

CITY OF LANCASTER
CITY CLERK CERTIFICATION

I certify I am the duly qualified City Clerk of the City of Lancaster, Kentucky, and the following 5 pages of Ordinance No. (or Ordinance dated) 19-08 is a true, correct and complete copy, duly adopted by the City Council at a duly convened meeting held on 1/17/19, all as appears in the official records of the City of Lancaster.

WITNESS, my hand on this 23 day of April 2019.

Debbie Carrier

Debbie Carrier, City Clerk

City Seal of Lancaster

RECEIVED AND FILED
DATE April 25, 2019

ALISON LUNDERGAN GRIMES
SECRETARY OF STATE
COMMONWEALTH OF KENTUCKY
BY Handie Robinson

ORDINANCE NUMBER 19 - 08

AN ORDINANCE TO THE CITY OF LANCASTER, KENTUCKY, ANNEXING BY CONSENT PROPERTY KNOWN AS **TRACT A-1 LOTS 1-5 PLEASANT RETREAT SUBDIVISION** AND AS DESCRIBED BELOW AND IN THE ATTACHMENTS TO THIS ORDINANCE, WHICH ARE INCORPORATED IN FULL HEREIN BY REFERENCE, THE RECORD TITLE HOLDER IDENTIFIED AS **AHS PROPERTIES**; AND

WHEREAS, THE ANNEXATION REQUEST FORM HAS BEEN SUBMITTED BY SAID PROPERTY TITLE HOLDER, AND SAID FORMS HAVE BEEN ACCEPTED BY THE CITY AND SHALL SERVE AS RECORD THAT THE REQUESTING OWNER HAS WAIVED THE 60 DAY WAITING PERIOD BY AND THROUGH THE ANNEXATION REQUEST FORM, AND AFTER VERIFICATION THAT SAID FORM WAS SIGNED BY THE RECORD TITLE HOLDER, OR AN AUTHORIZED AGENT; AND

WHEREAS, ANY AND ALL OTHER DOCUMENTS AND/OR RECORDS NEEDED TO PROCEED WITH THIS CONSENT ANNEXATION HAVE BEEN PROVIDED TO THE CITY, OR IS READILY AVAILABLE TO THE CITY AND PROPER AUTHORITIES; AND

WHEREAS, THE PROPERTY MEETS ALL REQUIREMENTS FOR CONSENT ANNEXATION AS SET FORTH IN KRS AND ALL OTHER APPLICABLE LAW;

NOW THEREFORE, BE IT ORDAINED BY THE CITY OF LANCASTER, KENTUCKY:

SECTION 1.

THAT THE PROPERTY KNOWN AS **TRACT A-1, LOTS 1-5 PLEASANT RETREAT SUBDIVISION, OR KNOW AS 122, 130, 144, 148 OWSLEY DRIVE & 20, 22, 24 BEECHWOOD DRIVE & 40, 42, 44, 48, 50 AND 52 OAKWOOD DRIVE.** DESCRIBED IN THE ATTACHMENTS TO THIS ORDINANCE, ALL OF WHICH ARE INCORPORATED IN FULL HEREIN BY REFERENCE, IS HEREBY FOUND BY THE CITY COUNCIL TO MEET ALL REQUIREMENTS OF CONSENT ANNEXATION SET FORTH IN KRS AND ALL OTHER APPLICABLE LAW, AND THEREFORE IS HEREBY ANNEXED INTO THE CITY'S CORPORATE LIMITS.

SECTION 2.

THIS ORDINANCE SHALL TAKE EFFECT AFTER ITS PASSAGE AND UPON PUBLICATION BY LAW.

FIRST READING: 1/7/19

SECOND READING: 1/17/19

APPROVED BY:

Marshall Norton
MARSHALL NORTON, MAYOR

Debbie Carrier
DEBBIE CARRIER, CITY CLERK

TRACT 'A-1'
2.015 AC.

CITY OF LANCASTER
DB 158-351

IRVIN DB 144-327

BEECHWOOD DR.

50' x 100'

100' x 100'

CEDARWOOD DR.

PLEASANT HILLSWAY DISTRICT
SECTION 1, DC 1, 142

IRVIN DB 144-327

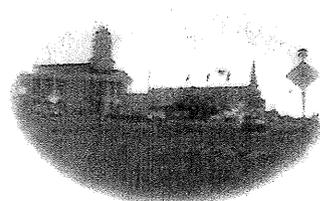
TRACT 'A-2'
1.736 AC.

OWSLEY DR.

100' x 100'

EXISTING CITY LIMITS
CITY OF LANCASTER
DB 158-351

POB
100' x 100'



CITY OF LANCASTER

Billy C. Moss Municipal Center
308 West Maple Avenue, Suite 1
Lancaster KY 40444
(859) 792-2241

Mayor

Chris Davis

City Clerk

Debbie Carrier

City Attorney

Beth Wesley

City Council

James Bushnell

Bret Baierlein

Michael Gaffney

Ken Parsons

Donnally Barnes

Marshall Norton

ANNEXATION REQUEST FORM

I, AHS Properties LLC formally request annexation of my property

Located at 122, 130, 144, 148 Owsley Drive, 20, 22, 24 Beechwood drive, and 40, 42, 44, 48, 50, and 52 Oakwood Drive. These properties are listed as Tract A-1 Pleasant Retreat Subdivision.

Into the City of Lancaster.

I also request that the 60-day waiting period be waived.

Sincerely,

AHS Properties LLC Adam Schay member
Adam Schooling

Date: 12-27-2018

LANCASTER ANNEXATION PLEASANT RETREAT ESTATES (TRACT 'A-1)

A DESCRIPTION OF PLEASANT RETREAT ESTATES TRACT 'A-1' TO BE ANNEXED INTO THE CITY OF LANCASTER, LOCATED ON OWSLEY DRIVE, BEECHWOOD DRIVE, AND OAKWOOD COURT, IN THE COUNTY OF GARRARD, STATE OF KENTUCKY AND BOUNDED AS FOLLOWS:

UNLESS NOTED OTHERWISE, ANY MONUMENT REFERRED TO HEREIN AS AN IRON PIN SET 4/2009 IS A 5/8" X 24" REBAR WITH A 2" ALUMINUM CAP STAMPED CITY LIMITS LPLS 1880; AN IRON PIN SET 2/96 IS A 5/8" X 24" REBAR WITH A 2" ALUMINUM CAP STAMPED L.W. ESTES RLS 1880;

BEGINNING AT AN IRON PIPE FOUND AT THE NORTH AND WEST RIGHT OF WAY OF OWSLEY DRIVE (50' R/W) AND BEING THE SOUTHEAST CORNER OF LOT '3' PLEASANT RETREAT ESTATES (PF '2-496');

THENCE, S 48°18'54" W, ALONG THE WEST RIGHT OF WAY OF OWSLEY DRIVE AND THE EXISTING CITY LIMITS (ORDINANCE #98-A-1), A DISTANCE OF 257.05 FEET TO AN IRON PIN (SET 2/96), BEING IN THE NORTH RIGHT OF WAY OF BEECHWOOD DRIVE (50' R/W);

THENCE, ALONG THE NORTH RIGHT OF WAY OF BEECHWOOD DRIVE AND THE EXISTING CITY LIMITS (ORDINANCE #98-A-1) FOR THE FOLLOWING CALLS,

N 41°40'53" W, A DISTANCE OF 4.92 FEET TO AN IRON PIN (SET 4/2009);

ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 139.60 FEET, A CURVE LENGTH OF 109.66 FEET, THE CHORD OF WHICH IS N 64°11'01" W, THE CHORD LENGTH OF 106.86 FEET TO AN IRON PIN (SET 2/96)

N 86°41'11" W, A DISTANCE OF 48.15 FEET TO AN IRON PIN (SET 2/96), LOCATED IN THE EAST RIGHT OF WAY OF OAKWOOD COURT;

THENCE, ALONG THE EAST RIGHT OF WAY OF OAKWOOD COURT (50' R/W) AND THE EXISTING CITY LIMITS (ORDINANCE #98-A-1), FOR THE FOLLOWING CALLS,

N 03°19'07" E, A DISTANCE OF 193.77 FEET TO A SCRATCH ON CONCRETE;

ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 40.00 FEET, A CURVE LENGTH OF 98.66 FEET, THE CHORD OF WHICH IS N 15°59'52" W, THE CHORD LENGTH OF 75.48 FEET TO A SCRATCH ON CONCRETE, BEING A CORNER TO IRVIN (DB 144-327);

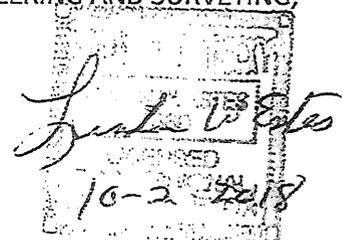
THENCE, N 05°14'53" W, ALONG THE LINE OF IRVIN AND THE EXISTING CITY LIMITS (ORDINANCE #98-A-1), A DISTANCE OF 180.56 FEET TO AN IRON PIN (SET 2/96), LOCATED IN THE LINE OF CITY OF LANCASTER (DB 158-351);

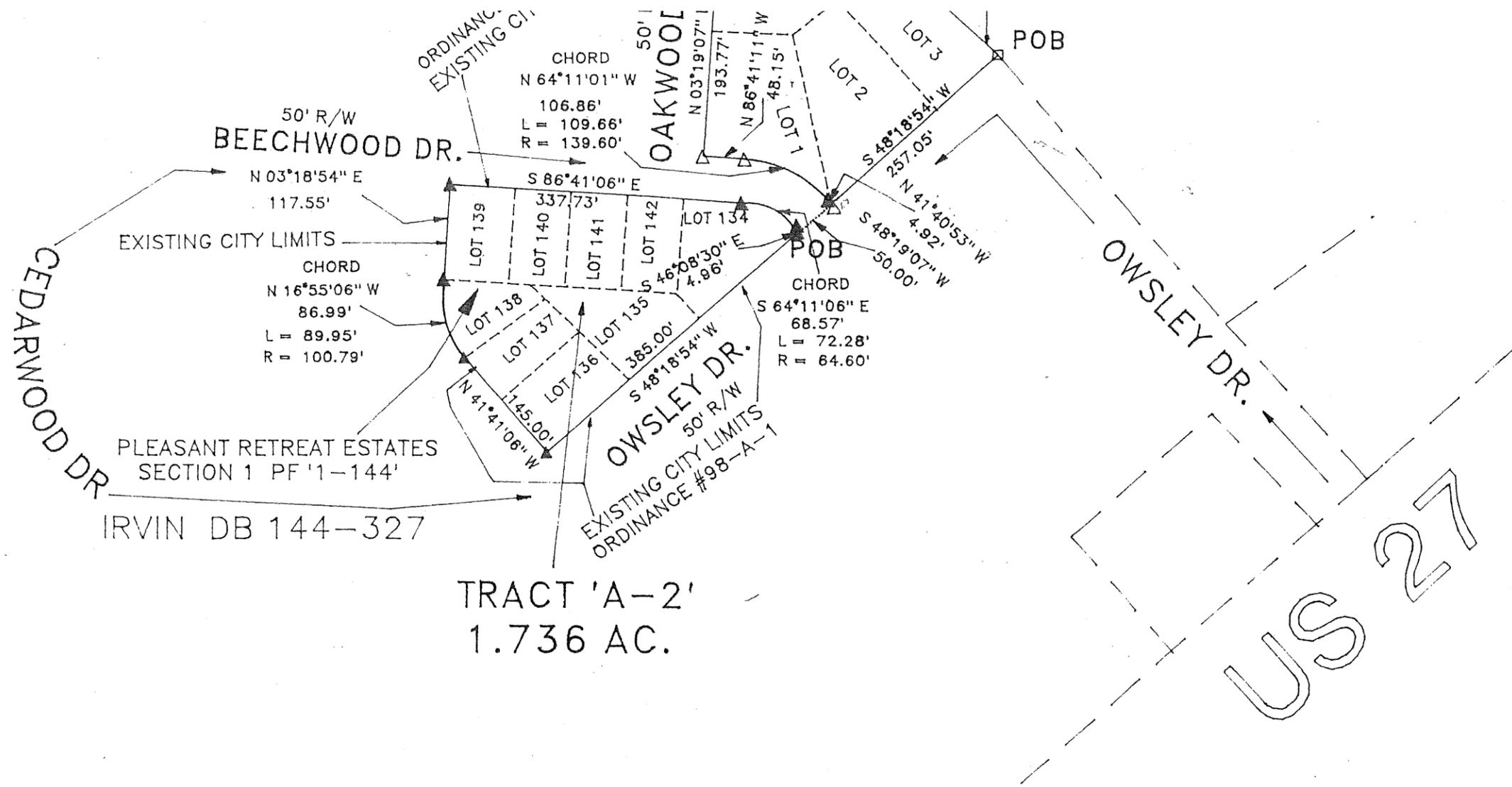
THENCE, S 48°06'58" E, ALONG CITY OF LANCASTER AND THE EXISTING CITY LIMITS A DISTANCE OF 491.08 FEET TO POINT OF BEGINNING.

CONTAINING 2.015 ACRES MORE OR LESS.

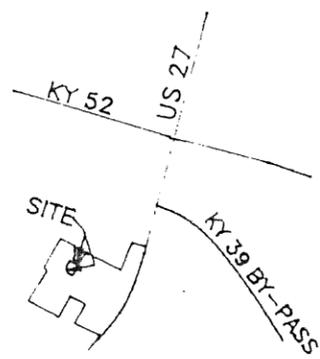
ALL BEARINGS ARE REFERRED TO BEARING OF RECORD ALONG PLEASANT VIEW SUBDIVISION AS SHOWN IN PF '1-365' (S 45°27'10" W)

THIS PROPERTY WAS SURVEYED BY LINDON W. ESTES, LPLS 1880 (ESTES ENGINEERING AND SURVEYING, INC.) ON 4/21/2009





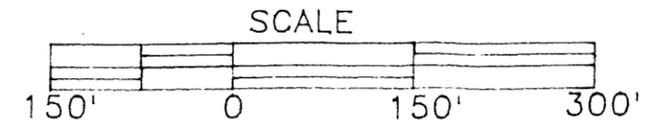
VICINITY MAP (N.T.S.)



LEGEND

- ▲ 5/8" x 24" REBARS SET 4/2009
W/2" ALUMINUM CAPS STAMPED
CITY LIMITS LPLS 1880
- △ 5/8" x 24" REBARS SET 2/96
W/2" ALUMINUM CAPS STAMPED
L.W. ESTES RLS 1880
- SCRATCH ON CONCRETE
- IRON PIPE FOUND

THIS IS AN URBAN CLASS SURVEY
AS PER 201 KAR 18.150



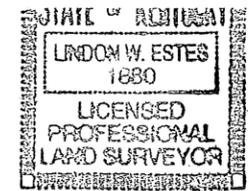
CITY OF LA

THIS PLAT REPRESENTS A
BOUNDARY SURVEY AND
COMPLIES W/ 201 KAR 18:150

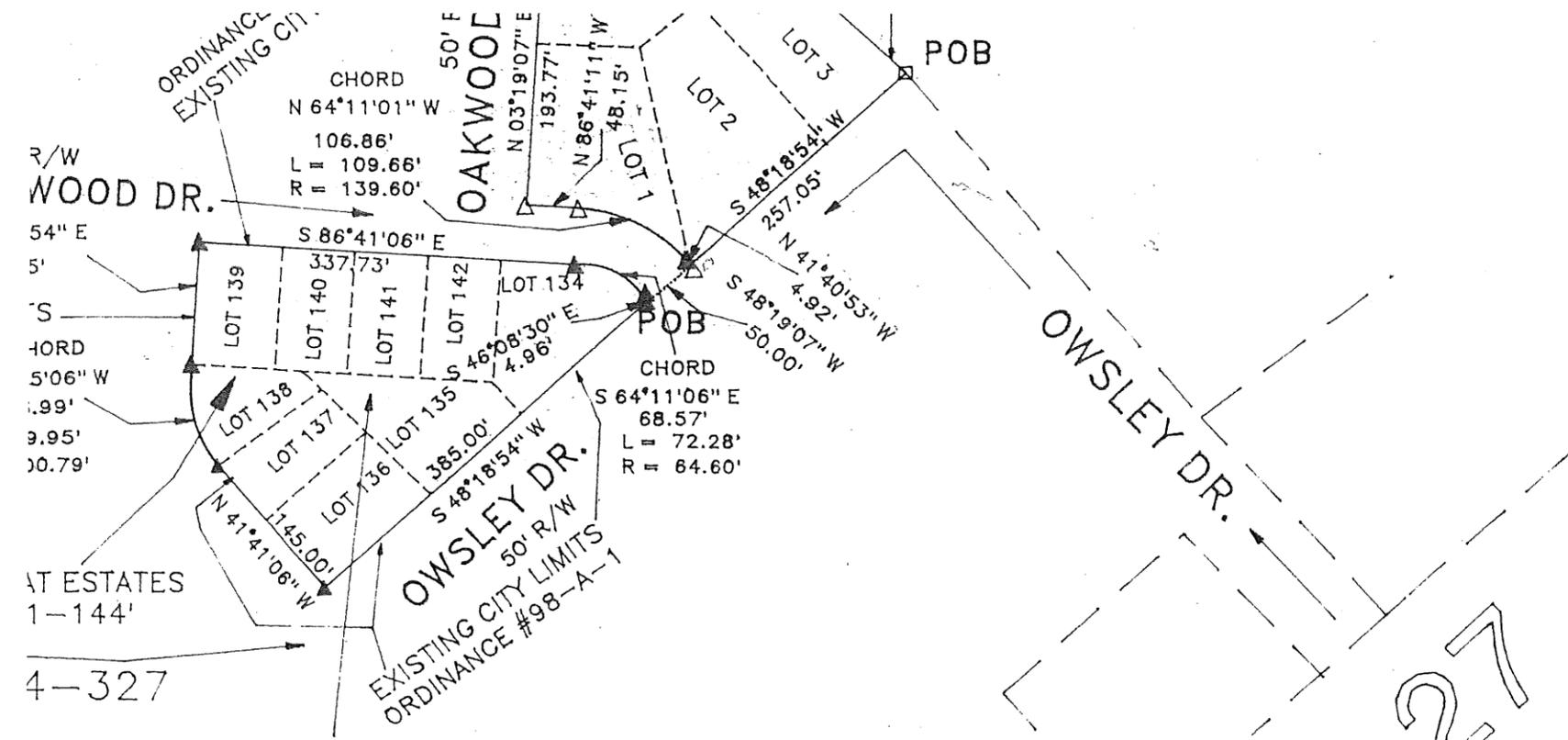
ESTES ENG
120 CHRISMAN

SURVEY
120 CHRISMAN

OWNER: SEE NOTE ABO



NOTE:
 TRACTS 'A-1' AND 'A-2' SHOWN HEREON
 ARE THE PORTIONS OF LAND EXCLUDED
 IN THE CITY LIMITS OF LANCASTER
 IN ORDINANCE NO. 98-A-1 DATED MAY 4, 1998.



TRACT 'A-2'
 1.736 AC.

OWNERS:

TRACT 'A-1'	AHS PROPERTIES (LOTS 1-5) 110 OLD BRIDGE RD. DANVILLE, KENTUCKY 40422
TRACT 'A-2'	JAMES E. FRENCH (LOTS 134,135,136,137,139,140,141,142) P.O. BOX 341 STANFORD, KENTUCKY 40484 CHRISTOPHER MINGO (LOT 138) 601 E. MAIN ST. STANFORD, KENTUCKY 40484

ANNEXATION PLAT

CITY OF LANCASTER 'PLEASANT RETREAT ESTATES'		
THIS PLAT REPRESENTS A BOUNDARY SURVEY AND COMPLIES W/ 201 KAR 16:150	3.751 TOTAL ACRES PLATTED	1" = 150'
SURVEY PERFORMED BY ESTES ENGINEERING & SURVEYING, INC. 120 CHRISMAN SPUR DANVILLE, KY 40422 859-236-2648		
SURVEYOR: LINDON W. ESTES LPLS, PE 120 CHRISMAN SPUR DANVILLE, KY 40422 859-236-2648		
OWNER: SEE NOTE ABOVE	CLIENT: CITY OF LANCASTER 308 W. MAPLE AVE. LANCASTER, KENTUCKY 40444	LANC618 (127)(Z13)



VEY