

**CITY OF SHEPHERDSVILLE**  
**P.O. BOX 400**  
**634 CONESTOGA PARKWAY**  
**SHEPHERDSVILLE, KY 40165**  
**502/543-2923**  
**FAX 502/543-6201**

**MAYOR**  
**CURTIS HOCKENBURY**

**CITY CLERK**  
**TAMMY RICHMOND**

**CITY COUNCIL**

**DONNA BURKE**  
**LISA CARTER**  
**STACEY CLINE**  
**BONNIE ENLOW**  
**MIKE HIBBARD SR.**  
**GLORIA TAFT**

I, Tammy Richmond, certify that I am City Clerk of the City of Shepherdsville, Bullitt County, Kentucky, and I do hereby certify that Ordinance 017-243 is true, correct and complete as is appears in the official records of the City of Shepherdsville.

Witness my hand and seal of the City of Shepherdsville, Kentucky this 26<sup>th</sup> day of September 2017.

  
Tammy Richmond, City Clerk

City Seal:

RECEIVED AND FILED  
DATE June 8, 2018  
\_\_\_\_\_  
\_\_\_\_\_  
ALISON LUNDERGAN GRIMES  
SECRETARY OF STATE  
COMMONWEALTH OF KENTUCKY  
BY Kandice Adams

**ORDINANCE NO. 017-243**

**AN ORDINANCE PURSUANT TO KRS 81A.412 CONFIRMING ANNEXATION OF UNINCORPORATED TERRITORY OF 5.062 ACRES (+, -) BY WRITTEN CONSENT OF ALL PROPERTY OWNERS OF RECORD OF THIS PROPERTY INTO THE CITY OF SHEPHERDSVILLE, BULLITT COUNTY, KENTUCKY**

**BE IT ORDAINED** by the City Council of the City of Shepherdsville, Bullitt County, Kentucky, as follows:

**SECTION 1:** The City Council of the City of Shepherdsville, Bullitt County, Kentucky, does hereby ordain that it confirms the annexation of certain unincorporated territory to the City of Shepherdsville, Bullitt County, Kentucky, and such territory shall become a part of the City of Shepherdsville; and further, such territory annexed is described as follows:

Description:

A total area of 5.062 (+, -) acres to be annexed into the City of Shepherdsville Corporate City Limits: survey and description attached

**SECTION II:** The City Clerk is hereby directed to publish this ordinance in accordance with the Kentucky Revised Statutes.

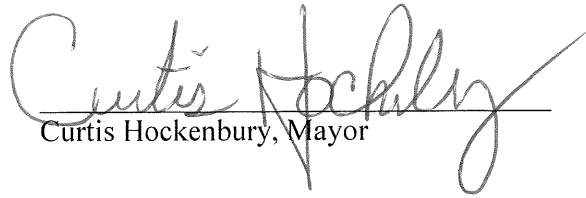
**SECTION III:** The City Clerk finds that each owner of record of land (Salt River Investment, LLC) of the subject property has given prior consent to the annexation and the Clerk is directed to file with the Secretary of State, Commonwealth of Kentucky a certified copy of ordinance with the attached plat and legal description with original signature of licensed, registered land surveyor, Joshua S. Calico, PLS #4011. The City Council further directs the City Clerk to file a certified copy of this ordinance with plat and description with the Bullitt County Court Clerk with names of all occupants, Department of Local Government, and the Bullitt County Property Valuation Administrator. The Clerk is directed to file with this ordinance the attached map being a survey plat of the subject property prepared by Joshua S. Calico dated September 8, 2017. The City Council makes a finding the annexation will promote the development and establishment of uniform sanitary sewer facilities and otherwise promote the development of positive infrastructure along the corridor of South Highway 61 to present and future citizens residing in this area.

First Reading: September 11, 2017

Second Reading: September 25, 2017

Votes For: 6;                      Votes Against: 0;                      Abstentions: 0.

Donna Burke	x
Lisa Carter	x
Stacey Cline	x
Bonnie Enlow	x
Mike Hibbard Sr.	x
Gloria Taft	x

  
Curtis Hockenbury, Mayor

  
Tammy Richmond, City Clerk

**Consent to Annexation**

Salt River Investment, LLC (“*Salt River*”) hereby certifies that it is the owner of property located in Bullitt County, Kentucky which it acquired from Mary Alice Huffman by deed dated July 12, 2017, copy of which is recorded in Deed Book 923, Page 808 in the Office of the Clerk of Bullitt County, Kentucky (the “*Property*”). The Property is more particularly shown on the survey of Mindel Scott & Associates, Inc. copy of which is attached. Salt River requests that this Property be included into the corporate boundaries of the City of Shepherdsville and hereby waive any notice required by KRS.81A et.seq.

Salt River Investment, LLC, by its Manager  
Flynn Holdings Management Company

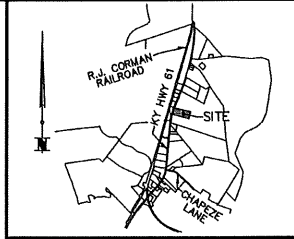


G. Jesse Flynn, President

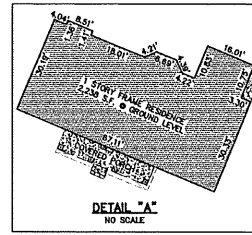
Date: 08/03/17

ANNEXATION OF A TRACT OF LAND  
 CONVEYED TO MARY ALICE HUFFMAN  
 C/O SALT RIVER INVESTMENT, LLC.  
 IN DEED BOOK 521, PAGE 84  
 CONTAINING 5.036± ACRES

THIS IS NOT A BOUNDARY SURVEY.  
 FOR ANNEXATION PURPOSES ONLY  
 AND SHALL NOT BE USED FOR  
 ESTABLISHING BOUNDARY LINES.



LOCATION MAP  
 NO SCALE



DETAIL "A"  
 NO SCALE

Mindel, Scott & Associates, Inc.  
 Planners • Surveyors • Engineers • Landscape Architects  
 Urban Planning • Project Management  
 P.O. Box 101010 • Louisville, KY 40210  
**MSA**

FOR:  
 CITY OF SHEPHERDSVILLE  
 634 CONESTOGA PARKWAY  
 SHEPHERDSVILLE, KENTUCKY 40165

ANNEXATION PLAT  
 C/O SALT RIVER INVESTMENT, LLC.  
 DEED BOOK 923, PAGE 808  
 TAX MAP #047-000-00-012C  
 PROPERTY: 3444 S. PRESTON HIGHWAY  
 SHEPHERDSVILLE, KENTUCKY 40165

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Horizontal Scale: 1"=100'

Date: 04/10/18

Job Number: 3452-ANNX

Sheet

1 OF 1

LEGEND

EXISTING ANNEXATION BOUNDARY

LEGAL DESCRIPTION

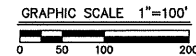
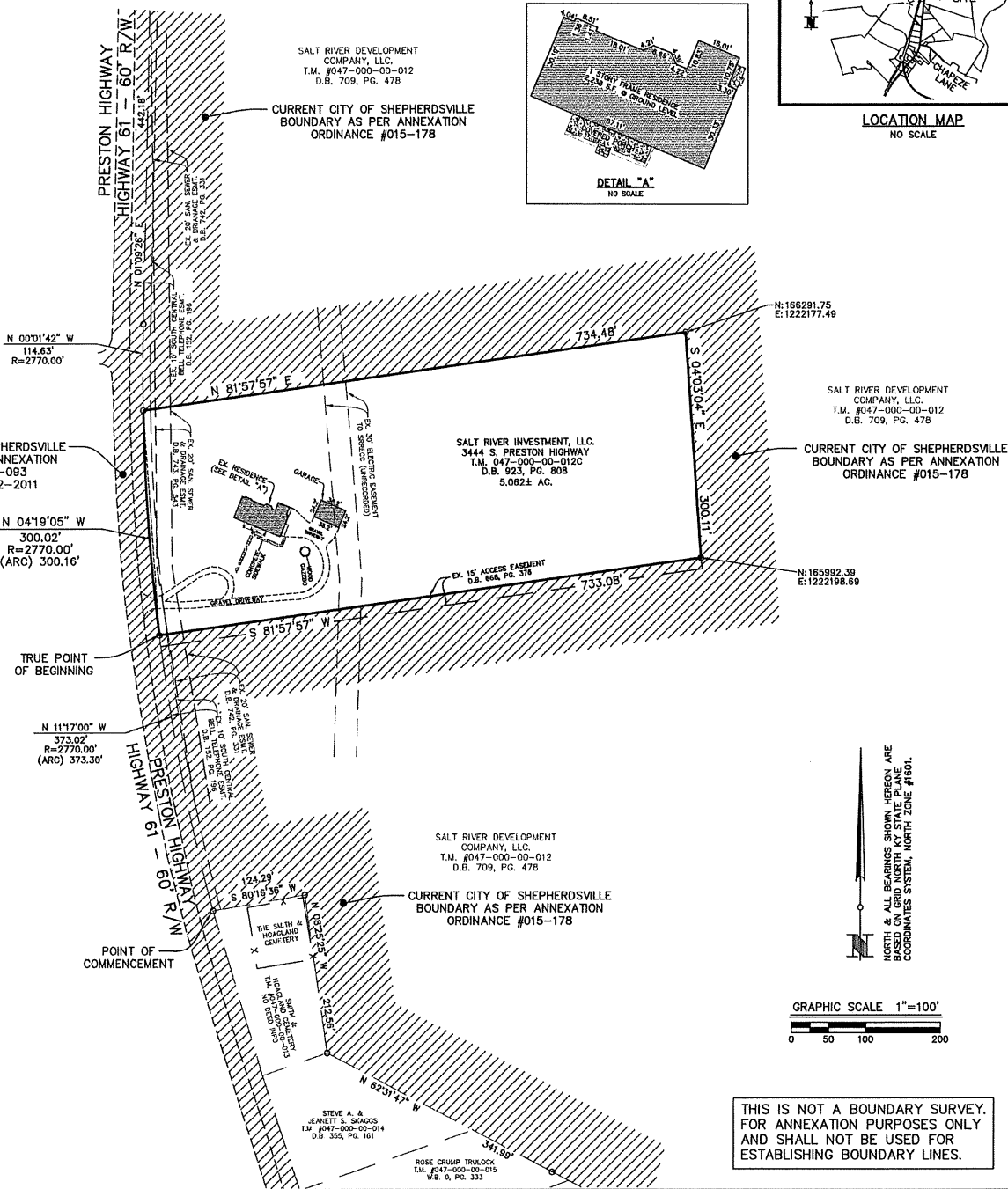
(PROPOSED ANNEXATION)  
 Land located in the State of Kentucky, County of Bullitt, and lying along the south line of the current existing City of Shepherdsville Boundary and more particularly described as follows:  
 Proposed Annexation of a tract of land conveyed to Salt River Investment, LLC. as recorded in Deed Book 923, Page 808 in Bullitt County, Kentucky, lying along the east line of Kentucky Highway 61, (A.K.A.) Preston Highway, being the east line of the current existing City of Shepherdsville Boundary as annexed in Ordinance 011-093 as filed on 12/22/2011; being bound on the north, east and south by another current existing City of Shepherdsville Boundary as annexed in Ordinance 015-178.  
 Containing 5.062± acres as per annexation plot prepared by Mindel, Scott and Associates, Inc. dated 9/8/2017.  
 All bearing herein are referenced to Grid North, Kentucky North Zone #601.  
 COMMENCING at a point in the Eastern right-of-way line of Kentucky 61, said point being the southwest corner to the Salt River Investment, LLC. as recorded in Deed Book 923, Page 808 in the office of the Clerk of Bullitt County, Kentucky, said point also being referenced by the Northwestern corner of the Smith and Hoagland Cemetery, as measured along the Eastern right of way line of said Kentucky Highway 61, with a curve turning to the right, with an arc length of 373.30 Feet, a radius of 2770.00 Feet, a chord bearing of N 11°17'00" W and a chord length of 373.02 Feet, being the TRUE POINT OF BEGINNING  
 Thence with a curve turning to the right with an arc length of 300.16 feet, with a radius of 2770.00 feet, with a chord bearing of N 04°19'05" W, with a chord length of 300.02 feet to a point, being a common corner with a tract of land conveyed to said Salt River Development Company, LLC. as recorded in Deed Book 709, Page 478 in the office aforesaid;  
 Thence N 81°57'57" E, a distance of 734.48 Feet to a point, being another common corner with a tract of land conveyed to said Salt River Development Company, LLC. as recorded in Deed Book 709, Page 478 in the office aforesaid;  
 Thence S 04°03'04" E, a distance of 300.11 feet to a point, being another common corner with a tract of land conveyed to said Salt River Development Company, LLC. as recorded in Deed Book 709, Page 478 in the office aforesaid;  
 Thence S 81°57'57" W, a distance of 733.08 feet to the true point of beginning.  
 Having an area of 5.062± acres.  
 Being the same property conveyed to Salt River Investment, LLC. in Deed dated July 12, 2017, of record in Deed Book 923, Page 808 in the Office of the Clerk of Bullitt County, Kentucky.  
 Note: The purpose of this description is to provide information for the annexation of the 5.062± acres described herein to the City of Shepherdsville. This description does not represent a boundary survey and is not intended for land transfer.

LAND SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE ANNEXATION MAP SHOWN HEREON IS A CORRECT DELINEATION OF THE PARCEL OF LAND TO BE ANNEXED AND THAT THIS PARCEL IS CONTIGUOUS TO THE PRESENT CORPORATE LIMITS OF THE CITY OF SHEPHERDSVILLE, KENTUCKY.  
 I FURTHER CERTIFY THAT THIS MAP WAS PREPARED UNDER MY PERSONAL SUPERVISION, NO FIELD SURVEY WAS PERFORMED AND THIS IS NOT A BOUNDARY SURVEY. APPROXIMATE PROPERTY LINES SHOWN HEREON ARE FROM RECORD DEEDS, PLATS, RIGHT-OF-WAY PLANS AND EXISTING CITY ORDINANCES AS PROVIDED TO ME BY THE CITY OF SHEPHERDSVILLE.

STATE OF KENTUCKY  
 JOSHUA S. CALICO  
 4011  
 LICENSED PROFESSIONAL LAND SURVEYOR

JOSHUA S. CALICO PLS. NO. 4011 DATE 4/10/18  
 NOT VALID WITHOUT ORIGINAL SIGNATURE AND SEAL OF THE PROFESSIONAL SURVEYOR



THIS IS NOT A BOUNDARY SURVEY.  
 FOR ANNEXATION PURPOSES ONLY  
 AND SHALL NOT BE USED FOR  
 ESTABLISHING BOUNDARY LINES.

Land located in the State of Kentucky, County of Bullitt, and lying along the south line of the current existing City of Shepherdsville Boundary and more particularly described as follows:

Proposed Annexation of a tract of land conveyed to Salt River Investment, LLC. as recorded in Deed Book 923, Page 808 in Bullitt County, Kentucky, lying along the east line of Kentucky Highway 61, (A.K.A.) Preston Highway, being the east line of the current existing City of Shepherdsville Boundary as annexed in Ordinance 011-093 as filed on 12/22/2011; being bound on the north, east and south by another current existing City of Shepherdsville Boundary as annexed in Ordinance 015-178;

Containing 5.062± acres as per annexation plat prepared by Mindel, Scott and Associates, Inc. dated 9/8/2017.

All bearing herein are referenced to Grid North, Kentucky North Zone #1601.

COMMENCING at a point in the Eastern right-of-way line of Kentucky 61, said point being the southwest corner to the Salt River Investment, LLC. as recorded in Deed Book 923, Page 808 in the office of the Clerk of Bullitt County, Kentucky, said point also being referenced by the Northwestern corner of the Smith and Hoagland Cemetery, as measured along the Eastern right of way line of said Kentucky Highway 61, with a curve turning to the right, with an arc length of 373.30 feet, a radius of 2770.00 feet, a chord bearing of N 11°17'00" W and a chord length of 373.02 feet, being the TRUE POINT OF BEGINNING;

Thence with a curve turning to the right with an arc length of 300.16 feet, with a radius of 2770.00 feet, with a chord bearing of N 04°19'05" W, with a chord length of 300.02 feet to a point, being a common corner with a tract of land conveyed to said Salt River Development Company, LLC. as recorded in Deed Book 709, Page 478 in the office aforesaid;

Thence N 81°57'57" E, a distance of 734.48 feet to a point, being another common corner with a tract of land conveyed to said Salt River Development Company, LLC. as recorded in Deed Book 709, Page 478 in the office aforesaid;

Thence S 04°03'04" E, a distance of 300.11 feet to a point, being another common corner with a tract of land conveyed to said Salt River Development Company, LLC. as recorded in Deed Book 709, Page 478 in the office aforesaid;

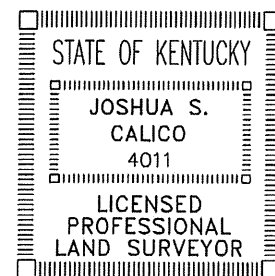
Thence S 81°57'57" W, a distance of 733.08 feet to the true point of beginning.

Having an area of 5.062± acres.

Being the same property conveyed to Salt River Investment, LLC. in Deed dated July 12, 2017, of record in Deed Book 923, Page 808 in the Office of the Clerk of Bullitt County, Kentucky.

Note: The purpose of this description is to provide information for the annexation of the 5.062± acres described herein to the City of Shepherdsville. This description does not represent a boundary survey and is not intended for land transfer.

  
6/5/18



ANNEXATION OF A TRACT OF LAND  
 CONVEYED TO MARY ALICE HUFFMAN  
 C/O SALT RIVER INVESTMENT, LLC.  
 IN DEED BOOK 521, PAGE 84  
 CONTAINING 5.036± ACRES

THIS IS NOT A BOUNDARY  
 FOR ANNEXATION PURPOSES  
 AND SHALL NOT BE USED IN  
 ESTABLISHING BOUNDARIES

**LEGEND**

 EXISTING ANNEXATION BOUNDARY

**LEGAL DESCRIPTION**

(PROPOSED ANNEXATION)

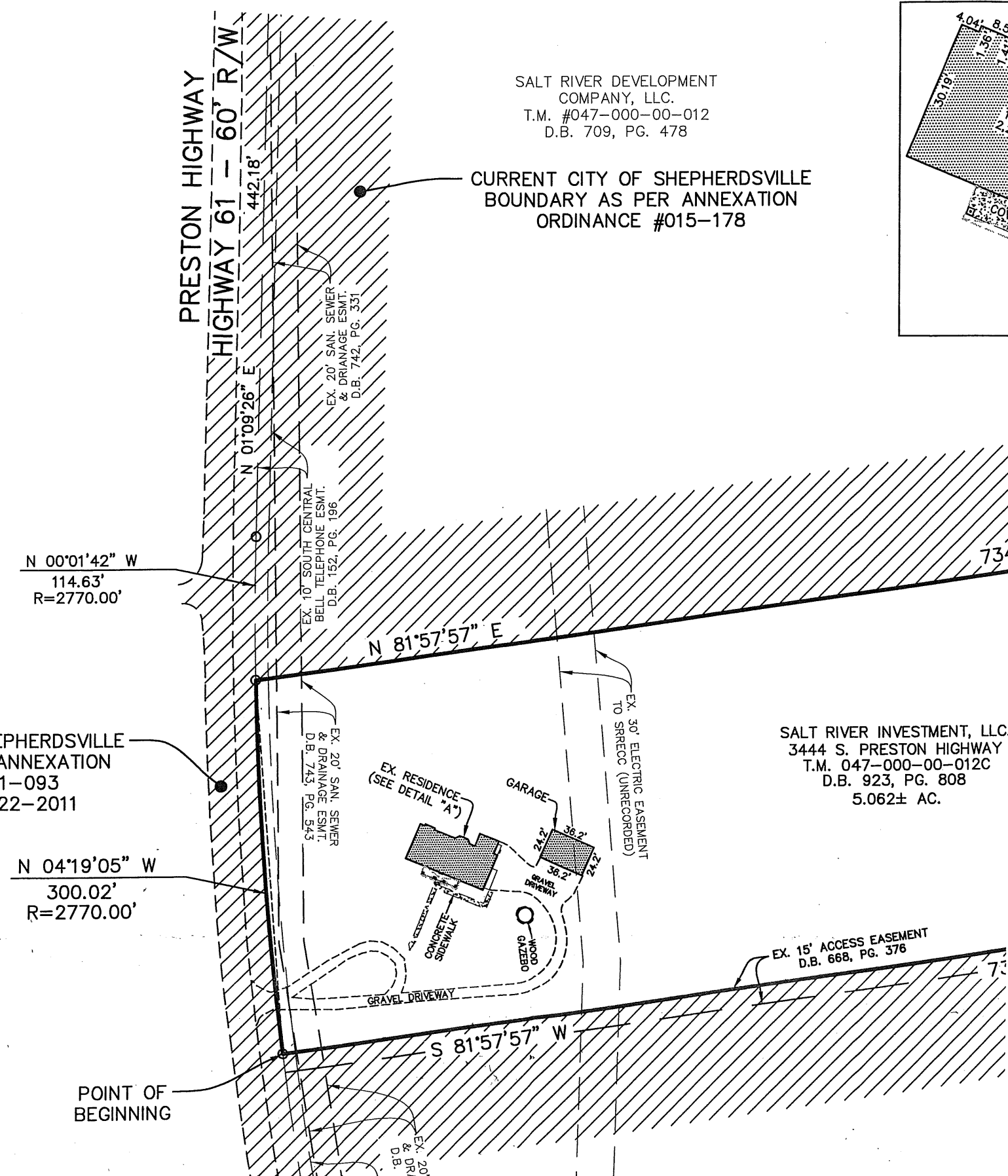
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Containing 5.062± acres as per annexation plat prepared by Mindel, Scott and Associates, Inc. dated 9/8/2017.

All bearing herein are referenced to Grid North, Kentucky North Zone #1601.

Beginning at a point in the Eastern right-of-way line of Kentucky 61, said point being the southwest corner to the Salt River Investment, LLC. as recorded in Deed Book 923, Page 808 in the office of the Clerk of Bullitt County, Kentucky, said point also being referenced by the Northwestern corner of the Smith and Hoagland Cemetery, as

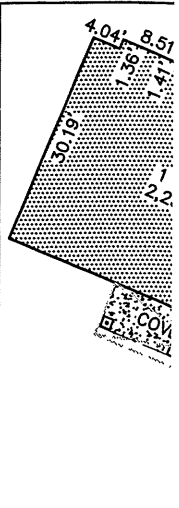


SALT RIVER DEVELOPMENT  
 COMPANY, LLC.  
 T.M. #047-000-00-012  
 D.B. 709, PG. 478

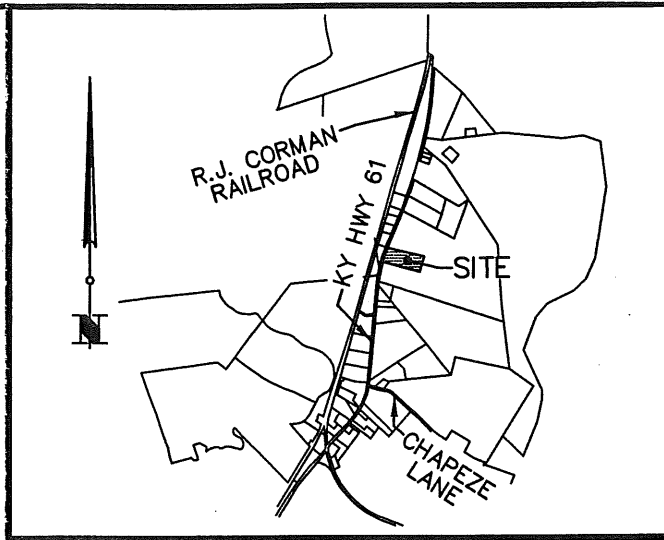
CURRENT CITY OF SHEPHERDSVILLE  
 BOUNDARY AS PER ANNEXATION  
 ORDINANCE #015-178

CURRENT CITY OF SHEPHERDSVILLE  
 BOUNDARY AS PER ANNEXATION  
 ORDINANCE #011-093  
 DATE FILES: 12-22-2011

SALT RIVER INVESTMENT, LLC  
 3444 S. PRESTON HIGHWAY  
 T.M. 047-000-00-012C  
 D.B. 923, PG. 808  
 5.062± AC.



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FOR ANNEXATION PURPOSES ONLY  
AND SHALL NOT BE USED FOR  
ESTABLISHING BOUNDARY LINES.



**LOCATION MAP**  
NO SCALE

**Mindel, Scott & Associates, Inc.**  
Planning · Engineering · Surveying · Landscape Architecture  
Utility Consulting · Property Management  
5151 Fernon Boulevard, Louisville, KY 40319  
Phone: (502) 482-1588 · Fax: (502) 485-1606 · E-Mail: ms@aol.com

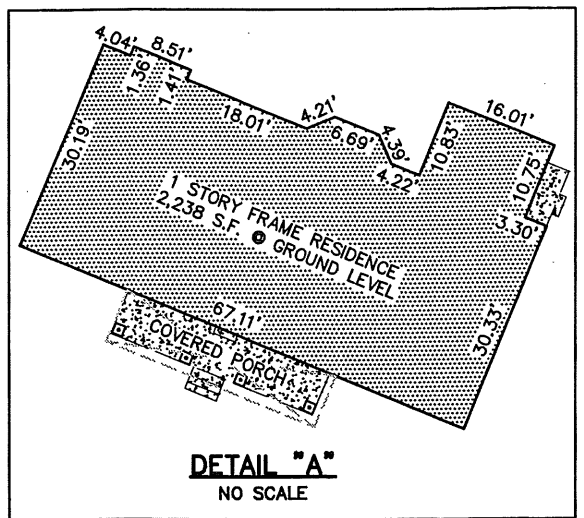


FOR:  
CITY OF SHEPHERDSVILLE  
634 CONESTOGA PARKWAY  
SHEPHERDSVILLE, KENTUCKY 40165

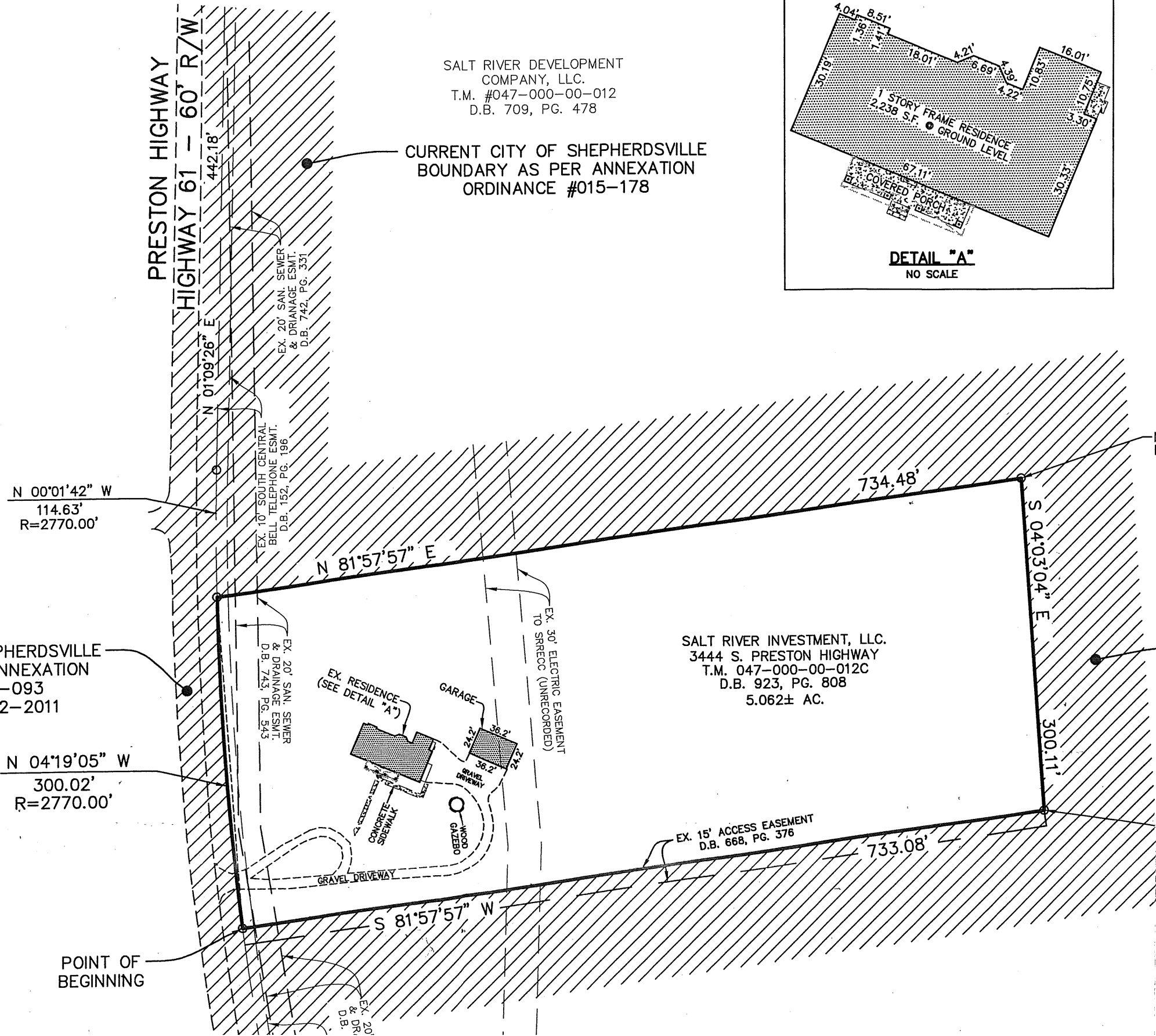
**IN PLAT**  
INVESTMENT, LLC.  
PAGE 808  
300-00-012C  
PRESTON HIGHWAY  
KENTUCKY 40165

SALT RIVER DEVELOPMENT  
COMPANY, LLC.  
T.M. #047-000-00-012  
D.B. 709, PG. 478

CURRENT CITY OF SHEPHERDSVILLE  
BOUNDARY AS PER ANNEXATION  
ORDINANCE #015-178



**DETAIL "A"**  
NO SCALE



SALT RIVER INVESTMENT, LLC.  
3444 S. PRESTON HIGHWAY  
T.M. 047-000-00-012C  
D.B. 923, PG. 808  
5.062± AC.

SALT RIVER DEVELOPMENT  
COMPANY, LLC.  
T.M. #047-000-00-012  
D.B. 709, PG. 478

CURRENT CITY OF SHEPHERDSVILLE  
BOUNDARY AS PER ANNEXATION  
ORDINANCE #015-178

N 00°01'42" W  
114.63'  
R=2770.00'

N 04°19'05" W  
300.02'  
R=2770.00'

POINT OF  
BEGINNING

N: 166291.75  
E: 1222177.49

N: 165992.39  
E: 1222198.69

PRESTON HIGHWAY  
HIGHWAY 61 - 60' R/W  
442.18'  
N 01°09'26" E

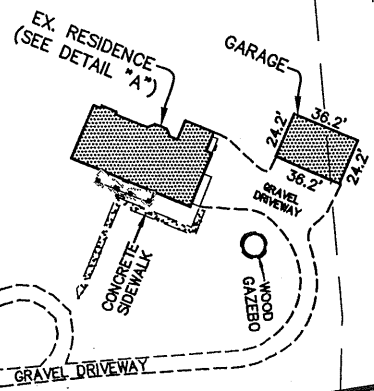
EX. 20' SAN. SEWER  
& DRAINAGE ESMT.  
D.B. 742, PG. 331

EX. 10' SOUTH CENTRAL  
BELL TELEPHONE ESMT.  
D.B. 152, PG. 196

EX. 20' SAN. SEWER  
& DRAINAGE ESMT.  
D.B. 743, PG. 543

EX. 30' ELECTRIC EASEMENT  
TO SRELOC (UNRECORDED)

EX. 15' ACCESS EASEMENT  
D.B. 668, PG. 376





CURRENT CITY OF SHEPHERDSVILLE  
BOUNDARY AS PER ANNEXATION  
ORDINANCE #011-093  
DATE FILES: 12-22-2011

SALT RIVER INVESTMENT, LLC.  
3444 S. PRESTON HIGHWAY  
T.M. 047-000-00-012C  
D.B. 923, PG. 808  
5.062± AC.

**LEGAL DESCRIPTION**

(PROPOSED ANNEXATION)

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Thence with a curve turning to the right with an arc length of 300.16 feet, with a radius of 2770.00 feet, with a chord bearing of N 04°19'05" W, with a chord length of 300.02 feet to a point, being a common corner with a tract of land conveyed to said Salt River Development Company, LLC. as recorded in Deed Book 709, Page 478 in the office aforesaid;

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Being the same property conveyed to Salt River Investment, LLC. in Deed dated July 12, 2017, of record in Deed Book 923, Page 808 in the Office of the Clerk of Bullitt County, Kentucky.

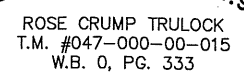
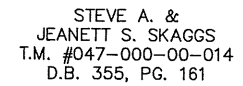
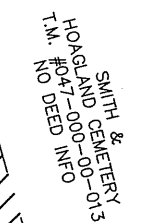
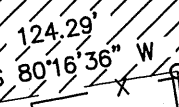
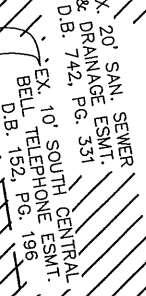
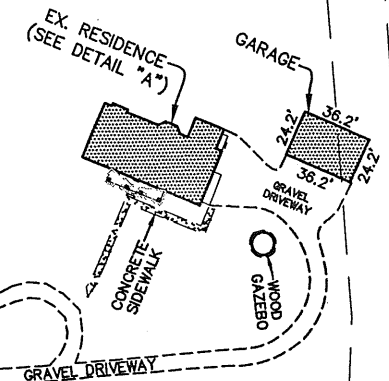
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N 04°19'05" W  
300.02'  
R=2770.00'

POINT OF BEGINNING

N 11°17'00" W  
373.02'  
R=2770.00'  
(ARC) 300.16'

HIGHWAY 61 - 60' R/W  
PRESTON HIGHWAY



SALT RIVER DEVELOPMENT COMPANY, LLC.  
T.M. #047-000-00-012  
D.B. 709, PG. 478

CURRENT CITY OF SHEPHERDSVILLE  
BOUNDARY AS PER ANNEXATION  
ORDINANCE #015-178

**LAND SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT THE ANNEXATION MAP SHOWN HEREON IS A CORRECT DELINEATION OF THE PARCEL OF LAND TO BE ANNEXED AND THAT THIS PARCEL IS CONTIGUOUS TO THE PRESENT CORPORATE LIMITS OF THE CITY OF SHEPHERDSVILLE, KENTUCKY.  
I FURTHER CERTIFY THAT THIS MAP WAS PREPARED UNDER MY PERSONAL SUPERVISION. NO FIELD SURVEY WAS PERFORMED AND THIS IS NOT A BOUNDARY SURVEY. APPROXIMATE PROPERTY LINES SHOWN HEREON ARE FROM RECORD DEEDS, PLATS, RIGHT-OF-WAY PLANS AND EXISTING CITY ORDINANCES AS PROVIDED TO ME BY THE CITY OF SHEPHERDSVILLE.

STATE OF KENTUCKY  
JOSHUA S. CALICO  
4011  
LICENSED PROFESSIONAL LAND SURVEYOR

*Joshua S. Calico* 9/25/17  
JOSHUA S. CALICO PLS. NO. 4011 DATE  
NOT VALID WITHOUT ORIGINAL SIGNATURE AND SEAL OF THE PROFESSIONAL SURVEYOR

DRAWN: S. CORRICK  
EDITED: J. CALICO

CI  
63  
SHEPPI

SALT RIVER INVESTMENT, LLC.  
3444 S. PRESTON HIGHWAY  
T.M. 047-000-00-012C  
D.B. 923, PG. 808  
5.062± AC.

CURRENT CITY OF SHEPHERDSVILLE  
BOUNDARY AS PER ANNEXATION  
ORDINANCE #015-178

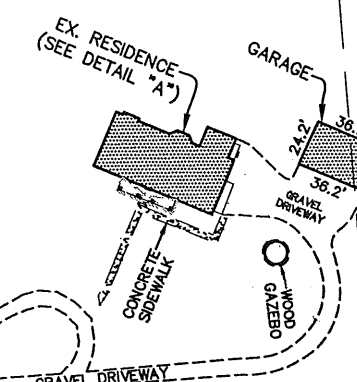
SHEPHERDSVILLE  
ANNEXATION  
3  
011

$34^{\circ}19'05''$  W  
300.02'  
=2770.00'

POINT OF  
BEGINNING

$N 11^{\circ}17'00''$  W  
373.02'  
R=2770.00'  
(ARC) 300.16'

HIGHWAY 61 - 60' R/W  
PRESTON HIGHWAY



EX. 30' ELECTRIC EASEMENT  
TO SRECC (UNRECORDED)

EX. 15' ACCESS EASEMENT  
D.B. 668, PG. 376

N: 165992.39  
E: 1222198.69

EX. 20' SAN. SEWER  
& DRAINAGE ESMT.  
D.B. 742, PG. 331  
EX. 10' SOUTH CENTRAL  
BELL TELEPHONE ESMT.  
D.B. 152, PG. 196

SALT RIVER DEVELOPMENT  
COMPANY, LLC.  
T.M. #047-000-00-012  
D.B. 709, PG. 478

CURRENT CITY OF SHEPHERDSVILLE  
BOUNDARY AS PER ANNEXATION  
ORDINANCE #015-178

$124.29'$   
 $S 80^{\circ}16'36''$  W

$N 08^{\circ}25'25''$  W

$212.56'$

THE SMITH &  
HOAGLAND  
CEMETERY

SMITH & CEMETERY  
HOAGLAND 000-00-013  
T.M. #047-000-00-013  
NO DEED INFO

STEVE A. &  
JEANETT S. SKAGGS  
T.M. #047-000-00-014  
D.B. 355, PG. 161

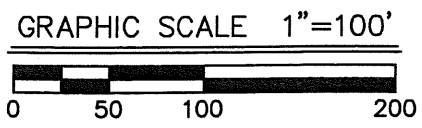
ROSE CRUMP TRULOCK  
T.M. #047-000-00-015  
W.B. 0, PG. 333

$N 62^{\circ}31'47''$  W

$341.99'$



NORTH & ALL BEARINGS SHOWN HEREON ARE  
BASED ON GRID NORTH KY STATE PLANE  
COORDINATES SYSTEM, NORTH ZONE #1601.



THIS IS NOT A BOUNDARY SURVEY.  
FOR ANNEXATION PURPOSES ONLY  
AND SHALL NOT BE USED FOR  
ESTABLISHING BOUNDARY LINES.

**ANNEXATION PLAT**

C/O SALT RIVER INVESTMENT, LLC.  
DEED BOOK 923, PAGE 808  
TAX MAP #047-000-00-012C  
PROPERTY: 3444 S. PRESTON HIGHWAY  
SHEPHERDSVILLE, KENTUCKY 40165

Revisions

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Horizontal Scale: 1"=100'

Date: 9/08/17

Job Number: 3452-ANNX

Sheet

1 OF 1