

~~MICHAEL G. ADAMS~~
~~SECRETARY OF STATE~~
~~COMMONWEALTH OF KENTUCKY~~
~~BY Theresa~~

AN ORDINANCE EXTENDING THE BOUNDARY OF THE CITY OF PADUCAH, KENTUCKY, BY ANNEXING CERTAIN PROPERTY LYING ADJACENT TO THE CORPORATE LIMITS OF THE CITY OF PADUCAH, AND DEFINING ACCURATELY THE BOUNDARY OF SAID PROPERTY TO BE INCLUDED WITHIN THE SAID CORPORATE LIMITS

WHEREAS, the property, approximately 3.71 acres of land located at 2631 Holt Road, is contiguous to the boundaries of the City of Paducah and particularly and accurately set out in the legal description below; and

WHEREAS, said property is suitable for development for urban purposes without unreasonable delay because of population density, commercial, industrial, or governmental use of land, or subdivision of land; and

WHEREAS, said property does not include any territory that is already within the jurisdiction of another incorporated city, or another county; and

WHEREAS, said property is not part of an agricultural district formed pursuant to KRS 262.850(10); and

WHEREAS, the owners of said property, Dr. Daniel Jones, has requested said consensual annexation in writing to the Board of Commissioners; and

WHEREAS, pursuant to KRS 81A.412, a city may annex any area that meets the requirements of KRS 81A.410 if each of the landowners in the area to be annexed gives prior written consent to the annexation; and

WHEREAS, the City of Paducah now wishes to enact a single ordinance annexing the land described herein.

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

SECTION 1. The City of Paducah, Kentucky, annexes into the corporate limits and makes a part of the City of Paducah, Kentucky, said real property being more particularly and accurately described as follows:

LEGAL DESCRIPTION

Lying between New Holt Road and Brewer Lane (formerly Holt Road) and being the Go Big Blue Properties, LLC property recorded in Deed Book 1425, page 691, McCracken County Clerk's office, McCracken County, Kentucky and more particularly bounded and described as follows to wit:

Beginning at an existing 5" x 12" stone in the West right-of-way line of Brewer Lane, said point being N 81°17'04" W 18.22 feet from a point in the centerline of said Brewer Lane that is 427.9 feet as measured Northwardly along said centerline from its intersection with the centerline of Willow Spring Cove and also having Kentucky State Plane Coordinates (South Zone 1602 - NAD 83) of Northing 1921504.730 and Easting 782538.672; THENCE FROM SAID POINT OF BEGINNING N 81°17'04" W with the North line of the M & N Real Estate LLC property per Deed Book 1400, page 213 a distance of 335.41 feet to a ½" rebar with cap 3861 set at property corner and witnessed by a 4" disturbed iron pipe lying 1 foot South of said property corner; thence N 81°04'55" W and continuing with the North line of said M & N Real Estate LLC property per Deed Book 1400, page 213 and shown as Tract 1 per Plat Section "M", page 624 a distance of 361.71 feet to an existing ½" rebar with cap 2105 at the Northwest corner of said M & N Real Estate LLC property per Tract 1, Plat Section "M" and in the Southeasterly right-of-way line of New Holt Road; thence Northeastwardly with the Southeasterly right-of-way line of said New Holt Road (a chord being N 39°46'53" E 306.47 feet) a distance of 307.09 feet to an existing ½" rebar with aluminum cap at the

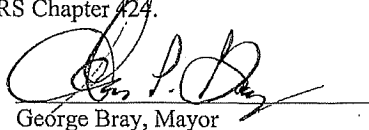
Southwesterly corner of the O.J. Real Estate LLC property per Deed Book 1293, page 698; thence S 81°11'47" E with the South line of said O.J. Real Estate LLC Property 516.88 feet to a ½" rebar with cap 3861 set at the Southeast corner thereof and in the West right-of-way line of aforesaid Brewer Lane; thence S 3°54'47" W with the West right-of-way line of said Brewer Lane 263.93 feet to the Point of Beginning and containing 3.71 Acres as shown on Annexation Plat for "Go Big Blue Properties, LLC" prepared by Siteworx Survey and Design LLC dated January 13, 2023.

SECTION 2. The City of Paducah hereby declares it desirable to annex the property described in Section 1 above.

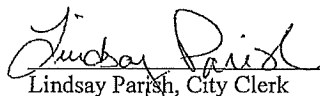
SECTION 3. If any section or portion of this ordinance is for any reason held to be invalid or unconstitutional by a decision of a court of competent jurisdiction, that section or portion shall be deemed severable and shall not affect the validity of the remaining sections of the ordinance.

SECTION 4. All ordinances or parts of ordinances in conflict herewith are to the extent of such conflict hereby repealed.

SECTION 5. This ordinance shall be read on two separate days and will become effective upon summary publication pursuant to KRS Chapter 424.


George Bray, Mayor

ATTEST:

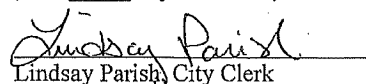

Lindsay Parish, City Clerk

Introduced by the Board of Commissioners, February 28, 2023
Adopted by the Board of Commissioners, March 14, 2023
Recorded by Paducah City Clerk, March 14, 2023
Published by *The Paducah Sun*, March 18, 2023
ORD\Plan\Annex – Consensual 2631 Holt Road

CERTIFICATION

I, Lindsay Parish, hereby certify that I am the duly qualified and acting Clerk of the City of Paducah, Kentucky and that the foregoing is a full, true and correct copy of Ordinance No. 2023-03-8762 adopted by the Board of Commissioners of the City of Paducah at a meeting held on March 14, 2023.

WITNESS, my hand and seal of the City of Paducah, this 20th day of March, 2023.


Lindsay Parish, City Clerk

DOCUMENT NO: 670277
RECORDED: March 24, 2023 02:26:00 PM
TOTAL FEES: \$46.00
COUNTY CLERK: JAMIE HUSKEY
DEPUTY CLERK: CARA DOTSON
COUNTY: MCCracken COUNTY
BOOK: D1477 PAGES: 666 - 667

CIT

October 12, 2022

City of Paducah Planning Department
Attn: Joshua P. Sommer
300 South 5th Street
Paducah, KY 42003

Re: Annexation request

Dear Josh:

I, Dr. Daniel Jones, am requesting annexation of 2631 Holt Road into the City of Paducah, pursuant to KRS 81A.412. This parcel totals approximately 3.7 acres and meets the requirement of KRS 81A.410. I request to utilize the City of Paducah Real Estate property tax incentive for this property and the sanitation incentive for my property at 2670 New Holt Road. It is further requested that this parcel be zoned General Business Zone (B-3).

Thank you,


Dr. Daniel Jones

10-19-22

LEGAL DESCRIPTION

OF

3.71 ACRES

TO BE ANNEXED

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Kentucky Land Surveyor No. 3861

OVERSIZE MAP INCLUDED WITH
SUBMISSION.

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