

ORDINANCE NO. 22-10-15-001

AN ORDINANCE AMENDING, AND TO AMEND
THE ZONING ORDINANCE OF KOSCIUSKO
COUNTY, INDIANA

2022100884 ORDN \$0.00
10/25/2022 03:16:46P 3 PGS
Joetta Mitchell
Kosciusko County Recorder IN
Recorded as Presented



BE IT ORDAINED BY THE BOARD OF COMMISSIONERS OF KOSCIUSKO
COUNTY, INDIANA:

ARTICLE 1.

Section 1. That the Kosciusko County Zoning Ordinance heretofore passed and adopted by the Board of Commissioners of Kosciusko County, Indiana, and recorded under Miscellaneous Record 53, Page 130 be and the same is hereby amended in the particulars hereinafter set forth.

Section 2. That certain tract of land situated in Kosciusko County, Indiana, now lying without the corporate limits of any non-participating City or Town and under the jurisdiction of the Kosciusko County Area Plan Commission, as a part of the Comprehensive Plan for Kosciusko County, Indiana; to-wit:

"SEE ATTACHED"

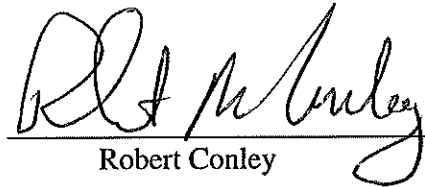
be, and the same is hereby, removed from classification as an Agricultural and subject real estate shall be reclassified and rezoned as Residential within the limitations, definitions and description of the Kosciusko County Zoning Ordinance.


Section 3. That the Ordinance Administrator, pursuant to said Zoning Ordinance be, and he is hereby authorized to issue Location Improvement Permits and Certificates of Occupancy with reference to the construction and improvements upon said described real estate so long as applications therefore comply with the Kosciusko County Zoning Ordinance and upon compliance with all applicable rules and regulations of the State of Indiana and local authorities, as the same may be applicable to the construction of streets, parking facilities, storm sewers, drains, sidewalks and sewer and water facilities.

ARTICLE 2.

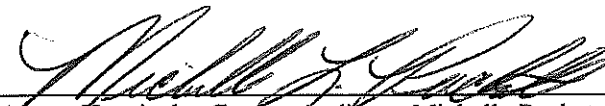
Section 1. This ordinance shall be in full force and effect from and after its passage.

Passed and adopted at a regular and duly constituted meeting of the County Commissioners
of Kosciusko County, Indiana, on 10/25/2022.


Robert Conley


Bradford Jackson


Cary Groninger


Attest: Kosciusko County Auditor – Michelle Puckett

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.
Ashley R. Miller

KYLE COLEMAN

Part of the West half of the Northwest Quarter of Section 29, Township 33 North, Range 7 East, Kosciusko County, Indiana (This description prepared by Kevin R. Michel, LS80870006, as part of retracement survey RU-139 completed by J.K. Walker and Associates, P.C., dated September 14, 2022), being more particularly described as follows, to wit:

Commencing at an angle iron post found at the Northwest corner of said Northwest Quarter; thence $S89^{\circ}-25'-12''E$ (the basis of bearings for this description is an adjoiner's deed bearing of $S00^{\circ}-30'-31''W$ for the East line of the West half of said Northwest Quarter), on and along the North line of said Northwest Quarter, a distance of 1313.23 feet to a 5/8-inch iron pin capped "Walker" at the Northeast corner of the West half of said Northwest Quarter, said iron pin also being at the POINT OF BEGINNING; thence $S00^{\circ}-30'-31''W$, on and along the East line of the West half of said Northwest Quarter, a distance of 1235.12 feet (recorded 1201.41 feet and recorded 1210 feet), to a railroad spike found at the point of intersection with the centerline of McKenna Road; thence $N51^{\circ}-05'-43''W$ (recorded $N51^{\circ}-13'-03''W$), on and along said centerline, a distance of 689.35 feet to a Mag nail at the Southeast corner of a certain tract of land recorded in Document Number 2022070758 in the records of Kosciusko County, Indiana; thence $N36^{\circ}-05'-50''E$ (recorded $N35^{\circ}-50'E$), on and along the Easterly line of said tract of land in Document Number 2022070758, a distance of 392.85 feet to the Northeast corner of said tract of land in Document Number 2022070758, said corner being situated $N36^{\circ}-05'-50''E$, a distance of 41.0 feet from a 5/8-inch iron pin capped "Walker"; thence $N34^{\circ}-31'-13''E$, on and along the water's edge of a channel to Irish Lake, a distance of 136.55 feet; thence $N27^{\circ}-17'-40''E$, on and along said water's edge, a distance of 84.77 feet; thence $N73^{\circ}-17'-05''E$, on and along said water's edge, a distance of 21.33 feet; thence $N41^{\circ}-05'-38''E$, on and along said water's edge, a distance of 10.38 feet; thence $N29^{\circ}-58'-22''E$, on and along said water's edge, a distance of 125.77 feet; thence $N30^{\circ}-06'-56''E$, on and along said water's edge, a distance of 88.16 feet; thence $N20^{\circ}-47'-19''E$, on and along said water's edge, a distance of 86.80 feet; thence $N51^{\circ}-14'-28''E$, on and along said water's edge, a distance of 19.62 feet; thence $N61^{\circ}-14'-08''E$, on and along said water's edge, a distance of 9.12 feet to the point of intersection with the North line of said Northwest Quarter; thence $S89^{\circ}-25'-12''E$, on and along said North line, a distance of 11.29 feet to the point of beginning, containing 7.53 acres of land, more or less, subject to legal right-of-way for McKenna Road, subject to all legal drain easements and all other easements of record.