



CITY OF MIDWAY
P.O. Box 4275
Midway, Kentucky 40347-4275
Grayson Vandegrift, Mayor

RECEIVED AND FILED
DATE July 17, 2019
ALISON LUNDERGAN GRIMES
SECRETARY OF STATE
COMMONWEALTH OF KENTUCKY
BY Kandice Adams

July 15, 2019

I certify I am the duly qualified Assistant City Clerk of the City of Midway, Kentucky, and the following two pages of Ordinance No. 2019-01 is a true, correct and complete copy duly adopted by the City Council at a duly convened meeting held on March 4, 2019 all as appears in the official records of said City.

WITNESS, my hand this 15th day of July 2019.

Sonya Conner, Assistant City Clerk

CITY OF MIDWAY
ORDINANCE NO. 2019-001

AN ORDINANCE ANNEXING 137.743 GROSS ACRES OF THE PROPERTY OWNED BY HOMER MICHAEL FREENY, JR., TRUSTEE OF THE HOMER MICHAEL FREENY, JR. TRUST U/A DATED November 16, 2001 LOCATED AT KENTUCKY HIGHWAY 341 – GEORGETOWN ROAD ADJACENT TO MIDWAY STATION INTO THE CURRENT CITY BOUNDARIES

WHEREAS, Homer Michael Freeny, Jr., Trustee of the Homer Michael Freeny, Jr. Trust U/A dated November 16, 2001, is the owner of a tract of property adjacent to the Midway City limits and adjacent to Midway Station (“Freeny tract”) that he proposes that the City of Midway annex into its urban services boundary area; and

WHEREAS, the City desires to annex the Freeny tract of 137.743 acres (Lot 1) into its City limits and the owner consents to such annexation; and

WHEREAS, in light of the size and location of the tract to be annexed, and its potential importance to the future growth and development of the City (including the fostering and creation of jobs), the Midway City Council has determined that it is appropriate to utilize the procedure described in KRS 100.209(1) prior to taking any final action upon the ordinance of annexation.

NOW, THEREFORE, be it ordained by the City of Midway, Kentucky, as follows:

Section 1. The City of Midway hereby annexes all of that Freeny tract of 137.743 acres located on Kentucky Highway 341 (Old Georgetown Road), and being more particularly described in the attached Exhibit “A.”

Section 2. It is desirable by the City of Midway to annex the property described in Section 2 above because it is contiguous to its boundaries and the owners and/or developers plan to utilize the property for urban uses, including industrial uses, requiring provision of City services, and it is suitable for development for urban purposes without unreasonable delay.

Section 3. No part of the property is included within the boundaries of another incorporated city.


Section 4. This Ordinance shall become effective after passage and upon publication as required by law.

Introduced and given first reading at a meeting of the City Council of the City of Midway, Kentucky, held on the 18 day of February, 2019, and fully adopted after the second reading at a meeting of said Council held on the 7 day of March, 2019.

CITY OF MIDWAY

BY: 

Grayson Vandegrift, Mayor



Phyllis Hudson, City Clerk/Treasurer

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**DESCRIPTION FOR A ZONING MAP AMENDMENT
137.743 GROSS ACRE TRACT
HOMER MICHAEL FREENY, JR TRUST PROPERTY
KY HWY 341-GEORGETOWN ROAD
MIDWAY, WOODFORD COUNTY, KENTUCKY 40347**

That tract of land lying north of Midway in Woodford County, Kentucky, north of US Hwy 421 and I-64 and southeast of KY Hwy 341-Georgetown Road, said tract being a portion of the Homer Michael Freeny, Jr. Trust property (DB 282, PG 189), said tract being more fully bounded and described as follows;

“BEGINNING at a magnail found in the centerline of KY Hwy 341-Georgetown Road at the southwest corner of Tract 4 as shown on the "Agricultural Transfer Plat" recorded in Cab."E", Sl. 148, said point being in the southeast line of Thomas B. Greathouse (DB 243, PG 179) and Steven R. Greathouse (DB 243, PG 188), thence with the center of KY Hwy 341

(1) N 26° 07' 52" E 787.83 feet to a magnail found at the northwest corner of said Tract 4, said point being in the line of Woodford County, Kentucky (DB 304, PG 367), (formerly Brown-Forman Corporation), thence leaving KY Hwy 341 with the line of Woodford County, Kentucky for nine calls;

(1) S 63° 35' 25" E 15.01 feet to a steel pin found (ID 3173), thence

(2) S 80° 07' 11" E 88.67 feet to a steel pin found (ID 3173), thence

(3) S 63° 41' 45" E 1,610.18 feet to a steel pin found (ID 3173), thence

(4) with a curve to the right having a radius of 200 feet, an arc length of 114.78 feet and a chord of

S 47° 15' 15" E 113.21 feet to a steel pin found (ID 3173), thence

(5) with a curve to the left having a radius of 300 feet, an arc length of 172.10 feet and a chord of

S 47° 14' 24" E 169.75 feet to a steel pin found (ID 3173), thence

(6) S 26° 17' 03" W 480.02 feet to a steel pin found (ID 3173), thence

(7) S 63° 43' 30" E 199.96 feet to a steel pin found (ID 3173), thence

(8) S 26° 18' 17" W 984.93 feet to a steel pin found (ID 3173) and

(9) S 63° 41' 47" E 2,377.84 feet to a steel pin set, thence

leaving Woodford County, Kentucky and with a new line through Freeny for two calls;

(1) S 04° 53' 43" W 1,204.33 feet to a steel pin set and

(2) S 76° 56' 05" W 155.29 feet to a 3/4 inch steel pin found at a corner in the north line of Midway Station, Unit 1, Section 6 (Cab."D", Sl. 73), thence with the north line of Midway Station, Unit 1, Section 6

S 82° 20' 11" W 447.72 feet to a steel pin found (ID 1304), thence continuing with the north line of Midway Station, Unit 1, Section 6 (Cab."D", Sl.73), Midway Station, Unit 1, Section 5 (Cab."D", Sl. 72), Midway Station, Unit 2 (Cab."D", Sl. 185) and Midway Station, Unit 3, Lot 1 (Cab."E", Sl. 186)

N 56° 27' 26" W 2,327.20 feet to a steel pin found (ID 2889) at a corner to the City of Midway, Kentucky (DB 300, Pg 493), (formerly Lakeshore Warehouse East), thence with City of Midway, Kentucky

N 25° 07' 41" E 206.99 feet to a steel pin found (ID 1304) at a corner to Versailles-Woodford County Economic Development Authority, (a part of DB186, PG 192, Tract 1, the KAWC water tank parcel), thence

N 25° 07' 41" E 165.00 feet to a steel pin found (ID 1304), thence continuing with City of Midway, Kentucky for five calls;

- (1) N 25° 07' 41" E 469.61 feet to a steel pin found (ID 2889), thence
- (2) N 65° 07' 47" W 100.03 feet to a steel pin set at a wood post, thence
- (3) N 26° 16' 37" E 337.69 feet to a steel pin set at a wood post, thence
- (4) N 26° 18' 17" E 380.60 feet to a steel pin set at a wood post and
- (5) N 65° 07' 47" W 1,114.04 feet to a steel pin set at a wood post in the line of

Homer Michael Freeny, Jr., Trust, thence with a line through Freeny for two calls;

- (1) N 65° 07' 47" W 939.96 feet to a steel pin found (ID 1304) and
- (2) N 65° 07' 47" W 22.67 feet to a magnail set in the center of KY 341 (now

under pavement), thence with said center of KY Hwy 341

N 25° 49' 52" E 403.50 feet to the point of beginning and containing 137.743 gross acres more or less and subject to any and all legal easements or rights-of-way whether of record or not."

Based on a random traverse urban survey performed by Tim Thompson, LS 1304 in Sept. 2018 using Trimble 5800 GPS unit and dual frequency receiver. The basis of bearing is NAD 1983, Kentucky State Plane Single Zone. The relative positional accuracy for this survey is less than 1.1 feet.

Steel pins set are 3/4 inch diameter by eighteen inch long rebar with ID cap "LS 1304". Magnails set are 1/4 inch diameter by two inches long with a 1-1/2 inch ID washer with "LS 1304".

EDA-Freeny-2-ZMA.DOC

June 12, 2019

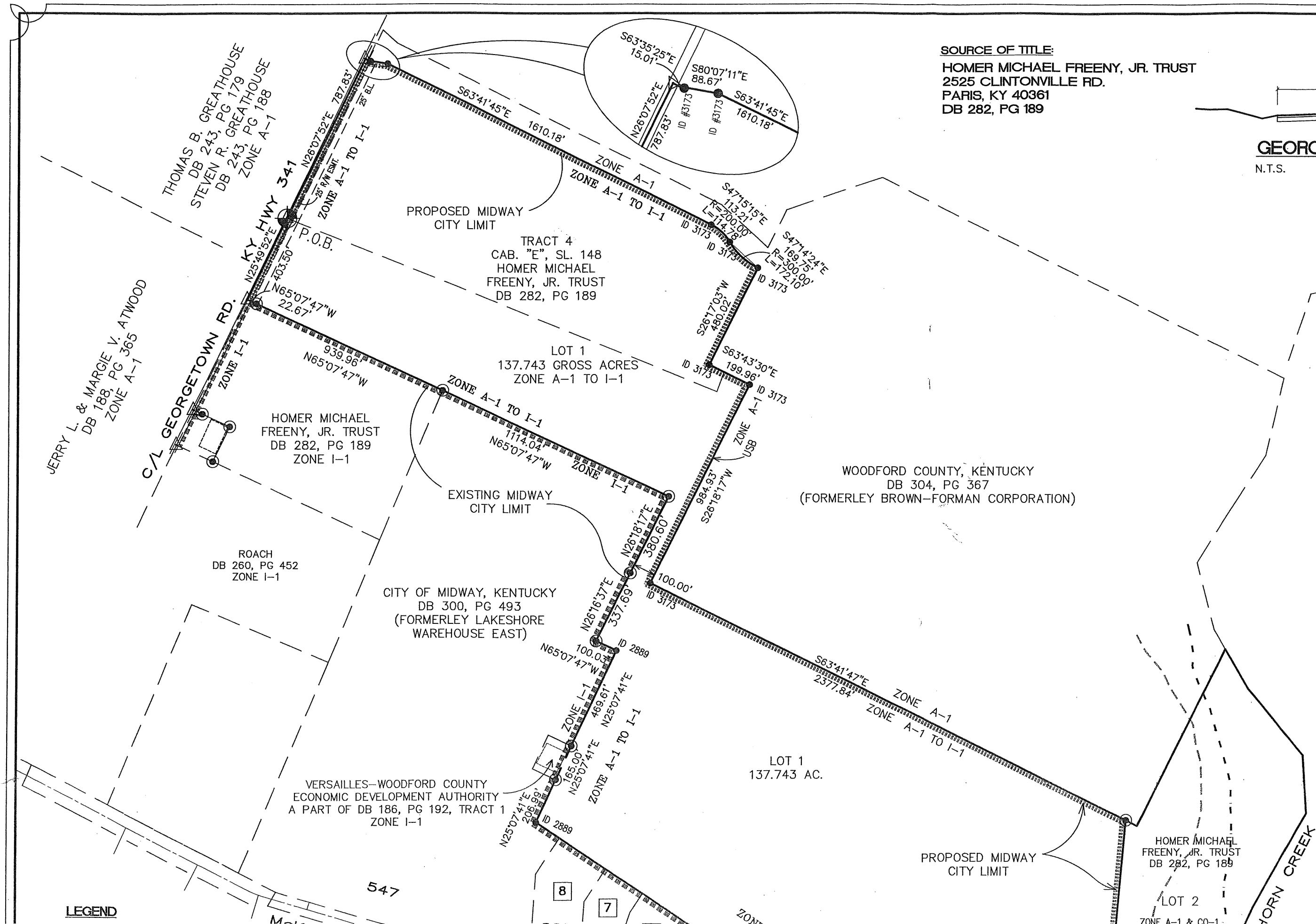
Tim Thompson
232 Henton Court
Versailles, KY 40383



SOURCE OF TITLE:
 HOMER MICHAEL FREENY, JR. TRUST
 2525 CLINTONVILLE RD.
 PARIS, KY 40361
 DB 282, PG 189

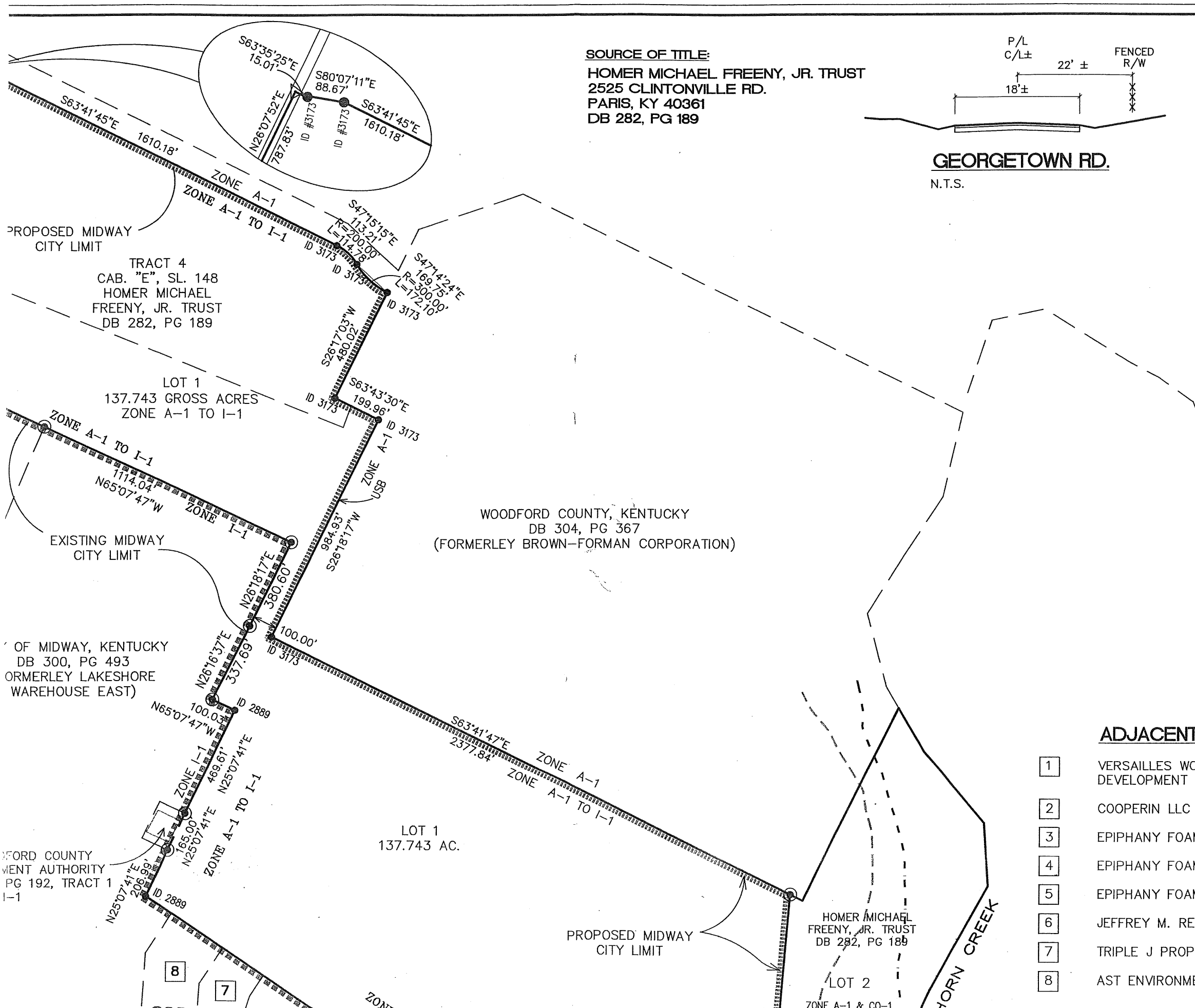
P/L
 C/L± 22' ±
 18' ±

GEORGETOWN F
 N.T.S.

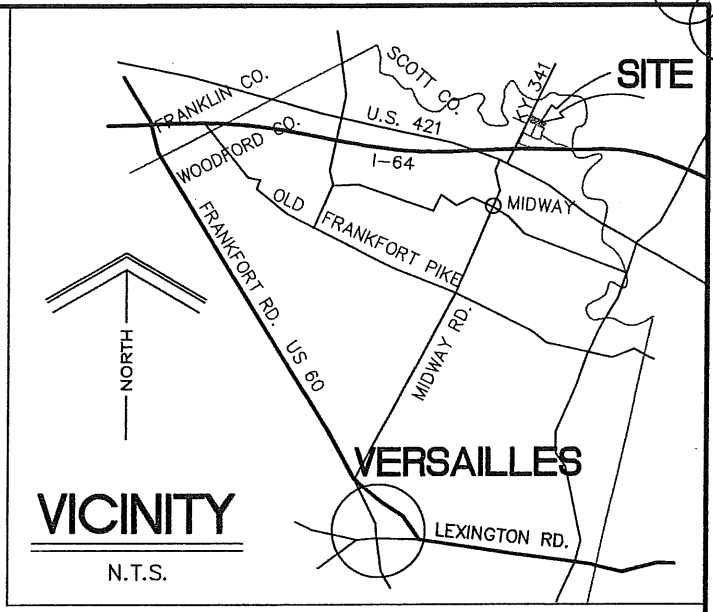
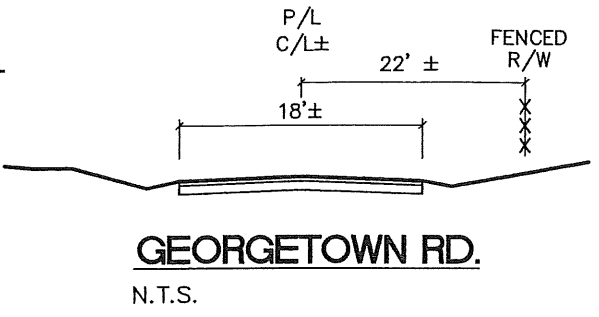


LEGEND

- 1
- 2
- 3
- 4
- 5
- 6
- 7
- 8



SOURCE OF TITLE:
HOMER MICHAEL FREENY, JR. TRUST
2525 CLINTONVILLE RD.
PARIS, KY 40361
DB 282, PG 189



PURPOSE

THE PURPOSE OF THIS PLAT OF SURVEY IS TO SHOW THE BOUNDARY OF A PORTION OF THE MICHAEL FREENY, JR TRUST PROPERTY SUBJECT TO A ZONING MAP AMENDMENT AND ANNEXATION BY THE CITY OF MIDWAY.

NOTE

BEARINGS BASED ON NAD 83, KY STATE PLANE COORDINATES SINGLE ZONE.

WOODFORD COUNTY, KENTUCKY
 DB 304, PG 367
 (FORMERLEY BROWN-FORMAN CORPORATION)

ADJACENT OWNERS

- | | | |
|---|---|----------------|
| 1 | VERSAILLES WOODFORD COUNTY ECONOMIC DEVELOPMENT AUTHORITY | DB 186, PG 192 |
| 2 | COOPERIN LLC | DB 310, PG 070 |
| 3 | EPIPHANY FOAM INSULATION BUILDING, LLC | DB 265, PG 141 |
| 4 | EPIPHANY FOAM INSULATION BUILDING, LLC | DB 298, PG 312 |
| 5 | EPIPHANY FOAM INSULATION BUILDING, LLC | DB 303, PG 675 |
| 6 | JEFFREY M. REED | DB 229, PG 391 |
| 7 | TRIPLE J PROPERTIES OF THE BLUEGRASS | DB 311, PG 108 |
| 8 | AST ENVIRONMENTAL, INC. | DB 235, PG 138 |

PROPOSED MIDWAY CITY LIMIT
 TRACT 4
 CAB. "E", SL. 148
 HOMER MICHAEL FREENY, JR. TRUST
 DB 282, PG 189

LOT 1
 137.743 GROSS ACRES
 ZONE A-1 TO I-1

EXISTING MIDWAY CITY LIMIT

OF MIDWAY, KENTUCKY
 DB 300, PG 493
 FORMERLEY LAKESHORE WAREHOUSE EAST)

WOODFORD COUNTY ECONOMIC DEVELOPMENT AUTHORITY
 PG 192, TRACT 1 I-1

PROPOSED MIDWAY CITY LIMIT

HOMER MICHAEL FREENY, JR. TRUST
 DB 282, PG 189

LOT 2
 ZONE A-1 & CO-1

HORN CREEK

ROACH
DB 260, PG 452
ZONE I-1

CITY OF MIDWAY, KENTUCKY
DB 300, PG 493
(FORMERLEY LAKESHORE
WAREHOUSE EAST)







VERSAILLES-WOODFORD COUNTY
ECONOMIC DEVELOPMENT AUTHORITY
A PART OF DB 186, PG 192, TRACT 1
ZONE I-1

HOMER MICHAEL
FRENEY, JR. TRUST
DB 282, PG 189

LOT 2
ZONE A-1 & CO-1
36.168 AC.
REMAINING
(NOT SURVEYED)

ADJ	
1	VERSAI DEVELC
2	COOPEI
3	EPIPHA
4	EPIPHA
5	EPIPHA
6	JEFFRE
7	TRIPLE
8	AST EN

LEGEND

-  EXISTING CITY LIMIT
-  PROPOSED CITY LIMIT
-  3/4" BY 18" STEEL REBAR WITH ID CAP # 1304
-  1/4" BY 2" MAG NAIL WITH ID WASHER # 1304
-  STEEL PIN FOUND (AS STATED)
-  MEANDER POINT OR DEED CALL

KENTUCKY STATE PLANE COORDINATES
SINGLE ZONE
NAD 83
N 3951988.2961
E 5231235.1300

TIM THOMPSON
Professional Engineer
Land Surveyor

232 Henton Court
Versailles, KY 40383
(859) 873-5252

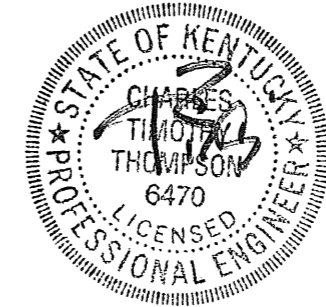


FILE: MIDWAY-STATION-EDA.DWG

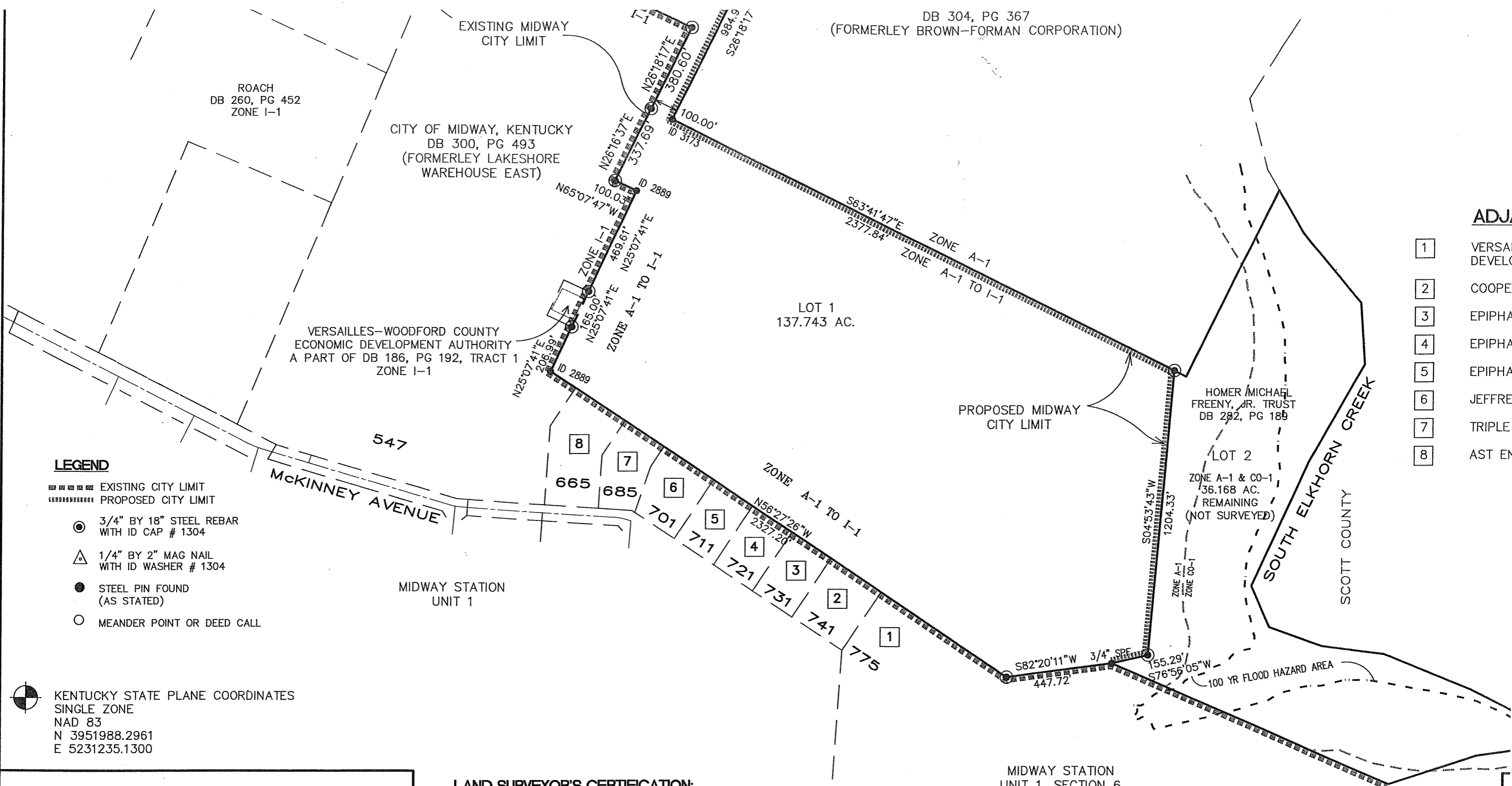
LAND SURVEYOR'S CERTIFICATION:

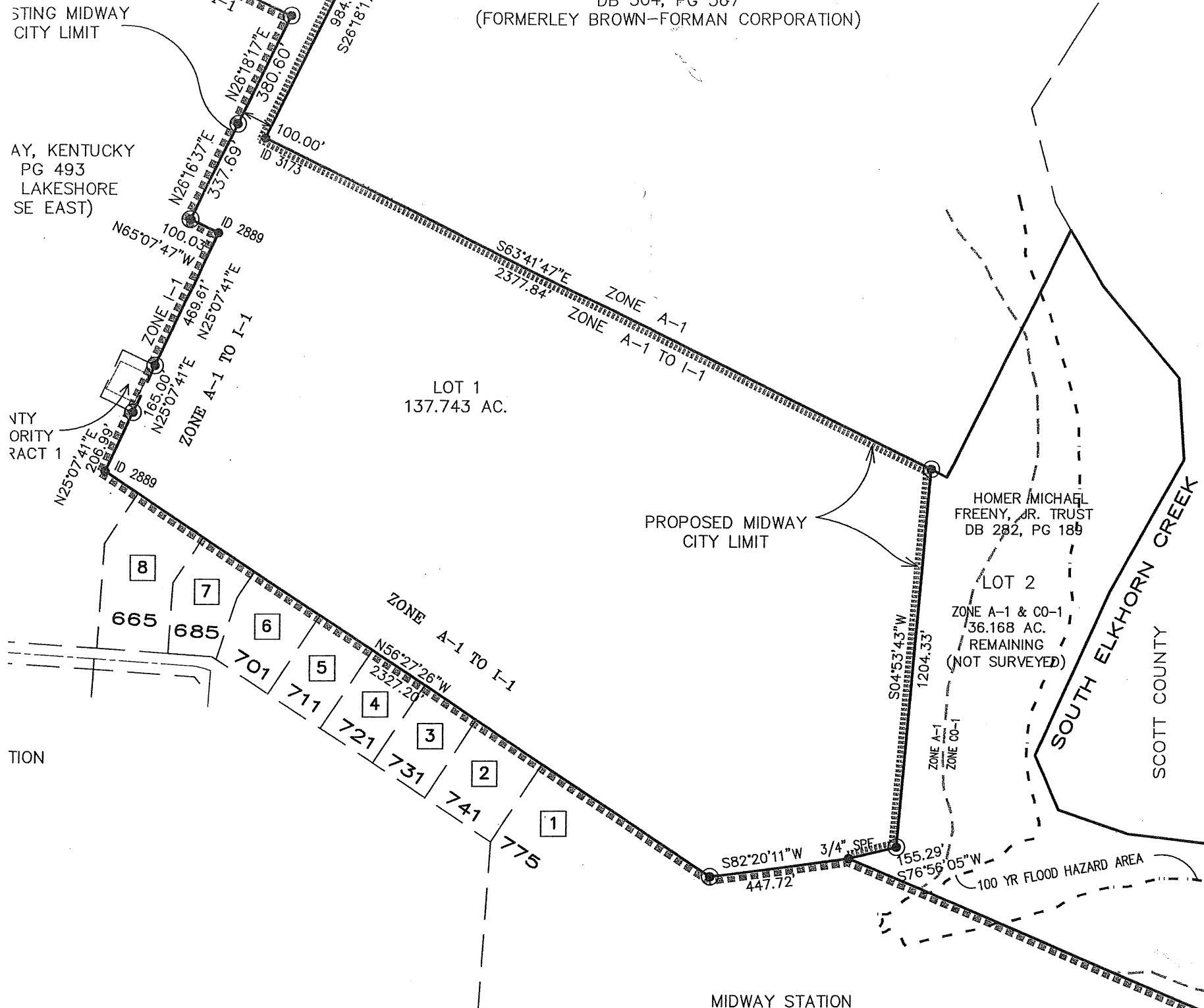
THIS PLAT IS BASED ON AN URBAN RANDOM TRAVERSE SURVEY PERFORMED BY TIM THOMPSON IN SEPT. 2018, USING TRIMBLE 5800 GPS UNIT AND DUAL FREQUENCY RECEIVER. THE BASIS OF BEARINGS IS KY GRID NORTH BASED ON GPS RTK. THE RELATIVE POSITIONAL ACCURACY FOR THIS SURVEY IS LESS THAN 1.1 FOOT.
STEEL PINS SET ARE 3/4" IN DIAMETER BY 18" LONG WITH ID CAP # 1304, AND MAG NAILS SET ARE 1/4" IN DIAMETER BY 2" LONG WITH 1-1/2" DIAMETER ID WASHER #1304.

TT 7-9-19
TIM THOMPSON LS # 1304 DATE



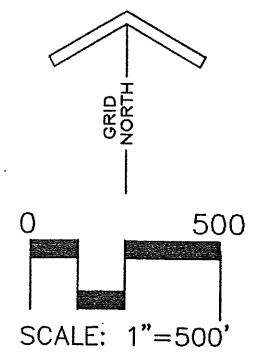
MIDWAY STATION
UNIT 1, SECTION 6
CAB. "D", SL. 73





ADJACENT OWNERS

1	VERSAILLES WOODFORD COUNTY ECONOMIC DEVELOPMENT AUTHORITY	DB 186, PG 192
2	COOPERIN LLC	DB 310, PG 070
3	EPIPHANY FOAM INSULATION BUILDING, LLC	DB 265, PG 141
4	EPIPHANY FOAM INSULATION BUILDING, LLC	DB 298, PG 312
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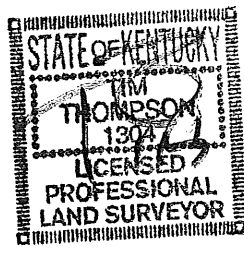


DATE: JULY 9, 2019

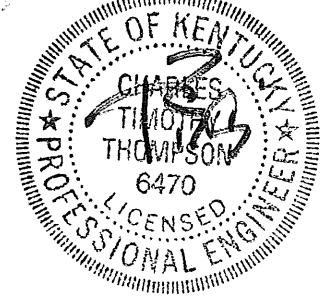
LAND SURVEYOR'S CERTIFICATION:

THIS PLAT IS BASED ON AN URBAN RANDOM TRAVERSE SURVEY FORMED BY TIM THOMPSON IN SEPT. 2018, USING TRIMBLE 5800 UNIT AND DUAL FREQUENCY RECEIVER. THE BASIS OF BEARINGS IS GRID NORTH BASED ON GPS RTK. THE RELATIVE POSITIONAL ACCURACY FOR THIS SURVEY IS LESS THAN 1.1 FOOT. METAL PINS SET ARE 3/4" IN DIAMETER BY 18" LONG WITH ID CAP #1304, AND MAG NAILS SET ARE 1/4" IN DIAMETER BY 2" LONG WITH 1/2" DIAMETER ID WASHER #1304.

Tim Thompson
THOMPSON LS # 1304
7-9-19
DATE



MIDWAY STATION
UNIT 1, SECTION 6
CAB. "D", SL. 73



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

PLAT OF SURVEY AND ANNEXATION OF A PORTION OF HOMER MICHAEL FREENY, JR. TRUST PROPERTY

KY HWY 341 - GEORGETOWN RD.,
MIDWAY, KENTUCKY 40347

PREPARED FOR
WOODFORD ECONOMIC DEVELOPMENT AUTHORITY
103 SOUTH MAIN ST., STE 204
VERSAILLES, KY 40383