

ORDINANCE NO. 10 - 09

AN ORDINANCE ANNEXING INTO THE CORPORATE BOUNDARIES OF THE CITY OF CAMPBELLVILLE, KENTUCKY, CERTAIN TRACTS OR PARCELS OF LAND LYING IN TAYLOR COUNTY AND BELONGING TO WELBY SIMPSON AND WIFE, ARLENE SIMPSON

The City of Campbellsville has received a written petition (consent) for annexation of the property described below, thereby eliminating the requirement of a proposed Ordinance for annexation.

The City of Campbellsville accepts the petition for annexation in accordance with the provisions and conditions set forth herein.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CAMPBELLVILLE, KENTUCKY AS FOLLOWS:

Pursuant to the provisions of KRS Chapter 81A, the City Council of the City of Campbellsville, Kentucky, does hereby annex into the boundaries of the City of Campbellsville, Kentucky, the below-described property; and further, the City Council does hereby declare that the annexation is desirable to the needs of the City of Campbellsville, Kentucky; and, further, the City Council does hereby state that the area annexed is urban in character and that prior to the annexation it was an unincorporated territory.

Provisions and Conditions:

1. Conditional Use. The City acknowledges that the property owner intends to use Tract 2 below as a recreational vehicle park, as more particularly described and defined in KRS 219.310 to 219.410 and/or 902 KAR 15:020. To this extent, the property owner is granted a '**conditional use**' for that portion of the newly zone area on which said activity will occur.

2. Statutes and Regulation. The property owner annexed acknowledges that it shall at all times comply with the requirements and standards as set forth in the Mobile Home and Recreational Vehicle Park Act of 1972, as amended, in KRS 219.310 to 219.410, as well as Kentucky Administrative Regulations 902 KAR 15:020, as amended, and local codes.

3. Landscaping/Screening/Roadway. The property owner shall maintain its property in an aesthetically pleasing manner and suitable for access by City service and/or emergency vehicles.

Landscaping - Lawns and other ground cover shall be installed on all areas not covered by buildings, roads, parking lots, driveways or walkways; planting beds, woods and ravines shall be preserved in their natural state.

Screening - Where no natural vegetative buffering exists, buffering will be developed at least 15 feet wide and not less than eight feet high containing trees, shrubs, fences, walls, berms, or any combination thereof to screen boundaries visible from town roads or existing houses. The design of said screening shall be to effectively accomplish these objectives within a period of three to five years.

Roadway - Dead end roads shall have a minimum of 120 feet turning radius at the closed end and shall be wide enough (using subdivision regulations as a minimum standard) to accommodate City service and/or emergency vehicles.

The property annexed hereby is more specifically described as follows:

A certain tract of land located on the east side of Kentucky Highway 55 near the west limits of Campbellsville in Taylor County, Kentucky, and being more particularly described as follows:

Beginning at a point in the east right-of-way line of Kentucky Highway 55, corner of the Welby Simpson property (Deed Book 164, Page 487) said point being located approximately 1900 feet north of the intersection of Kentucky Highway 55 and South Columbia Avenue; thence with the east right-of-way line of said Kentucky Highway 55 North 07 degrees 53 minutes 55 seconds West 403.35 feet to a point in the east right-of-way line of said Kentucky Highway 55, said point being located approximately 800 feet south of the intersection of Kentucky Highway 55 and Pleasant Drive, said point being on the south side of Hartland Drive; thence with the south side of said Hartland Drive as follows: North 83 degrees 53 minutes 11 seconds East 41.06 feet; North 86 degrees 06 minutes 46 seconds East 508.60 feet; thence with the south side of said Hartland Drive along a curve to the right, said curve having a radius of 170.00 feet and a chord bearing and distance of South 83 degrees 07 minutes 39 seconds East 63.47 feet to a point; thence continuing with the south side of said Hartland Drive as follows: South 72 degrees 22 minutes 05 seconds East 174.90 feet; South 76 degrees 30 minutes 43 seconds East 544.31 feet to a point on the south side of said Hartland Drive; thence leaving said Hartland Drive and with the lines of property now or formerly owned by Brooks & Wilkerson (Deed Book 190, Page 108) and then with the line of property now or formerly owned by Greensburg Ready Mix Co. (Deed Book 96, Page 458) as follows: South 38 degrees 28 minutes 48 seconds West 300.04 feet; North 58 degrees 19 minutes 38 seconds West 173.74 feet to a point; South 35 degrees 32 minutes 32 seconds West 345.10 feet to a point; thence with the line of said Simpson property North 76 degrees 22 minutes 55 seconds West 737.40 feet to the beginning containing 11.82 acres.

The above description information was taken from the following deeds: Deed of Conveyance to Welby Simpson and Arlene Simpson dated May 4, 1988, which is of

record in Deed Book 164, Page 487 and Deed of Conveyance to Welby Simpson, Arlene Simpson, Jeff Simpson and Sharon Simpson, dated July 12, 1994 which is of record in Deed Book 193, Page 11 all in the Taylor County Clerk's office.


NOTE: The bearings have been rotated to match the right-of-way of Kentucky Highway 55. This is not a new survey and is not to be used for land transfer. This description is for annexation purposes only.

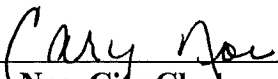
The property shall be zoned B-4.

The sponsor of this Ordinance is David Nunery.

This Ordinance was introduced and given a first reading and passage at a regular meeting of the City Council held on the 7th day of June, 2010; it received its second reading, passage and became effective at a regular meeting of the City Council held on the 21st day of July, 2010.

ATTEST:


Brenda Allen, Mayor


Cary Noe, City Clerk

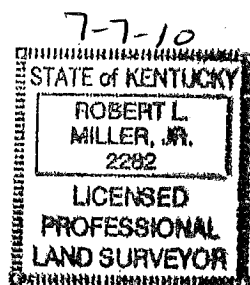
ANNEXATION DESCRIPTION FOR WELBY SIMPSON


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Robert L. Miller, Jr., Surveyor
Kentucky #2282



CAMPBELLVILLE HOUSING & REDEVELOPMENT AUTHORITY

P.O. BOX 597

CAMPBELLVILLE, KENTUCKY 42719-0597

PHONE 270 465-3576

TDD 1-800-648-6056

FAX 1-270-465-2444

July 6, 2010

Mayor Brenda Allen
City of Campbellsville
110 South Columbia Avenue
Campbellsville, Kentucky 42718

Dear Mayor Allen:

In request of the annexation into the boundaries of the City of Campbellsville for property owned by Welby Simpson and being located on Ky Highway 55, as found of record in Deed Book 193, Page 11, Plat Book 3, Page 61, (5.694 acre tract) and Deed Book 164 Page 487 (7.16 acre tract) records of Taylor County Court Clerk's office, Kentucky. The Campbellsville Planning & Zoning Commission recommends that the property in both tracts be zoned B-4 (Highway Business District).

Hearing this request on May 25, 2010, the Campbellsville Planning & Zoning Commission recommends to the members of the Campbellsville City Council that the above mentioned property being annexed into the corporate limits of the City of Campbellsville be zoned B-4 (Highway Business District) for both the 5.694 acre tract, and the 7.16 acre tract. The Commission feels that this zoning is in accordance with the future planned development as outlined in the City of Campbellsville Comprehensive Plan.

If there are any questions, or if I can be of any further assistance on this matter, please contact me at 465-3576 ext. 227.

Respectfully,

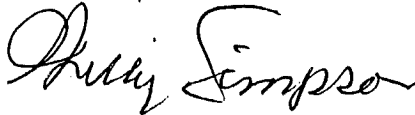
Chris A. Tucker
Administrator,
Campbellsville Planning & Zoning Commission

Welby Simpson
B&W Auto Recyclers
890 New Columbia Road
Campbellsville, Ky 42718

Mayor Brenda Allen and Council Members

We would like to be annexed into the city. There are two parcels of land, one is 5.7 acres and the other is 7.6 acres plus or minus. This land was part of the Chilton Pike Farm. We need water and sewer. We are planning on putting in a campground on this land. We are wanting to help the employees of Amazon during winter months by adding this campground.

Thanks,
Welby Simpson

A handwritten signature in cursive script, reading "Welby Simpson".

Jeff Simpson

A handwritten signature in cursive script, reading "Jeff Simpson".

RECEIVED AND FILED
DATE 8/02/2010

**CERTIFICATION
KRS 81A.470 FILINGS**

TREY GRAYSON
SECRETARY OF STATE
COMMONWEALTH OF KENTUCKY
BY Diffany J. [Signature]

I certify I am the duly qualified City Clerk of the City of Campbellsville, Kentucky, and the foregoing Ordinance #10-09 dated July 21st, 2010, is a true, correct and complete copy duly adopted by the City Council at a duly convened meeting held on July 21st, 2010 all as appears in the official records of said City.

WITNESS, my hand and seal, this 28th day of July, 2010.

Cary C. Noe
Cary C. Noe, City Clerk

SEAL

OVERSIZE MAP INCLUDED WITH
SUBMISSION.

To research the map, contact the
Office of Secretary of State
or the County Clerk.