



# CITY OF LEBANON

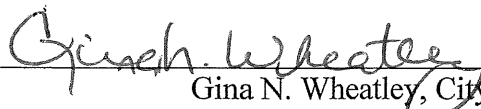
GARY D. CRENSHAW  
MAYOR

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 2012-03 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 25<sup>th</sup> 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 Kandice Adkinson

Ordinance 2012-03

**AN ORDINANCE ANNEXING TERRITORY LOCATED ALONG THE CITY'S NORTHWESTERN BOUNDARY AND PRESENTLY IDENTIFIED AS TRACT 1 OF THE HARDINS CREEK SUBDIVISION, CONSISTING OF APPROXIMATELY 50.011 ACRES, NEAR THE LEBANON BYPASS IN LEBANON, KENTUCKY AND APPROVING ZONING CLASSIFICATION AS R-1.**

**WHEREAS** the territory annexed, consisting of a certain tract of land presently identified as Tract 1 of the Hardins Creek Subdivision, consisting of approximately 50.011 acres near 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 R-1 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 R-1.
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.

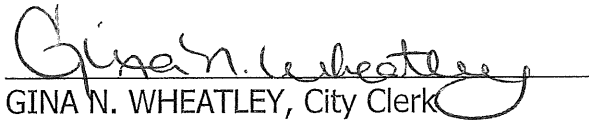
5. The Ordinance is adopted pursuant to KRS §83A.060 in that it was introduced on June 14, 2012, and given final reading on June 25, 2012, and said Ordinance shall be in full force and effect upon signature, recordation and publication in accordance with KRS §81A.060, KRS §100.209 and KRS Chapter 424.

CITY OF LEBANON, KENTUCKY

BY:

  
GARY D. ORENSHAW, Mayor

Attest:

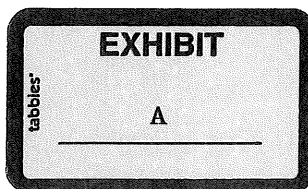
  
GINA N. WHEATLEY, City Clerk

**LEGAL DESCRIPTION**

**50.011 ACRES – PROPOSED R-1 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:

POINT OF REFERENCE BEING 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 THE POINT OF BEGINNING, SAID POINT BEING A FOUND TREE, CORNER TO SAID ADAMS; THENCE WITH THE NORTH

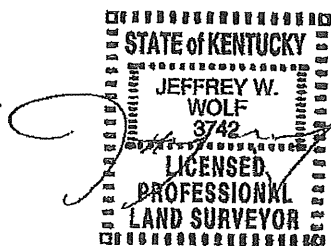


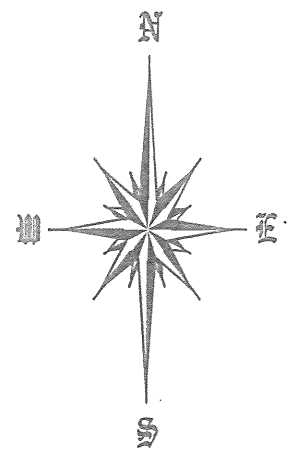
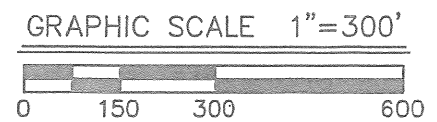
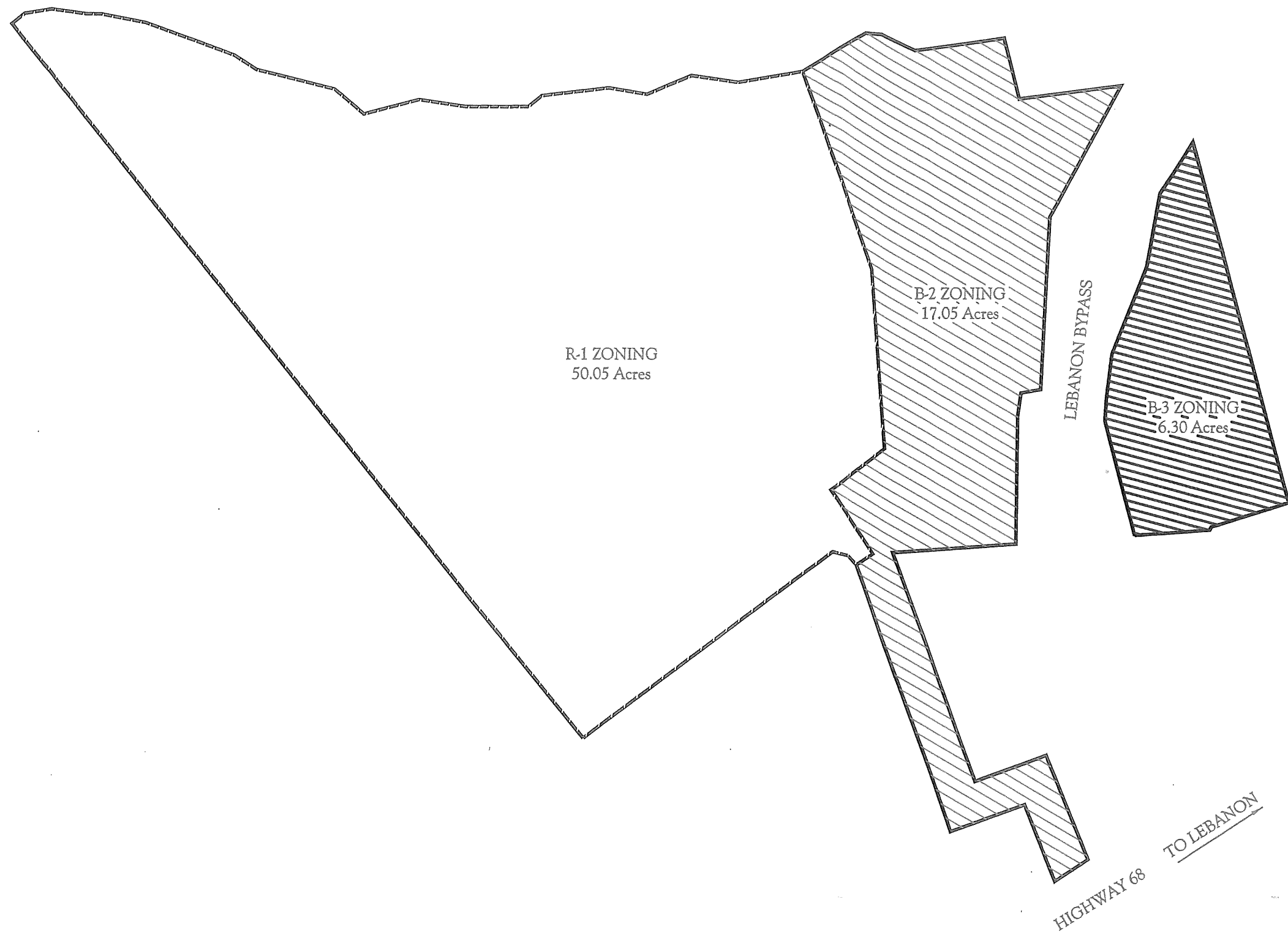
LINE OF SAID ADAMS, NORTH 39°21'58" WEST 32.11 FEET TO A FOUND TREE; THENCE, NORTH 70°53'38" WEST 41.67 FEET TO A FOUND TREE; THENCE, ADJOINING A TRACT OF LAND CONVEYED TO JAMES T. AND MARY M. GOOTEE OF RECORD IN DEED BOOK 272, PAGE 238 AND A TRACT OF LAND CONVEYED TO CARL AND BRENDA AUBERRY OF RECORD IN DEED BOOK 144, PAGE 679 IN THE CLERK'S OFFICE AFORESAID, SOUTH 58°00'36" WEST 794.27 FEET TO A FOUND REBAR, CORNER TO SAID AUBERRY AND A TRACT OF LAND CONVEYED TO DANIEL E. AND ANGELA H. OWEN OF RECORD IN DEED BOOK 199, PAGE 422 IN THE CLERK'S OFFICE AFORESAID; THENCE WITH THE EAST LINE OF SAID OWEN, ADJOINING A TRACT OF LAND CONVEYED TO GARY D. & MARTHA MATTINGLY AND JACKIE & JEANIE HUNT OF RECORD IN DEED BOOK 235, PAGE 344 IN THE CLERK'S OFFICE AFORESAID, NORTH 34°33'37" WEST 2352.97 FEET TO A TWIN HACKBERRY, CORNER TO SAID MATTINGLY AND 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 56°44'40" EAST 41.03 FEET TO AN 18 INCH HACKBERRY; THENCE, NORTH 84°52'34" EAST 69.14 FEET TO A 15 INCH HACKBERRY; THENCE, SOUTH 77°54'53" EAST 93.25 FEET TO A FOUND REBAR WITH CAP STAMPED "HARDIN 527" (FOUND REBAR HENCEFORTH); THENCE, SOUTH 85°19'38" EAST 38.72 FEET TO AN 18 INCH HICKORY; THENCE, SOUTH 73°57'57" EAST 118.30 FEET TO A 12 INCH HACKBERRY; THENCE, SOUTH 65°20'18" EAST 244.68 FEET TO A FOUND REBAR; THENCE, SOUTH 52°41'53" EAST 66.78 FEET TO AN 18 INCH HICKORY; THENCE, SOUTH 71°31'52" EAST 208.02 FEET TO A FOUND REBAR; THENCE, SOUTH 45°08'31" EAST 98.38 FEET TO AN 18 INCH HACKBERRY; THENCE, NORTH 80°12'25" EAST 147.22 FEET TO A 24 INCH SYCAMORE; THENCE, SOUTH 77°12'37" EAST 121.80 FEET TO AN 18 INCH SYCAMORE; THENCE, SOUTH 85°25'47" EAST 161.03 FEET TO A 10 INCH ASH; THENCE, NORTH 55°58'46" EAST 44.82 FEET TO A HEDGEAPPLE; THENCE, NORTH 88°18'11" EAST 173.50 FEET TO A 36 INCH HEDGEAPPLE; THENCE, SOUTH 75°37'28" EAST 99.55 FEET TO A 20 INCH MULBERRY; THENCE, NORTH 71°39'09" EAST 124.32 FEET TO A 12 INCH HEDGEAPPLE; THENCE,

SOUTH 77°02'16" EAST 120.87 FEET TO A 14 INCH LOCUST; THENCE, NORTH 85°05'35" EAST 167.42 FEET TO A 12 INCH HACKBERRY IN THE SOUTH LINE OF SAID BRADY; THENCE WITH A NEW DIVISION LINE ACROSS TRACTS 14 AND 15 OF THE HIGDON & FARMER FARM DIVISION OF RECORD IN PLAT CABINET 1, SLIDE 36 IN THE CLERK'S OFFICE AFORESAID THROUGH THE FOLLOWING CALLS: SOUTH 15°19'06" EAST 537.49 FEET TO A SET REBAR; THENCE, SOUTH 00°03'21" EAST 460.43 FEET TO A SET REBAR; THENCE, SOUTH 57°59'42" WEST 176.21 FEET TO A SET REBAR; THENCE, SOUTH 29°26'44" EAST 197.89 FEET TO A SET REBAR; THENCE, SOUTH 62°38'27" WEST 50.98 FEET TO THE POINT OF BEGINNING, HAVING AN AREA OF 50.011 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