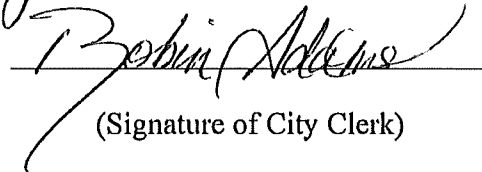




## City Clerk's Certification

I certify I am the duly qualified City Clerk of the City of Berea, Kentucky, and the following 2 pages of Ordinance No. 03-22 (or ordinance dated February 15<sup>th</sup>, 2022) is a true, correct and complete copy duly adopted by the City Council at a duly convened meeting held on February 15<sup>th</sup>, 2022, all as appears in the official record of the City of Berea.

WITNESS, my hand, the 24 day of February, 2023.

  
(Signature of City Clerk)

RECEIVED AND FILED  
DATE Jun 27, 2023  
MICHAEL G. ADAMS  
SECRETARY OF STATE  
COMMONWEALTH OF KENTUCKY  
BY Tina H

**ORDINANCE NO. 03 - 2022**

**AN ORDINANCE OF THE CITY OF BEREА, KENTUCKY, ANNEXING CERTAIN REAL PROPERTY LOCATED NEAR BEREА, MADISON COUNTY, KENTUCKY.**

**WHEREAS**, Kathleen Newby via an Affidavit of Descent of Ruth J. Roberts, is the owner of a certain tract of land located at 1112 Mayde Road, Berea, Madison County, Kentucky, which currently lies outside of the city limits of the City of Berea; and

**WHEREAS**, Kathleen Newby has requested the property located at 1112 Mayde Road, containing 27.69 acres, more or less, be annexed into the City of Berea; and

**WHEREAS**, the City of Berea has determined that the annexation would be beneficial to the City; and

**WHEREAS**, the City will be in the position to extend certain municipal services to said property; and

**WHEREAS**, the owner of the land agrees to the annexation;

**NOW, THEREFORE**, the City Council of the City of Berea, Kentucky does ordain as follows:

**SECTION I**

That the City of Berea, Kentucky, pursuant to KRS 81A.412 and KRS 81A.420, hereby annexes and makes a part of the corporate area certain real property located at 1112 Mayde Road, Berea, Kentucky, as more particularly described in the attached Exhibit A, consisting of a metes and bounds property description.

**SECTION II**

Pursuant to KRS 81A.412, the property annexed herein is designated I-2 (Industrial Park District), inasmuch as the property is surrounded by such classification.

**SECTION III**

Upon the enactment of this ordinance, the territory described in Section I is part of the City of Berea for all purposes.

**SECTION IV**

The City Clerk or any other officer having custody of official maps or records of the City is hereby directed to amend such maps or records to reflect the annexation and zoning classification provided for and assigned herein.

**SECTION V**

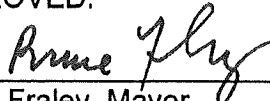
All ordinance or parts of ordinances in conflict with this ordinance are hereby repealed.

FIRST READING: \_\_\_\_\_ February 1 \_\_\_\_\_, 2022.

SECOND READING & ENACTMENT: \_\_\_\_\_ February 15 \_\_\_\_\_, 2022.

CITY OF BEREA, KENTUCKY

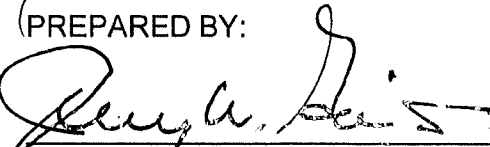
APPROVED:

  
\_\_\_\_\_  
Bruce Fraley, Mayor

ATTEST:

  
\_\_\_\_\_  
Clerk of the City Council

PREPARED BY:

  
\_\_\_\_\_  
Corporate Counsel

GREG  
**WEST**  
LAND SURVEYING, INC.


PO BOX 515  
MONTICELLO, KY, 42633  
PHONE: 1 (606) 307 0436

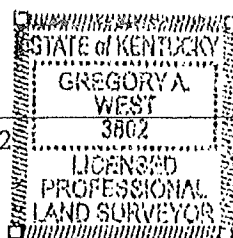
LEGAL DESCRIPTION FOR  
KATHY NEWBY  
1112 MAYDE RD  
MADISON PIDN 0059-0000-0026  
28.71 ACRES

A certain tract of land located at 1112 Mayde Road in Madison County, Kentucky and being further described as follows.

NOTE: Any monument referred to herein as a "set iron pin and cap" is a set 1/2" diameter, 18" in length iron pin with a plastic yellow cap stamped "GREG WEST LPLS 3802", and any monument referred to herein as a "found iron pin and cap" is a found 1/2" diameter iron pin with a yellow plastic cap stamped "LS 1253. The basis of bearings was taken from Plat Cabinet 27 Slide 7.

BEGINNING at a found PK nail in the west right of way of Mayde Road, said right of way being 65 feet as measured from the centerline, said iron pin being a corner of Hitachi Automotive Systems Americas Inc. (DB 668 PG 220) and being located approximately 0.2 miles southwest of the intersection of Farristown Industrial Drive, THENCE leaving the lines of Hitachi and with said right of way, S20°06'38"W passing over a set witness pin at 13.00 feet for a total of 214.38 feet to a found iron pin and cap being a corner of L & G Trucking LLC (DB 719 PG 444 Minor Subd Plat Setzer Investments LLC PC 27 SL 7), THENCE leaving said right of way and with the lines of L & G Trucking LLC the following two calls: N68°47'35"W 909.64 feet to a found iron pin and cap, S25°51'00"W 163.98 feet to a found iron pin and cap being a corner of Eugene Caldwell (DB 722 PG 486 Boundary Retracement Plat Berea Industrial Development Authority PC 17 SL 113), THENCE leaving lines of L & G Trucking and with the lines of Eugene Caldwell the following two calls: N69°21'40"W 786.02 feet to a found iron pin and cap, S04°32'08"E 530.34 feet to a found iron pin and cap being a corner of KI (USA) Corporation (DB 397 PG 153), THENCE leaving the lines of Eugene Caldwell and with the lines of KI (USA) Corp and following an existing fence, N85°38'02"W 721.12 feet to a set iron pin and cap in the east right of I-75 (not unknown), THENCE leaving the lines of KI (USA) Corp and with said right of way, N00°16'56"W 1153.29 feet to a set iron pin and cap being a corner of Patsy Moores (DB 524 PG 123), THENCE leaving I-75 and with the lines of Moores and Hitachi Automotive Systems Americas Inc., S68°46'22"E passing over a set witness pin at 2552.13 feet for a total distance of 2587.13 feet to a found PK nail and being the Point of Beginning by survey ended October 1, 2021 by Greg West Land Surveying, Inc., Gregory A. West LPLS 3802, and containing 28.71 acres and being the same land as conveyed from Lee Roy and Ruth Roberts to Lee Roy and Ruth Roberts as recorded in Deed Book 392 Page 508 see also an Affidavit of Descent as recorded in Deed Book 806 Page 783 as recorded in the Madison County Clerks Office.

  
Gregory A. West LPLS 3802



4 Oct 21  
Date

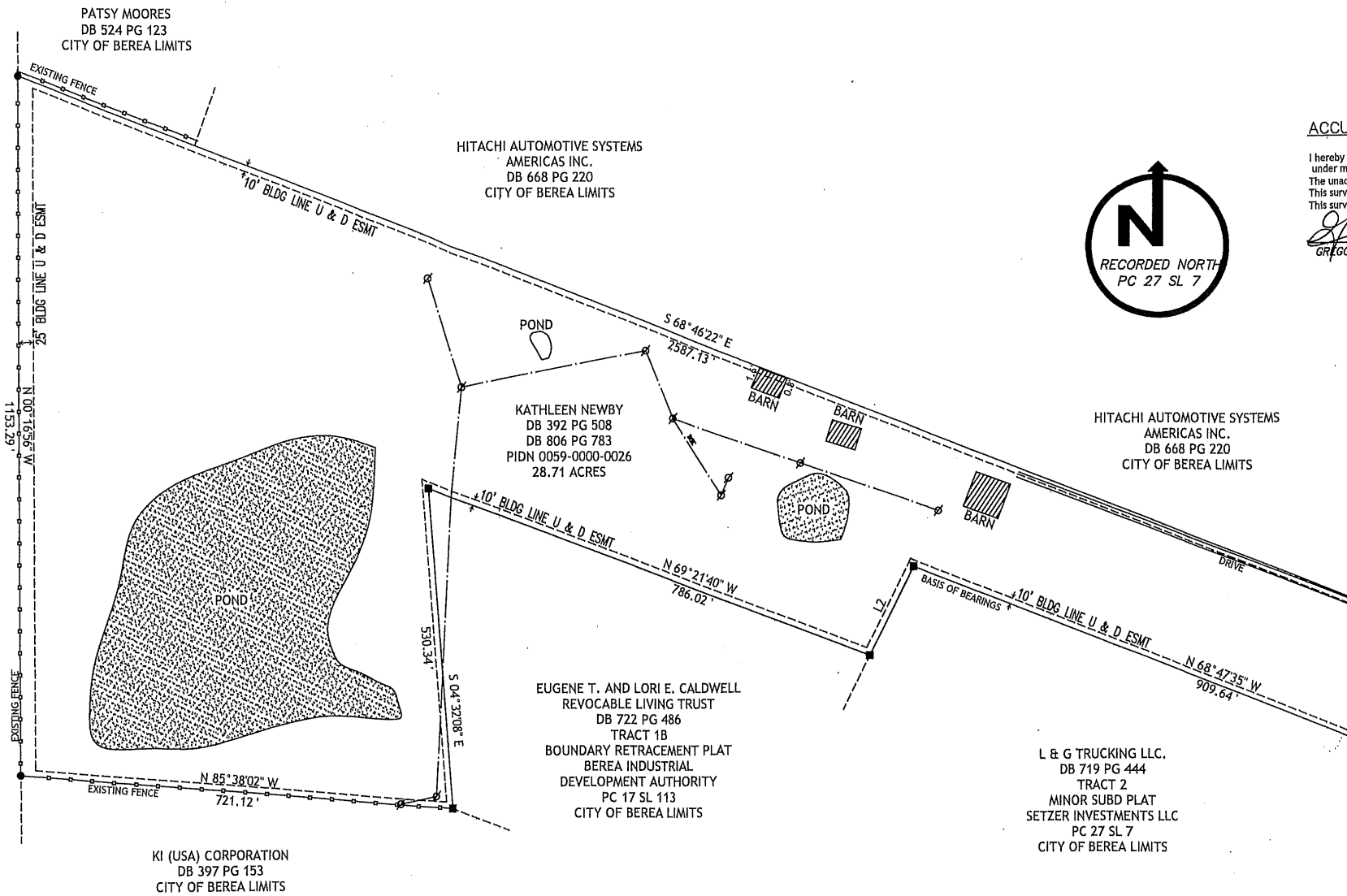
**OWNER \ CLIENT**

KATHY NEWBY  
7805 HWY 1295  
PAINT LICK, KY. 40461

I-75  
SOT UNKNOWN  
CITY OF BEREA LIMITS

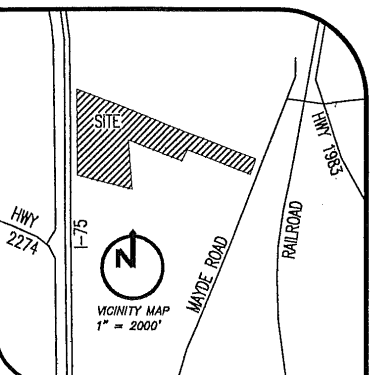
**LEGEND**

- — SET 1/2" DIAMETER, 18" IN LENGTH IRON PIN WITH YELLOW PLASTIC CAP STAMPED GREG WEST LPLS 3802
- — FOUND 1/2" DIA. IRON PIN WITH YELLOW PLASTIC CAP STAMPED LS 1253
- ⊘ — BLUEGRASS ENERGY OVERHEAD UTILITY
- ▲ — FOUND PK NAIL



I hereby certify that I am a duly Licensed Professional Surveyor in the State of Kentucky. This survey was prepared by me or under my direct supervision and I am a duly Licensed Professional Surveyor in the State of Kentucky. This survey was prepared by me or under my direct supervision and I am a duly Licensed Professional Surveyor in the State of Kentucky.

GREG WEST



**GENERAL NOTES:**

- 1.) THE PURPOSE OF THIS PLAT IS TO RETRACE THE LANDS OF NEWBY AS SHOWN AND TO USE THIS AS AN ANNEXATION PLAT.
- 2.) ACCORDING TO 201 KAR 18:150 THE SURVEY DEPICTED HEREON IS CLASSIFIED AS AN URBAN SURVEY.
- 3.) SOURCE OF TITLE: DB 392 PG 508, DB 806 PG 783
- 4.) ALL CORNERS ARE MARKED WITH 1/2" DIA., 18" IN LENGTH IRON PINS WITH PLASTIC YELLOW CAPS STAMPED "GREG WEST LPLS 3802" UNLESS OTHERWISE NOTED.
- 5.) THIS PROPERTY HAS NOT BEEN MAPPED FOR FLOOD PLAIN PURPOSES.
- 6.) THE SOURCE OF TITLE FOR MAYDE ROAD WAS FOUND IN PLAT CABINET 27 SLIDE 7, THE SOURCE OF TITLE FOR I-75 WAS NOT FOUND.
- 7.) MADISON COUNTY PIDN 0059-0000-0026

NUMBER	DIRECTION	DISTANCE
L1	S 20°06'38" W	214.38'
L2	S 25°51'00" W	163.98'

GREG WEST SURVEYING, INC.  
PO BOX 515 1 (606) 307-0436  
MONTICELLO, KY 42633

STATE OF KENTUCKY  
GREGORY A WEST  
3802  
LICENSED PROFESSIONAL SURVEYOR  
NOV 15 2011

BOUNDARY RETRACEMENT  
PROPERTY AT 1112 M  
END DATE OF SURVEY: 1-OCT-21  
END DATE OF PLAT: 16-MAY-23