, which plot is recorded as instrument number 19-06859 in Plat Book 1, pages 140 and 141 in the Office of the Recorder of Hancock County, Indiana); thence along said plat line and said centerline, North 34 degrees 14 minutes 45 seconds East 138.58 feet; thence continuing along said lines North 28 degrees 27 minutes 37 seconds East 135.69 feet to the northwesterly corner of said plat; thence North 55 degrees 45 minutes 15 seconds West 10.17 feet to a point on a curve having a radius of 1143.85 feet. The radius point of which bears North 68 degrees 57 minutes 01 seconds West; thence along said curve to the left and along said centerline 106.94 feet to the southeasterly corner of a 2.5 acre tract conveyed in instrument number 89-0447; thence along the south line of said tract North 82 degrees 58 minutes 00 seconds West 274.82 feet; thence along said south line North 60 degrees 57 minutes 52 seconds West 266 feet more or less; to a point on the West line of said Northwest Quarter Section and on the shoreline of Geist Reservoir as established when said Reservoir is full (with the water level thereof at an elevation of 185.0 feet above mean sea level); thence along said West line South 00 degrees 02 minutes 25 seconds West 449 feet, more or less, to the place of beginning; containing 3.84 acres, more or less.

PARCEL 3 (from instrument number 890447, Hancock County):

Part of the Northwest Quarter of Section 14, Township 17 North, Range 5 East in Hancock County, Indiana, described as follows:

Commencing at a point on the North line of said Quarter Section which bears South 89 degrees 18 minutes 35 seconds West (assumed bearing) 1,544.45 feet from the Northeast corner of said Quarter Section; thence South 00 degrees 14 minutes 22 seconds East 560.38 feet, thence South 50 degrees 05 minutes 48 seconds West 171.57 feet; thence North 55 degrees 45 minutes 15 seconds West 565.57 feet to a point on the center line of Hancock County Road 700 West, said point lies on a curve having a radius of 1143.85 feet, the radius point of which bears North 81 degrees 10 minutes 52 seconds West; thence Northerly along said center line and said curve 140.45 feet to the Point of Beginning, which point bears South 88 degrees 12 minutes 58 seconds East from said radius point; thence North 86 degrees 44 minutes 50 seconds West 178.81 feet; thence South 76 degrees 15 minutes 10 seconds West 130.00 feet; thence North 78 degrees 43 minutes 50 seconds West 117 feet, more or less, to a point on the shore line of Geist Reservoir as established when said Reservoir is full (with water level thereof at an elevation of 785.0 feet above mean sea level); thence generally Southerly along said shore line to a point which lies North 60 degrees 57 minutes 52 seconds West 266 feet, more or less, from Point A, which Point A lies South 52 degrees 39 minutes 59 seconds West 395.96 feet from the Point of Beginning; thence South 60 degrees 57 minutes 52 seconds East 266 feet, more or less, to said Point A; thence South 82 degrees 58 minutes 00 seconds East 274.82 feet to a point on said curve on the center line of said Road 700 West, said point lies South 74 degrees 18 minutes 24 seconds East 1,143.85 feet from the radius point of said curve; thence Northerly along said center line and said curve 277.68 feet to the Place of Beginning; containing 2.52 acres, more or less.

PARCEL 4 (from instrument number _____ Hancock County):

Part of the Northwest Quarter of Section 14, Township 17 North, Range 5 East in Hancock County, Indiana, more particularly described as follows:

Commencing at the Northeast corner of said Northwest Quarter Section; thence along the North line thereof, South 89 degrees 18 minutes 35 seconds West (assumed bearing) 2,128.43 feet to a point on the center line of Fall Creek Road (Hancock County Road 700 West) (as located January, 1988) (the next two courses are along said center line); (1) thence South 00 degrees 13 minutes 51 seconds East 165.15 feet to a curve having a radius of 1,143.85 feet, the radius point of which bears South 83 degrees 46 minutes 09 seconds West; (2) thence Southerly along said curve 40.23 feet to a point which bears South 88 degrees 12 minutes 58 seconds East from said radius point, which said point is the Northeast corner of a parcel as described in instrument number 890447 recorded January 23, 1989 in the Hancock County Recorder's Office (the next three courses are along the Northerly lines of said instrument number 890447; (1) thence North 86 degrees 44 minutes 50 seconds West 178.81 feet, (2) thence South 76 degrees 15 minutes 10 seconds West 130.00 feet; (3) thence North 78 degrees 44 minutes 50 seconds West 117 feet, more or less, to a point on the shore line of Geist Reservoir as established when said Reservoir is full (with the water level at an elevation of 785.0 feet above mean sea level); thence, generally Northerly along said shore line to a point on the North line of said Northwest Quarter Section which bears South 89 degrees 18 minutes 35 seconds West from the point of beginning; thence along said North line, North 89 degrees 18 minutes 35 seconds East 450 feet, more or less, to the Point of Beginning, containing 1.96 acres, more or less.

SECTION II

This Ordinance shall take effect upon its passage, as provided by law.

Adopted the 11th day of September, 2001.

**TOWN COUNCIL OF THE TOWN
OF McCORDSVILLE, INDIANA**

Max Meise

Jay B. Williams

Barry Wood

Bruce Rickman

James C. Orem

ATTEST:

Catherine C. Gardner
Clerk-Treasurer