

EDWARD J. POPPE  
DIRECTOR



200 West Dixie Avenue  
P. O. Box 550  
Elizabethtown, KY 42702  
(270) 765-6121  
Fax: (270) 765-4954

CITY OF ELIZABETHTOWN  
PLANNING AND DEVELOPMENT

May 21, 2014

Secretary of State  
Kandie Adkinson  
700 Capital Avenue  
State Capital  
Frankfort, Kentucky 40601

Re: Annexation (Ord. #11-2014)

Dear Kandie:

The City of Elizabethtown recently completed an annexation that added 74 acres along our northwestern boundary. Under the provisions of KRS 81A.470 we are submitting the required ordinance (#11-2014) for your records. The ordinance has been certified by our City Clerk and a complete copy of the ordinance has been provided, including the description of the annexed area. We are also sending a map of the area signed and stamped by a licensed surveyor which was an exhibit to the ordinance.

If you should have any questions, please feel free to contact our office at 270-765-6121, extension 4247.

Sincerely,

A handwritten signature in black ink that reads "Ed". A long horizontal line is drawn across the signature, extending to the right.

Edward J. Poppe, Director  
Planning and Development

Enclosures



COUNCIL  
WILLIAM R. BENNETT  
TONY BISHOP  
MARTY E. FULKERSON  
KENNY LEWIS  
TERRY SHIPP  
RONALD B. THOMAS



200 West Dixie Avenue  
P. O. Box 550  
Elizabethtown, KY 42702  
(270) 765-6121  
Fax: (270) 737-5362  
Web Site: www.eltownky.org

CITY OF ELIZABETHTOWN  
EDNA B. BERGER, MAYOR

**CERTIFICATION**

I, the undersigned, Mary Chaudoin, do hereby certify that I am the duly qualified and acting City Clerk of the City of Elizabethtown, Kentucky, and as such Clerk, I further certify that the attached is a true, correct and complete copy of Ordinance No. 11 - 2014 series duly adopted by the City Council of said City at a duly convened meeting held on May 19, 2014 and thereafter signed by the Mayor as evidence of his approval, and now in full force and effect, all as appear from the official records of said City Council in my possession and under my control.

WITNESS my hand and Seal of the City, as of this 15<sup>th</sup> day of May, 2014.

Mary Chaudoin  
CITY CLERK

(Seal of the City)

RECEIVED AND FILED  
DATE May 30, 2014

ALISON LUNDERGAN GRIMES  
SECRETARY OF STATE  
COMMONWEALTH OF KENTUCKY  
BY Alison Grimes



**ORDINANCE NO. 11-2014**

**AN ORDINANCE FOR THE CITY OF ELIZABETHTOWN, KENTUCKY  
ANNEXING PROPERTY LOCATED ALONG  
PATRIOT PARKWAY NEAR RING ROAD**

WHEREAS, the property owned by HAC Holdings and the Commonwealth of Kentucky located at Patriot Parkway and Ring Road is adjacent or contiguous to the City of Elizabethtown's boundaries;

WHEREAS, by reason of population density, commercial, industrial, institutional or governmental use of land, and/or subdivision of land, this property is suitable for development for urban purposes without reasonable delay; and

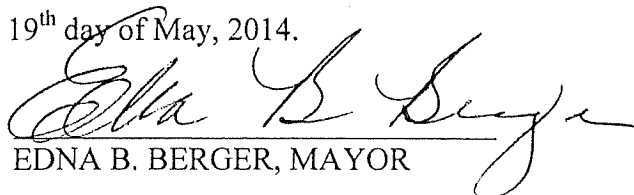
NOW, THEREFORE, BE IT ORDAINED by the City of Elizabethtown, Kentucky, that from and after the passage, approval, and publication of this Ordinance, that a portion of the right-of-way of Patriot Parkway (KY 361) and being more particularly described in attached Exhibit A (legal description) and Exhibit B (map), the property located at 1031 Ring Road, 101 North Provident Way and 101 South Provident Way and being more particularly described in attached Exhibit C (legal description) and Exhibit D (map) and the portion of the right-of-way of Patriot Parkway (KY 361) and being more particularly described in attached Exhibit E (legal description) and Exhibit F (map) is annexed into the City of Elizabethtown. Said property shall be zoned as Future Development Holding (FDH), Commercial-3 (C-3) and Residential-2 (R-2).

This action is taken for property owned by HAC Holdings and Commonwealth of Kentucky and pursuant to their request, consent (Exhibit G) and pursuant to recommendation of the City of Elizabethtown Planning Commission. The findings of fact of the Commission in support of this request are adopted as if set out verbatim.

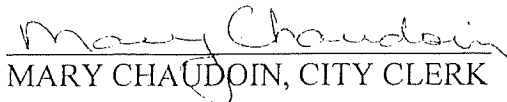
BE IT FURTHER ORDAINED that the Mayor of the City of Elizabethtown and/or her designate be and she is hereby authorized and directed to take all steps necessary to perfect this Ordinance.

READ THE FIRST TIME this 5<sup>th</sup> day of May, 2014.

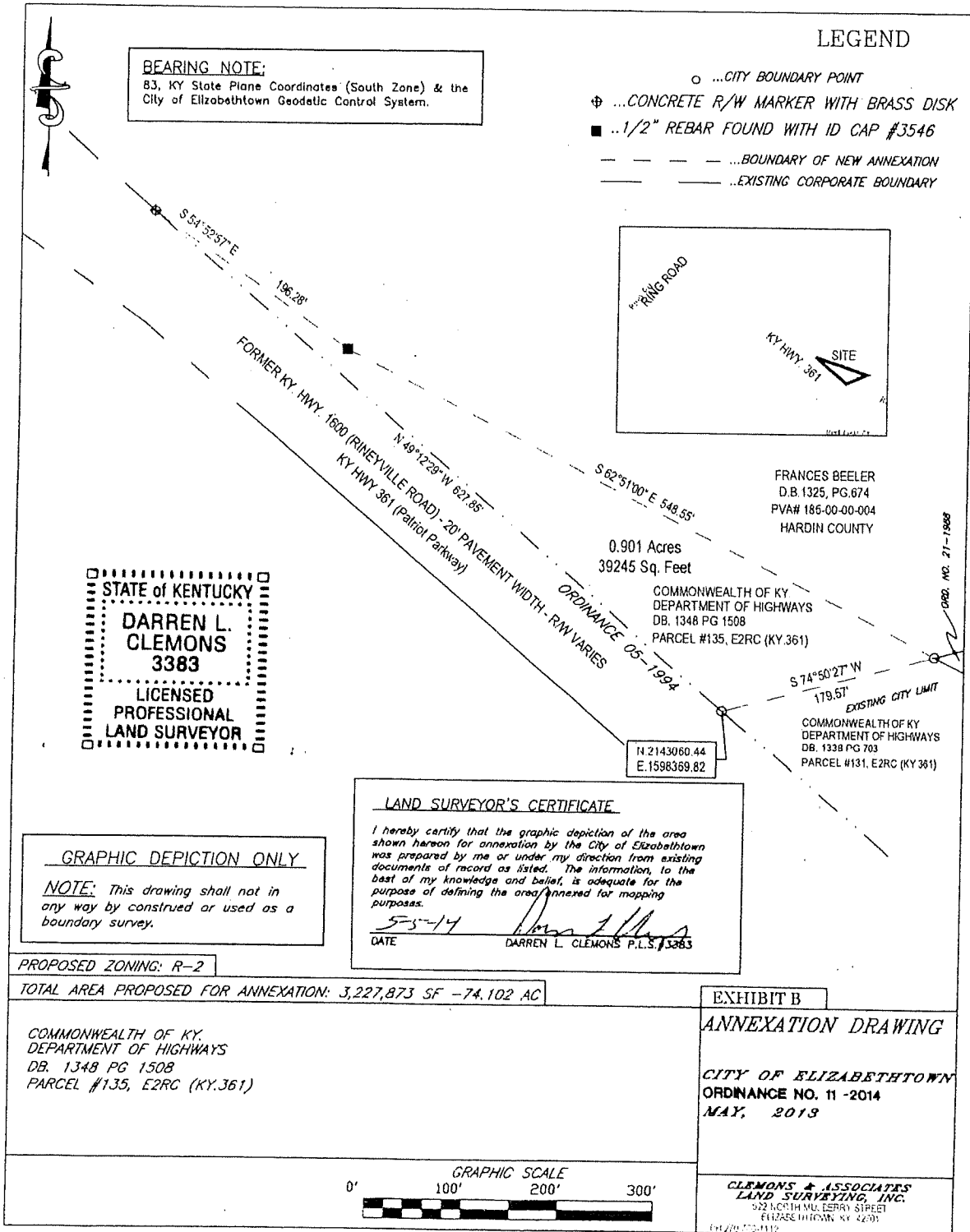
READ, ADOPTED AND APPROVED this 19<sup>th</sup> day of May, 2014.

  
EDNA B. BERGER, MAYOR

ATTESTED TO:

  
MARY CHAUDOIN, CITY CLERK

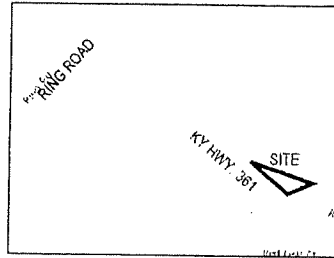
ORDINANCE NO. 11-2014  
EXHIBIT B - MAP



**BEARING NOTE:**  
83, KY State Plane Coordinates (South Zone) & the City of Elizabethtown Geodetic Control System.

**LEGEND**

- ...CITY BOUNDARY POINT
- ⊕ ...CONCRETE R/W MARKER WITH BRASS DISK
- ...1/2" REBAR FOUND WITH ID CAP #3546
- - - - - ...BOUNDARY OF NEW ANNEXATION
- ...EXISTING CORPORATE BOUNDARY



FRANCES BEELER  
D.B. 1325, PG.674  
PVA# 185-00-00-004  
HARDIN COUNTY

0.901 Acres  
39245 Sq. Feet

COMMONWEALTH OF KY  
DEPARTMENT OF HIGHWAYS  
DB. 1348 PG 1508  
PARCEL #135, E2RC (KY.361)

STATE of KENTUCKY  
**DARREN L. CLEMONS**  
3383  
LICENSED PROFESSIONAL LAND SURVEYOR

**LAND SURVEYOR'S CERTIFICATE**  
I hereby certify that the graphic depiction of the area shown hereon for annexation by the City of Elizabethtown was prepared by me or under my direction from existing documents of record as listed. The information, to the best of my knowledge and belief, is adequate for the purpose of defining the area annexed for mapping purposes.  
5-5-14  
DATE *[Signature]*  
DARREN L. CLEMONS P.L.S. #3383

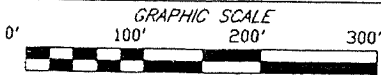
**GRAPHIC DEPICTION ONLY**  
*NOTE:* This drawing shall not in any way be construed or used as a boundary survey.

PROPOSED ZONING: R-2

TOTAL AREA PROPOSED FOR ANNEXATION: 3,227,873 SF - 74.102 AC

COMMONWEALTH OF KY.  
DEPARTMENT OF HIGHWAYS  
DB. 1348 PG 1508  
PARCEL #135, E2RC (KY.361)

**EXHIBIT B**  
**ANNEXATION DRAWING**  
CITY OF ELIZABETHTOWN  
ORDINANCE NO. 11 - 2014  
MAY, 2013



**CLEMONS & ASSOCIATES**  
**LAND SURVEYING, INC.**  
522 NORTH MULLEN STREET  
ELIZABETHTOWN, KY 42701  
PH: 202-222-1117

ORDINANCE NO. 11-2014  
EXHIBIT C – LEGAL DESCRIPTION  
PAGE 2 OF 2

CONTAINING: 52.187 ACRES more or less according to a survey made by Clemons & Associates Land Surveying on the 20<sup>th</sup> day of February, 2014. Darren Clemons Ky. P.L.S. 3383. Subject to any and all rights-of-way, appurtenances, restrictions, and/or easements in effect to date.

STATE of KENTUCKY  
DARREN L.  
CLEMONS  
3383  
LICENSED  
PROFESSIONAL  
LAND SURVEYOR

*Darren L. Clemons*  
52-14

ORDINANCE NO. 11-2014  
EXHIBIT E – LEGAL DESCRIPTION  
PAGE 1 OF 2

Ordinance No. 11-2014  
Exhibit E  
Property Description  
21.014 Acre Tract

A certain tract of land lying and being in Hardin Co., Ky. on the south side of Ky. Hwy. 1600, approx. 1100' from the west side of Ky. Hwy. 3005 (Ring Road) and being more particularly bounded and described as follows:

All references to rebar (set) are ½" X 18" steel rebar's set with ID cap marked "city boundary".

BEGINNING at a city boundary point on the south side of old Hwy. 1600, said point being the northwest corner of Elizabethtown City Boundary (ordinance 11-2011). Said rebar having a KY State Plane South Zone Coordinate of: N:2145150.79; E:1595248.15.

Thence with the west line of city ordinance 11-2011; S 42°24'55" W a distance of 254.35' to a rebar (set), said rebar being the northeast corner of the remainder of lot 12 of Fontain Estates Section 2 (Fayma Wafford - D.B.614, Pg.283).

Thence with the north line of Wafford as follows: N 51°19'59" W a distance of 37.13' to a concrete r-o-w marker with brass disk;

Thence N 56°26'58" W a distance of 36.20' to a rebar (set), said rebar being the northeast corner of the remainder of lot 4a of Fontain Est. Sec. 1 (Dennis & Betty Buechlein - D.B.811, Pg.658). Said rebar also being on the south side of Santana Drive.

Thence crossing Santana Drive; N 39°20'38" E a distance of 41.85' to a city boundary point;

Thence N 28°41'15" E a distance of 28.45' to a city boundary point approx. 78' south of the project centerline of Ky. Hwy. 361 (Patriot Parkway).

Thence with the south side of Patriot Parkway, generally with the control access fence as follows: N 57°33'47" W a distance of 207.23' to a rebar (set);

Thence S 78°42'39" W a distance of 69.35' to a rebar (set);

Thence N 55°06'11" W a distance of 80.58' to a rebar (set);

Thence N 09°28'40" W a distance of 96.25' to a rebar (set);

Thence N 50°49'59" W a distance of 230.87' to a rebar (set);

Thence N 31°49'37" W a distance of 206.16' to a rebar (set);

Thence N 49°14'33" W a distance of 271.97' to a rebar (set);

Thence N 45°15'23" W a distance of 928.56' to a rebar (set);

Thence N 53°21'06" W a distance of 105.90' to a rebar (set);

Thence N 41°13'37" W a distance of 185.60' to a rebar (set) on the east side of Hutcherson

Lane;

Thence crossing Hutcherson Lane; N 53°53'50" W a distance of 78.81' to a point in the original west r-o-w of said road;

Thence N 46°18'46" W a distance of 26.89' to a rebar (set) in the control access fence in the new west row of Hutcherson Lane.

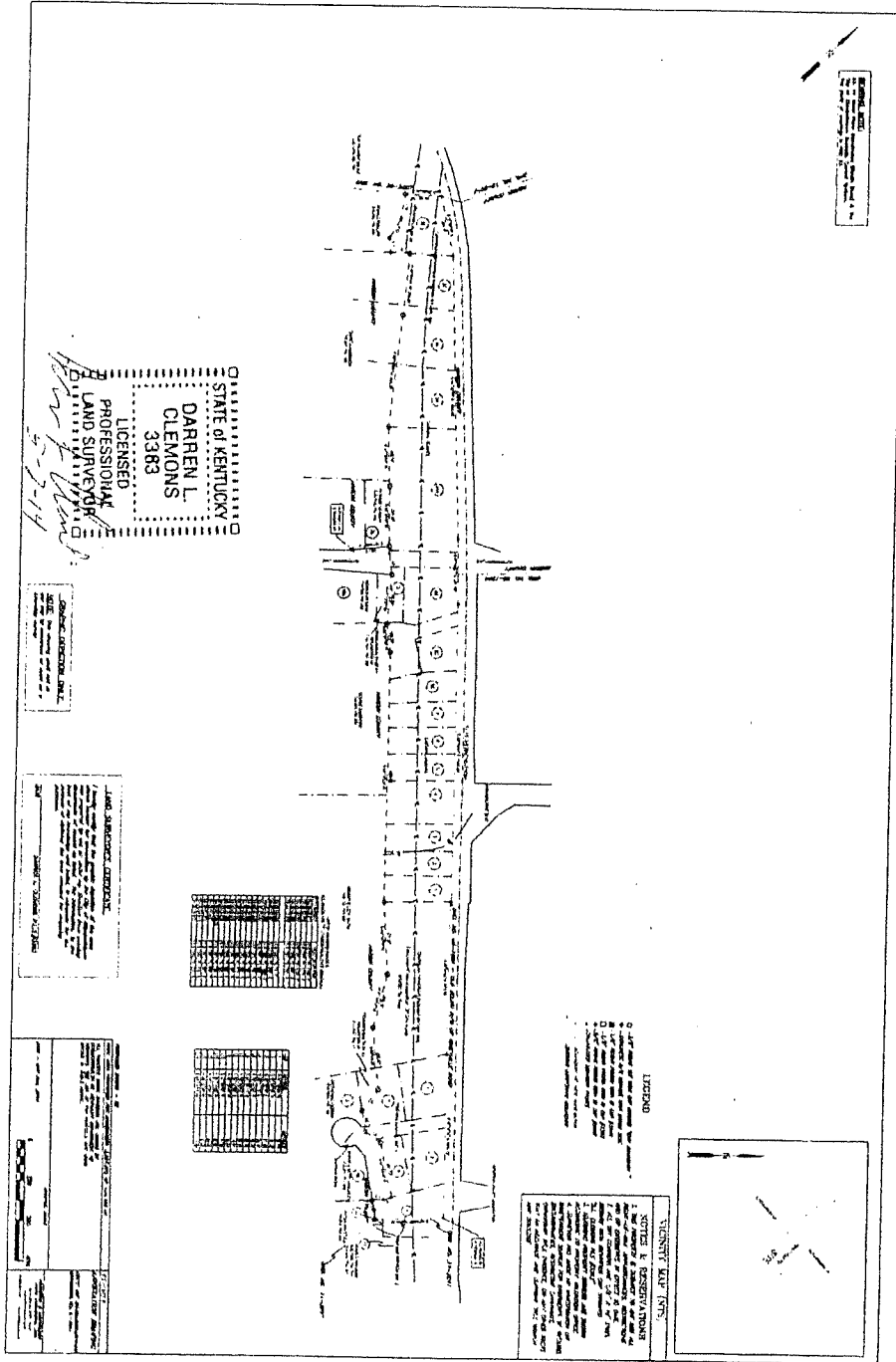
Thence continuing with the south side of Patriot Parkway and running with the control access fence as follows: N 46°18'46" W a distance of 221.97' to a rebar (set);

Thence N 47°36'41" W a distance of 220.13' to a rebar (set);

Thence N 39°18'59" W a distance of 420.12' to a rebar (set);

Thence N 40°26'44" W a distance of 230.43' to a rebar (set) at the east end of Crooked Creek Court.

ORDINANCE NO. 11-2014  
EXHIBIT F - MAP



STATE OF KENTUCKY  
DARREN L.  
CLEMONS  
LICENSED  
PROFESSIONAL  
LAND SURVEYOR  
3383

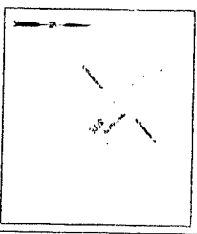
*Darren L. Clemons*  
5-2-14

DATE OF SURVEY: 5-2-14

THIS SURVEY WAS MADE IN ACCORDANCE WITH THE SURVEYING ACT OF 1979 AND THE SURVEYING REGULATIONS OF THE BOARD OF SURVEYING AND MAPPING, KENTUCKY.

PROJECT NO.	
DATE	
BY	
CHECKED BY	
APPROVED BY	

THESE PLANS HAVE BEEN PREPARED BY ME OR UNDER MY CLOSE PERSONAL SUPERVISION AND I AM A LICENSED PROFESSIONAL LAND SURVEYOR IN THE STATE OF KENTUCKY. I HEREBY CERTIFY THAT THE INFORMATION CONTAINED HEREON IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

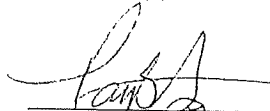


SCALE: AS SHOWN

ORDINANCE NO. 11-2014  
EXHIBIT G – CONSENTS  
PAGE 2 OF 2

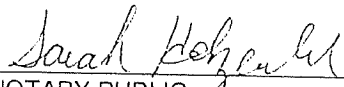
**CONSENT TO ANNEXATION**

Comes Patty Dunaway, Chief District Engineer, KY Transportation Cabinet, Department of Highways, District 4 Office, in her official capacity as a representative for the Commonwealth of Kentucky as owner of property (right-of-way of KY 361, also known as Patriot Parkway) and gives consent to the annexation by the City of Elizabethtown of said street right-of-way, and further acknowledges and does not object to the residential zoning district classification that will be effective upon said property through the annexation process. By consenting to the annexation the Commonwealth of Kentucky (property owner) understands and agrees to waive their objection to the annexation, agrees to waive any notice required to file an objection and agrees to waive any waiting period for the finalization of the annexation as may be noted in KRS 81A.

  
\_\_\_\_\_  
Patty Dunaway, KTC  
Chief District Engineer  
Commonwealth of Kentucky

STATE OF KENTUCKY  
COUNTY OF HARDIN

SUBSCRIBED, SWORN TO AND ACKNOWLEDGED before me by Patty Dunaway, representative of the Commonwealth of Kentucky, KY Transportation Cabinet this the 12 day of March, 2014.

  
\_\_\_\_\_  
NOTARY PUBLIC S # 484023  
My Commission Expires: February 25, 2017

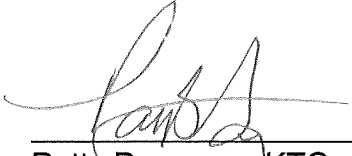


**PROPERTY OWNER  
ANNEXATION-ORDINANCE #11-2014**

<u>PROPERTY OWNER</u>	<u>PROPERTY ADDRESS</u>	<u>PVA NUMBER</u>
HAC Properties, Inc	1031 Ring Road	185-00-00-002
HAC Properties, Inc	101 North Provident Way	185-00-00-002.06
HAC Properties, Inc	101 South Provident Way	185-00-00-002.07
Commonwealth of Kentucky	Patriot Parkway (KY 361)	185-00-00-002.04 185-00-00-002.05

## CONSENT TO ANNEXATION


Comes Patty Dunaway, Chief District Engineer, KY Transportation Cabinet, Department of Highways, District 4 Office, in her official capacity as a representative for the Commonwealth of Kentucky as owner of property (right-of-way of KY 361, also known as Patriot Parkway) and gives consent to the annexation by the City of Elizabethtown of said street right-of-way, and further acknowledges and does not object to the residential zoning district classification that will be effective upon said property through the annexation process. By consenting to the annexation the Commonwealth of Kentucky (property owner) understands and agrees to waive their objection to the annexation, agrees to waive any notice required to file an objection and agrees to waive any waiting period for the finalization of the annexation as may be noted in KRS 81A.



\_\_\_\_\_  
Patty Dunaway, KTC  
Chief District Engineer  
Commonwealth of Kentucky

STATE OF KENTUCKY  
COUNTY OF HARDIN

SUBSCRIBED, SWORN TO AND ACKNOWLEDGED before me by Patty Dunaway, representative of the Commonwealth of Kentucky, KY Transportation Cabinet this the 12 day of March, 2014.



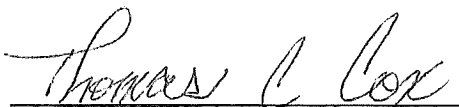
\_\_\_\_\_  
NOTARY PUBLIC # 484023

My Commission Expires: February 25, 2017

## CONSENT TO ANNEXATION


Comes, Thomas C. Cox, representative of HAC Holdings, LLC, an owner of the property located along Patriot Parkway (KY 361) and known by PVA # 185-00-00-002, # 185-00-00-002.06 & # 185-00-00-002.07 and gives consent to the annexation by the City of Elizabethtown of said properties. HAC Holdings LLC acknowledges and does not object to the commercial zoning district or the future development holding district classification that will be effective upon the properties through the annexation process.

By consenting to the annexation HAC Holdings LLC as the current property owner understands and agrees to waive their objection to the annexation, agrees to waive any notice of the annexation to allow them to file an objection and agrees to waive any waiting period for the finalization of the annexation as may be noted in KRS 81A.

  
\_\_\_\_\_  
Thomas C. Cox, member  
HAC Holdings, LLC

STATE OF KENTUCKY  
COUNTY OF HARDIN

SUBSCRIBED, SWORN TO AND ACKNOWLEDGED before  
me by Thomas C. Cox, representative of HAC Holdings, LLC this the 19<sup>TH</sup> day of  
FEBRUARY, 2014.

  
\_\_\_\_\_  
NOTARY PUBLIC

My Commission Expires: FEBRUARY 9, 2018  
Notary ID: 503149

**LEGEND**

○ ...CITY BOUNDARY POINT

⊕ ...CONCRETE R/W MARKER WITH BRASS DISK

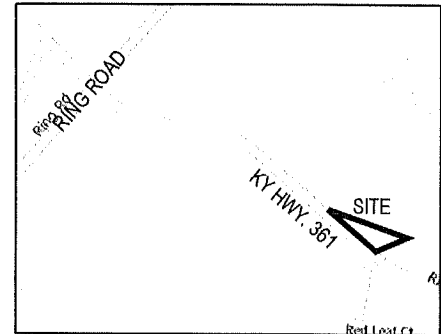
■ ...1/2" REBAR FOUND WITH ID CAP #3546

----- ...BOUNDARY OF NEW ANNEXATION

----- ...EXISTING CORPORATE BOUNDARY

**BEARING NOTE:**

83, KY State Plane Coordinates (South Zone) & the City of Elizabethtown Geodetic Control System.



FRANCES BEELER  
D.B. 1325, PG. 674  
PVA# 185-00-00-004  
HARDIN COUNTY

0.901 Acres  
39245 Sq. Feet

COMMONWEALTH OF KY.  
DEPARTMENT OF HIGHWAYS  
DB. 1348 PG 1508  
PARCEL #135, E2RC (KY.361)

ORD. NO. 27-1988

**STATE of KENTUCKY**  
**DARREN L. CLEMONS**  
**3383**  
**LICENSED PROFESSIONAL LAND SURVEYOR**

N:2143060.44  
E:1598369.82

S 74°50'27" W  
179.57'  
EXISTING CITY LIMIT  
COMMONWEALTH OF KY.  
DEPARTMENT OF HIGHWAYS  
DB. 1338 PG 703  
PARCEL #131, E2RC (KY.361)

**LAND SURVEYOR'S CERTIFICATE**

I hereby certify that the graphic depiction of the area shown hereon for annexation by the City of Elizabethtown was prepared by me or under my direction from existing documents of record as listed. The information, to the best of my knowledge and belief, is adequate for the purpose of defining the area annexed for mapping purposes.

5-5-14 *Darren L. Clemons*  
DATE DARREN L. CLEMONS P.L.S.#3383

**GRAPHIC DEPICTION ONLY**  
*NOTE: This drawing shall not in any way be construed or used as a boundary survey.*

PROPOSED ZONING: R-2

TOTAL AREA PROPOSED FOR ANNEXATION: 3,227,873 SF -74.102 AC

COMMONWEALTH OF KY.  
DEPARTMENT OF HIGHWAYS  
DB. 1348 PG 1508  
PARCEL #135, E2RC (KY.361)

**EXHIBIT B**  
**ANNEXATION DRAWING**  
**CITY OF ELIZABETHTOWN**  
**ORDINANCE NO. 11 -2014**  
**MAY, 2013**



**CLEMONS & ASSOCIATES**  
**LAND SURVEYING, INC.**  
522 NORTH MULBERRY STREET  
ELIZABETHTOWN, KY. 42701  
PH:270-766-1112

OVERSIZE MAP INCLUDED WITH  
SUBMISSION.

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