

ORDINANCE NO. BG2014 – 35

ORDINANCE ANNEXING PROPERTY BY CONSENT

ORDINANCE ANNEXING 3.33 ACRES OF PROPERTY LOCATED AT 1150 MORGANTOWN ROAD PRESENTLY OWNED BY JAMES AND GAIL MANNING AND PAUL AND WENONAH MANNING, AND 3.75 ACRES OF MORGANTOWN ROAD (U.S. HWY 231) RIGHT-OF-WAY, FOR A TOTAL OF 7.08 ACRES WITH SAID TERRITORY BEING CONTIGUOUS TO EXISTING CITY LIMITS

RECEIVED AND FILED
DATE December 9, 2014
ALISON LUNDERGAN GRIMES
SECRETARY OF STATE
COMMONWEALTH OF KENTUCKY
BY Heather Williams

WHEREAS, pursuant to KRS 81A.412, the City of Bowling Green may annex any area which meets the requirements for annexation if the owner of record of the land to be annexed gives prior consent in writing; and,

WHEREAS, the Manning Family has requested and consented in writing to the annexation of 3.33 acres of private property located at 1150 Morgantown Road; and,

WHEREAS, the City of Bowling Green hereby declares it desirable to annex the property and approximately 3.75 acres of right-of-way as described in the attachments to this Ordinance; and,

WHEREAS, the proposed property to be annexed is adjacent or contiguous to the City, and the property is urban in character and suitable for development for urban purposes without unreasonable delay.

NOW, THEREFORE, BE IT ORDAINED by the City of Bowling Green, Kentucky pursuant to KRS 81A.412 as follows:

1. The property presently owned by James and Gail Manning and Paul and Wenonah Manning located at 1150 Morgantown Road and right-of-way which are identified on the attached map and further described in the attachments to this Ordinance containing a total of 7.08 acres, all of which is contiguous to existing city limits, shall be and is hereby annexed into the City of Bowling Green, Kentucky by consent of the owners, and the boundaries of the City are hereby extended so as to

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include and incorporate all of this real estate into the City of Bowling Green.

2. A copy of this Ordinance shall be forwarded to the Public Works Department, Planning and Design Division and it is hereby authorized and directed to make the necessary changes to the territorial limits of the City in Chapter One of the City of Bowling Green Code of Ordinances to reflect this annexation.

3. The provisions of this Ordinance are hereby declared to be severable, and if any section, phrase or provision shall for any reason be declared invalid, such declaration of invalidity shall not affect the validity of the remainder of this Ordinance.

4. All prior Municipal Orders or Ordinances or parts of any Municipal Order or Ordinance in conflict herewith are hereby repealed.

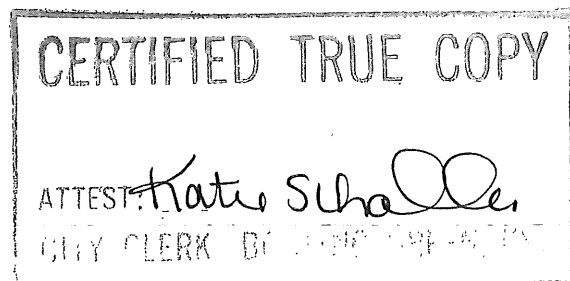
5. This Ordinance is adopted pursuant to KRS 83A.060 in that it was introduced on November 18, 2014, and given final reading on December 2, 2014, and said Ordinance shall be in full force and effect upon signature, recordation and publication in summary pursuant to KRS Chapter 424.

ADOPTED: December 2, 2014

APPROVED: Bruce Wilkerson
Mayor, Chairman of Board of Commissioners

ATTEST: Kate Schaller
City Clerk

SPONSORED BY: Kevin D. DeFebbo, City Manager, 11/11/2014, 2:00 p.m.



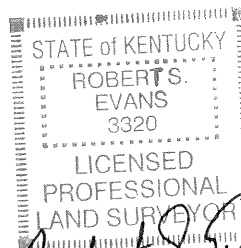
ANNEXATION MANNING PROPERTY

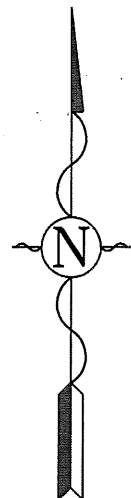
1150 MORGANTOWN ROAD (US 231)

Being a 7.08 acre tract located on US HWY 231 N (Morgantown Road in Warren County, Kentucky and adjacent to the existing city limits of the City of Bowling Green, Kentucky and being more particularly described as follows:

This description prepared by Robert S. Evans PLS# 3320, City Surveyor, Bowling Green Public Works. Sources for this description are Deed Book 824 Page 414, Plat Book 35 page 148-150, Plat Book 32 page 78, as recorded in the Warren County Court Clerk's office. Information was also taken from survey by Arnold Consulting Engineers dated 10/29/2014, and KYTC Project SSP 114-7613 Sec# 1. This description is for annexation purposes only and not for the conveyance of property.

Beginning at a point in the north right-of-way of US HWY 231N (Morgantown Road) said point is 55' left of centerline station 126+72.43 also common Lampkin Park property and being in the existing city limits; thence crossing said right-of-way S 05°47'39" E, 126.99' to a point in the south right-of-way of US HWY 231N (Morgantown Road); thence with said right-of-way S 83°40'59" W, 395.77' to a point; thence S 85°19'55" W, 258.45' to a point; thence S 83°15'20" W, 285.48' to a point; thence S 83°38'14" W, 111.35' to a point; thence S 83°50'27" W, 159.09' to a point; thence S 84°17'00" W, 131.31' to a point; thence S 13°08'19" E, 14.51' to a point; thence S 82°22'20" W, 98.94' to a point in the south right-of-way of US HWY 231N (Morgantown Road); thence crossing said road N 00°23'04" E, 134.59' to a point in the north right-of-way of US HWY 231N (Morgantown Road) said point common to Manning (DB 824 PG 414) and Moore (DB 1055 PG 530); thence leaving said right-of-way N 03°45'59" E, 420.74' to a point common to Nelda Kitchens (DB 323 PG 577); thence with Kitchens line N 86°10'43" E, 318.15' to a point; thence S 04°33'43" E, 416.45' to a point in the north right-of-way of US HWY 231N (Morgantown Road); thence with said right-of-way N 82°39'38" E, 388.27' to a point; thence N 82°38'45" E, 657.11' to the point of beginning containing 7.08 acres.





Parcel Table		
Line #/Curve #	Length	Direction/Delta
L1	318.15	N86° 10' 43"E
L2	416.45	S04° 33' 43"E
L3	388.27	N82° 39' 38"E
L4	657.11	N82° 38' 45"E
L5	126.99	S05° 47' 39"E
L6	395.77	S83° 40' 59"W
L7	258.45	S85° 19' 55"W
L8	285.48	S83° 15' 20"W
L9	111.35	S83° 38' 14"W
L10	159.09	S83° 50' 27"W
L11	131.31	S84° 17' 00"W
L12	14.51	S13° 08' 19"E
L13	98.94	S82° 22' 20"W
L14	134.59	N00° 23' 04"E
L15	420.74	N03° 45' 59"E

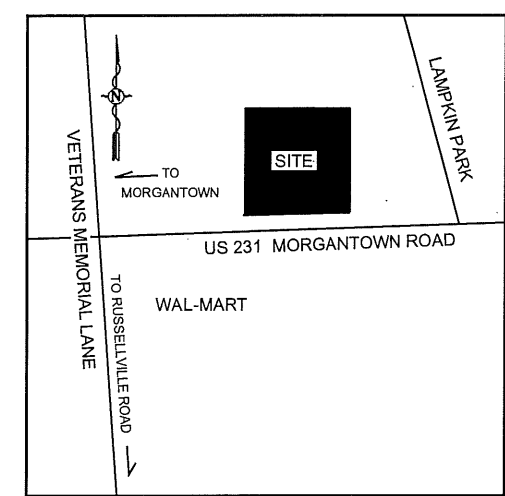
RECORD SOURCES

KYTC PROJECT SSP 114-7613 SEC# 1
PLAT BOOK 35 PAGE 148-150
PLAT BOOK 32 PAGE 78
DEED BOOK 824 PAGE 414
AND A SURVEY BY :
ARNOLD CONSULTING ENGINEERS
DATED OCTOBER 29TH, 2014

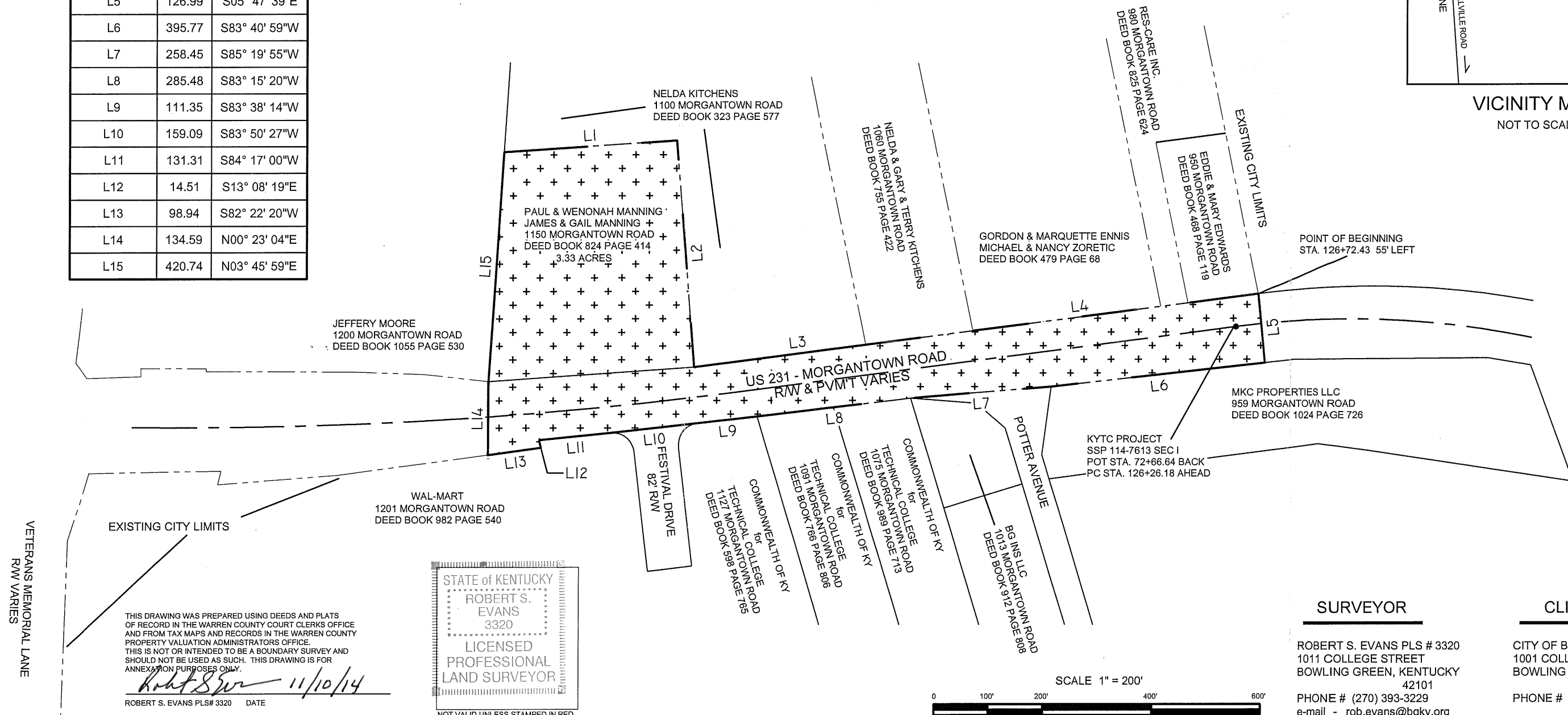
NOTES

TOTAL AREA ANNEXED = 7.08 ACRES
PROPERTY ANNEXED = 3.33 ACRES
RW ANNEXED = 3.75 ACRES

PROPOSED ANNEXATION =

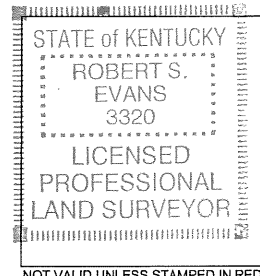


VICINITY MAP
NOT TO SCALE



THIS DRAWING WAS PREPARED USING DEEDS AND PLATS
OF RECORD IN THE WARREN COUNTY COURT CLERKS OFFICE
AND FROM TAX MAPS AND RECORDS IN THE WARREN COUNTY
PROPERTY VALUATION ADMINISTRATORS OFFICE.
THIS IS NOT OR INTENDED TO BE A BOUNDARY SURVEY AND
SHOULD NOT BE USED AS SUCH. THIS DRAWING IS FOR
ANNEXATION PURPOSES ONLY.

Robert S. Evans 11/10/14
ROBERT S. EVANS PLS# 3320 DATE

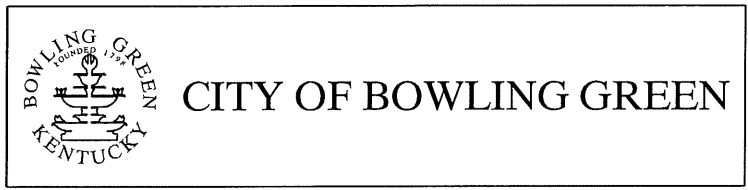


SURVEYOR

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42101
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e-mail - rob.evans@bgky.org

CLIENT

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1001 COLLEGE STREET
BOWLING GREEN, KENTUCKY
42101
PHONE # (270) 393-3000



PUBLIC WORKS DEPARTMENT

MANNING ANNEXATION
1150 MORGANTOWN ROAD

SHEET 1 OF 1
JOB NO. 14208 SCALE 1"=200' DATE 11/10/2014