



CITY OF LEBANON

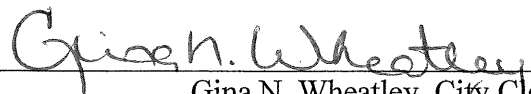
GARY D. CRENSHAW
MAYOR

P.O. BOX 840
LEBANON, KY 40033
TEL. (270) 692-6272
FAX (270) 692-4638

CERTIFICATION

I certify I am the duly qualified City Clerk of the City of Lebanon, Kentucky, and the following 6 pages of Ordinance 2012-04 are a true, correct and complete copy duly adopted by the City Council at a duly convened meeting held on June 25, 2012, all as appears in the official records of said City.

WITNESS, my hand and the City Seal of Lebanon, Kentucky, this 25th day of March, 2019.


Gina N. Wheatley, City Clerk

RECEIVED AND FILED
DATE March 28, 2019

ALISON LUNDERGAN GRIMES
SECRETARY OF STATE
COMMONWEALTH OF KENTUCKY
BY Kandis Adkins

Ordinance 2012-04

AN ORDINANCE ANNEXING TERRITORY LOCATED ALONG THE CITY'S NORTHWESTERN BOUNDARY AND PRESENTLY IDENTIFIED AS TRACT 2 OF THE HARDINS CREEK SUBDIVISION, CONSISTING OF APPROXIMATELY 17.044 ACRES FRONTING ON THE LEBANON BYPASS IN LEBANON, KENTUCKY AND APPROVING ZONING CLASSIFICATION AS B-2.

WHEREAS the territory annexed, consisting of a certain tract of land presently identified as Tract 2 of the Hardins Creek Subdivision, consisting of approximately 17.044 acres fronting on the Lebanon Bypass, Lebanon, Kentucky and presently owned by Nally & Haydon Holdings, LLC, is contiguous to the City of Lebanon and of urban character or suitable for urban development without unreasonable delay; and,

WHEREAS the City of Lebanon confirmed that all persons having standing to protest the annexation consented to same and signed written consent thereto, thereby negating the need to wait the sixty-day period for petition to be filed; and,

WHEREAS the City of Lebanon Planning and Zoning Commission approved the assignment of a zone classification/change from unzoned territory to B-2 on May 29, 2012, and the City has properly advertised and herein considers on the record the findings so made by the Planning & Zoning Commission with respect to the property described below;

NOW, THEREFORE, BE IT ORDAINED by the City of Lebanon, as follows:

1. The territory described below, a map of which is attached to this ordinance as Exhibit A and is fully incorporated into this ordinance, is hereby annexed into the City of Lebanon:

Exhibit A

2. The recommendation of the City of Lebanon Planning & Zoning Commission is hereby adopted based upon the record therein and the zoning classification assigned this property is hereby changed from unzoned territory to B-2.
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 in conflict herewith are hereby repealed, but only to the extent of such conflict.

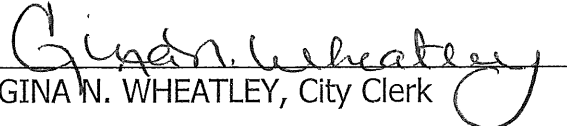
5. The Ordinance is adopted pursuant to KRS §83A.060 in that it was introduced on June 14, 2012, and given final reading on June 25, 2012, and said Ordinance shall be in full force and effect upon signature, recordation and publication in accordance with KRS §81A.060, KRS §100.209 and KRS Chapter 424.

CITY OF LEBANON, KENTUCKY

BY: 

GARY D. CRENSHAW, Mayor

Attest:

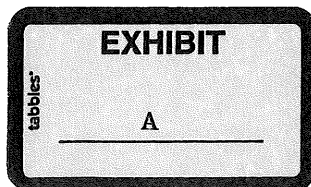

GINA N. WHEATLEY, City Clerk

LEGAL DESCRIPTION

17.044 ACRES --PROPOSED B-2 ZONING

A CERTAIN TRACT OF LAND LOCATED AT THE NORTHWEST CORNER OF UNITED STATES HIGHWAY 68 AND THE LEBANON BYPASS, IN LEBANON, MARION COUNTY, KENTUCKY AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

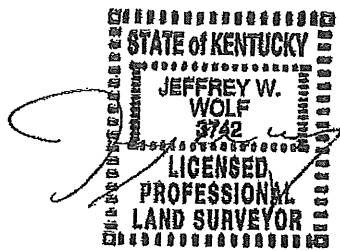
BEGINNING AT A SET 1/2 INCH REBAR WITH CAP STAMPED "WOLF 3742" (SET REBAR HENCEFORTH) IN THE NORTH RIGHT-OF-WAY LINE OF UNITED STATES HIGHWAY 68, CORNER TO PAUL F. AND KATHERINE M. HILPP'S TRACT 3 OF THE HIGDON & FARMER FARM DIVISION OF RECORD IN PLAT CABINET 1, SLIDE 36 IN THE OFFICE OF THE CLERK OF MARION COUNTY, KENTUCKY; THENCE WITH THE NORTH RIGHT-OF-WAY LINE OF SAID HIGHWAY, SOUTH 61°22'47" WEST 101.94 FEET TO A SET REBAR IN THE NORTH RIGHT-OF-WAY LINE OF SAID HIGHWAY, CORNER TO A TRACT OF LAND CONVEYED TO BOB R. GATTIE OF RECORD IN DEED BOOK 160, PAGE 705 IN THE CLERK'S OFFICE AFORESAID; THENCE LEAVING THE NORTH RIGHT-OF-WAY LINE OF SAID HIGHWAY AND RUNNING WITH THE EAST LINE OF SAID GATTIE, NORTH 17°25'05" WEST 212.17 FEET TO A FOUND 1/2 INCH REBAR WITH CAP STAMPED "ANZELMO 2688" (FOUND REBAR HENCEFORTH), CORNER TO SAID GATTIE; THENCE WITH THE NORTH LINE OF SAID GATTIE, SOUTH 74°27'33" WEST 202.50 FEET TO A FOUND REBAR, CORNER TO SAID GATTIE AND A TRACT OF LAND CONVEYED TO JOSEPH R. AND MARGARET LOIS HUGHES OF RECORD IN DEED BOOK 119, PAGE 676 IN THE CLERK'S OFFICE AFORESAID; THENCE WITH THE EAST LINE OF SAID HUGHES, NORTH 14°27'03" WEST 107.24 FEET TO A WOOD POST, CORNER TO SAID HUGHES AND A TRACT OF LAND CONVEYED TO JOHN BARRY AND JUDITH ANN ADAMS OF RECORD IN DEED BOOK 126, PAGE 127 IN THE CLERK'S OFFICE AFORESAID; THENCE WITH THE EAST LINE OF SAID ADAMS, NORTH 15°11'25" WEST 619.82 FEET TO A FOUND TREE, CORNER TO SAID ADAMS; THENCE WITH A NEW DIVISION LINE ACROSS TRACTS 14 AND 15 OF SAID

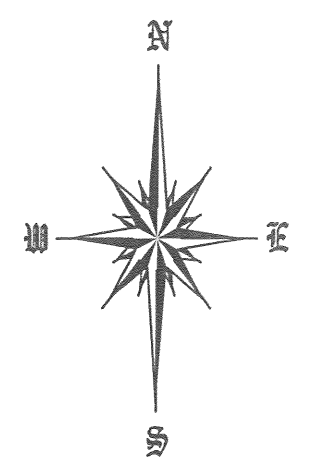
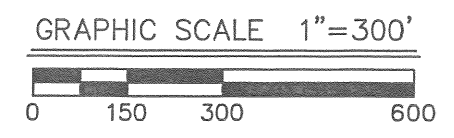
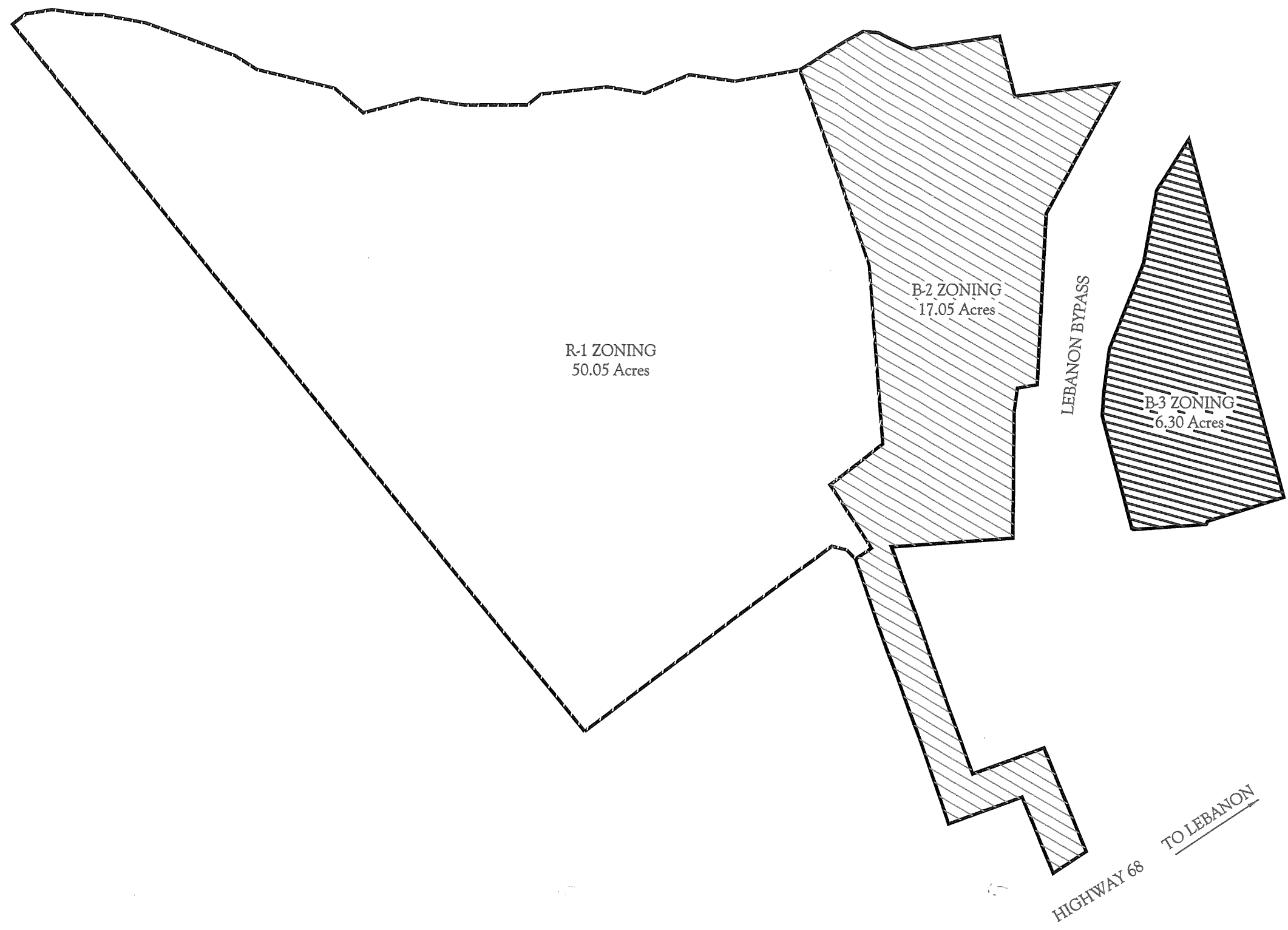


HIGDON & FARMER FARM DIVISION, NORTH 62°38'27" EAST 50.98 FEET TO A SET REBAR; THENCE, NORTH 29°26'44" WEST 197.89 FEET TO A SET REBAR; THENCE, NORTH 57°59'42" EAST 176.21 FEET TO A SET REBAR; THENCE, NORTH 00°03'21" WEST 460.43 FEET TO A SET REBAR; THENCE, NORTH 15°19'06" WEST 537.49 FEET TO A 12 INCH HACKBERRY IN THE SOUTH LINE OF A TRACT OF LAND CONVEYED TO CLOYD AND MARY ROSE BRADY OF RECORD IN DEED BOOK 106, PAGE 63 IN THE CLERK'S OFFICE AFORESAID; THENCE WITH THE SOUTH LINE OF SAID BRADY, NORTH 63°43'02" EAST 191.63 FEET TO A SET REBAR; THENCE, SOUTH 81°40'30" EAST 42.27 FEET TO A 48 INCH SYCAMORE; THENCE, SOUTH 59°25'43" EAST 94.98 FEET TO A WOOD POST; THENCE, NORTH 87°19'43" EAST 230.62 FEET TO A WOOD POST; THENCE, SOUTH 09°37'39" EAST 160.56 FEET TO A WOOD POST; THENCE, NORTH 88°23'29" EAST 267.12 FEET TO A 3 FOOT GALVANIZED RIGHT-OF-WAY POST, CORNER TO SAID BRADY AND IN THE WEST RIGHT-OF-WAY LINE OF THE LEBANON BYPASS; THENCE WITH THE WEST RIGHT-OF-WAY LINE OF SAID BYPASS THROUGH THE FOLLOWING CALLS: SOUTH 33°34'22" WEST 380.14 FEET; THENCE, SOUTH 07°28'37" WEST 438.64 FEET TO A 3 FOOT GALVANIZED RIGHT-OF-WAY POST; THENCE, SOUTH 84°39'09" WEST 51.46 FEET; THENCE, SOUTH 12°48'13" WEST 60.00 FEET TO A FOUND CONCRETE MONUMENT; THENCE, SOUTH 05°12'43" WEST 326.31 FEET TO A SET REBAR IN THE WEST RIGHT-OF-WAY LINE OF SAID BYPASS, CORNER TO SAID HILPP; THENCE LEAVING THE WEST RIGHT-OF-WAY LINE OF SAID BYPASS AND RUNNING WITH THE NORTH LINE OF SAID HILPP, NORTH 89°12'39" WEST 315.58 FEET TO A FOUND REBAR, CORNER TO SAID HILPP; THENCE WITH THE WEST LINE OF SAID HILPP PROPERTY, SOUTH 15°16'23" EAST 622.83 FEET TO A SET REBAR; THENCE, NORTH 74°33'46" EAST 195.96 FEET TO A FOUND REBAR; THENCE, SOUTH 17°28'00" EAST 288.79 FEET TO THE POINT OF BEGINNING, HAVING AN AREA OF 17.044 ACRES BY SURVEY OF JEFFREY W. WOLF, PLS 3742, DATED MAY 30, 2012.

BEING A PORTION OF THE SAME TRACT OF LAND CONVEYED TO NALLY & HAYDON HOLDINGS, LLC. BY DEED DATED JUNE 10, 2004, OF RECORD IN DEED BOOK 244, PAGE 561 IN THE OFFICE OF THE CLERK OF MARION COUNTY, KENTUCKY.

BEING A PORTION OF TRACTS 14 AND 15 OF THE HIGDON AND FARMER FARM DIVISION OF RECORD IN PLAT CABINET 1, SLIDE 36 IN THE OFFICE OF THE CLERK OF MARION COUNTY, KENTUCKY.





REZONING EXHIBIT
for
**HARDINS CREEK SUBDIVISION
LEBANON BYPASS
LEBANON, KENTUCKY**

NALLEY & HAYDON HOLDINGS, LLC
40 LUCKNOW COURT
BARDSTOWN, KY 40004

Data File: H1633.crd	Drawing File: H1633HardinsCreek.dwg
Date: 04/26/12	Drawn By: RPM
SCALE: 1"=300'	

Horizon
ENGINEERING, LLC

111 North Second Street
P.O. Box 364
Bardstown, Ky. 40004
Phone: (502) 348-4330 - Fax: (502) 348-4340