



Planning & Building Department
6280 W 800N
McCordsville, IN 46055
Phone: 317.335.3604
Email: building@mccordsville.org

PUBLIC HEARING INFORMATION

Case #: PC-20-008

Title: Amendment to the Meadows at Sagebrook Planned-Unit Development (PUD)

Meeting Date: this zoning petition is currently scheduled to be heard at the June 16th Plan Commission meeting.

*Meeting agenda and staff report will be available on the website by end of business day on the Friday preceding the applicable meeting. Go to www.mccordsville.org and click on "Agendas & Minutes".

ORDINANCE NO. _____

AN ORDINANCE AMENDMENT CONCERNING THE USE AND DEVELOPMENT OF REAL ESTATE

WHEREAS, the Town Council of the Town of McCordsville, Indiana (the “Town Council”), has adopted Ordinance No. 121410 as the Town of McCordsville, Indiana Zoning Ordinance (the “Zoning Ordinance”) pursuant to its authority under the laws of the State of Indiana, Indiana Code § 36-7-4 *et seq.*, as amended; and

WHEREAS, the Town of McCordsville, Indiana (the “Town”) is subject to the Zoning Ordinance; and

WHEREAS, the Town Council of the Town of McCordsville, Indiana (the “Town Council”), has adopted Ordinance No. 121019A, known as the Meadows at Sagebrook PUD.

NOW, THEREFORE, BE IT ORDAINED by the Town Council of the Town of McCordsville, Hancock County, Indiana, meeting in regular session, that the Meadows at Sagebrook PUD Ordinance No. 121019A is hereby amended as follows:

Section 1. Applicability

This amendment ordinance hereby applies to real estate more particularly described in the attached “Exhibit A” (the “Real Estate”).

Section 2. Amendment of Ordinance

Section 5(2) of the Meadows at Sagebrook PUD shall be replaced in its entirety by the following language:
All Lots in the District shall have a minimum width of fifty-two (52') feet measured at a point thirty (30') feet from the Street Right-Of-Way.

Section 7(3) of the Meadows at Sagebrook PUD shall be replaced in its entirety by the following language:
On street parking shall be prohibited on the street featuring medians shown on Exhibit B of the original Meadows at Sagebrook PUD Ordinance. Furthermore, on street parking, may be further restricted as described by other Town Ordinances.

Section 3. This Ordinance shall remain in full force and effect from and after its passage and posting as required by the lase within the Town of McCordsville, Indiana.

Section 4. Introduced and filed on the ___ day of _____, 2020. A motion to consider on First Reading on the day of the introduction was offered and sustained by a vote of ___ in favor and ___ opposed pursuant to I.C. 36-5-2-9.8.

Duly ordained and passed this ___ day of _____, 2020 by the Town Council of the Town of McCordsville, Hancock County, Indiana having been passed by a vote of ___ in favor and ___ opposed.

PASSED AND ADOPTED THIS ____ DAY OF _____, 2020

McCORDSVILLE TOWN COUNCIL

Voting Affirmative:

Voting Opposed:

Barry A. Wood

Barry A. Wood

Thomas R. Strayer

Thomas R. Strayer

Gregory J. Brewer

Gregory J. Brewer

Larry J. Longman

Larry J. Longman

Branden D. Williams

Branden D. Williams

ATTEST:

Staci Starcher, Clerk-Treasurer

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

I affirm, under the penalties of 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

BEGINNING at a mag nail at the northeast corner of said Northeast Quarter; thence South 0 degrees 19 minutes 54 seconds East 902.64 feet along the east line of said Northeast Quarter (basis of bearings is the Indiana Geospatial Coordinate System, Hancock Zone) to a mag nail at the northeast corner of Tract II as described in Instrument Number 201508761, on file in the Office of the Recorder of Hancock County, Indiana; thence South 88 degrees 52 minutes 48 seconds West 158.00 feet along the north line of said Tract II and the north line of Tract I as described in said Instrument Number 201508761 to a 5/8-inch diameter rebar with a cap stamped "Structurepoint - 0094" set flush (hereafter referred to as "set rebar") at the northwest corner of said Tract I, the following two (2) courses are along the west and south lines thereof; 1)thence South 0 degrees 19 minutes 54 seconds East 299.25 feet to a set rebar; 2)thence North 88 degrees 52 minutes 48 seconds East 158.00 feet to mag nail on the east line of said Northeast Quarter, the following two (2) courses are along the east and south lines thereof; 1)thence South 0 degrees 19 minutes 54 seconds East 994.34 feet to a mag nail; 2)thence South 88 degrees 37 minutes 15 seconds West 990.83 feet to a rebar set at the southwest corner of Tract III as described in said Instrument Number 201508761; thence North 0 degrees 19 minutes 54 seconds West 2,201.66 feet along the west line of said Tract III to a mag nail on the north line of said Northeast Quarter; thence North 89 degrees 22 minutes 45 seconds East 108.12 feet to a brass plug at the southeast corner of the Southeast Quarter of Section 34, Township 17 North, Range 5 East; thence North 88 degrees 52 minutes 48 seconds East 882.63 feet along said north line to the POINT OF BEGINNING. Containing 48.924 acres, more or less.