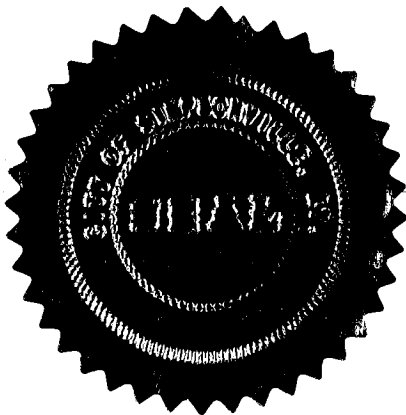


CERTIFICATION: KRS 81A.470 FILINGS

I certify I am the duly qualified City Clerk of the City of Simpsonville, Kentucky, and the following four (4) pages of Ordinance No. 2022-007 is a true, correct and complete copy duly adopted by the City Commission at a duly convened meeting held on December 20, 2022, all as appears in the official records of said City.

IN WITNESS, my hand and (Seal or the Seal of said City), this 7th day of February, 2023.



Denise Miller

Denise Miller

RECEIVED AND FILED
DATE March 1, 2023

MICHAEL G. ADAMS
SECRETARY OF STATE
COMMONWEALTH OF KENTUCKY
BY Kandice Adkins

ORDINANCE NO. 2022-007

**AN ORDINANCE ANNEXING CERTAIN PROPERTY ALONG THE EAST SIDE
OF KENTUCKY HIGHWAY 1848 SOUTH OF INTERSTATE 64 AND
ADJACENT TO THE CURRENT CITY LIMITS OF THE CITY OF
SIMPSONVILLE, KENTUCKY.**

**BE IT HEREBY ORDAINED BY THE CITY COMMISSION OF THE
CITY OF SIMPSONVILLE, KENTUCKY AS FOLLOWS:**

WHEREAS, pursuant to KRS 81A.412, the City Commission of the City of Simpsonville, Kentucky makes the following findings regarding the hereinafter described real estate located on the east side of KY 1848 and south of I-64, adjacent to the current city limits of Simpsonville, Kentucky:

- (1) A request for annexation was made by the current owner of said property and the requisite consent was issued to the city.
- (2) Said property is suitable for development for urban purposes without unreasonable delay.
- (3) Said property is contiguous to the present Simpsonville city limits at the time this ordinance is to be effective.
- (4) Said property is not included within the bounds of any other incorporated city.

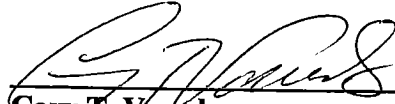
WHEREAS, the City Commission of the City of Simpsonville, Kentucky, in determining that it is in the best interest of the City to facilitate the growth and development of the community to annex the unincorporated territory more particularly described below, does hereby ordain as follows:

The City of Simpsonville hereby annexes the following tracts of land described as follows:

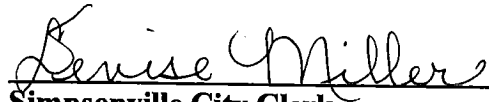
OWNER:	Spring Valley Farms, LLC
ADDRESS OF OWNER:	P.O. Box 345 Simpsonville, KY 40067
PVA MAP #:	016-00-043
SEE ATTACHED EXHIBIT A	

This ordinance shall be effective upon adoption by the Simpsonville City Commission and publication in accordance with Chapter 424 of the Kentucky Revised Statutes.

ADOPTED THIS THE 20th DAY OF DECEMBER, 2022.


Cary T. Vowels
Mayor, City of Simpsonville

ATTEST:


Simpsonville City Clerk

1st reading: December 5, 2022
2nd reading: December 20, 2022
Published: January 4, 2023

EXHIBIT A

ANNEXATION DESCRIPTION BUCK CREEK ROAD SIMPSONVILLE, KENTUCKY

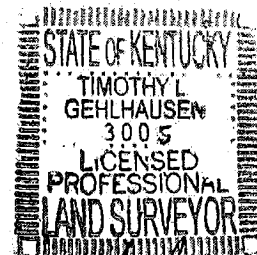
Being a certain tract of land in Shelby County, Kentucky, located south of Interstate 64, east of Buck Creek Road and being more particularly described as follows:

Beginning at an existing iron pin and cap at the southwest corner of lot 13 as shown on plat recorded in Plat Cabinet 10, Page 118 in the Clerk's office of Shelby County, Kentucky, said iron pin and cap being in the original city boundary,

thence with the south line of said lot 13 and the original city boundary, N 57°40'27" E, 1127.06 feet to an existing iron pin and cap, thence leaving said south line and the original city boundary S 17°58'01" E, 604.42 feet, thence S 77°51'04" E, 1120.00 feet, thence N 51°59'49" E, 850.22 feet, thence S 29°52'38" E, 955.10 feet, thence S 87°31'20" W, 3395.28 feet, thence N 02°28'18" W, 339.73 feet, thence N 04°52'14" E, 321.19 feet to the point of beginning.

Being shown on the attached annexation plat containing 51.124 acres.

Being a part of the same property conveyed to Spring Valley Farms, LLC in Deed Book 570, Page 641 in the office aforesaid.



27 Feb 23
Timothy L. Gehlhausen

November 10, 2022

Steve Eden
City Administrator
City of Simpsonville
P.O. Box 378
Simpsonville, KY 40067

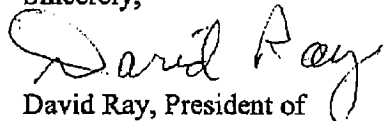
RE: Annexation of Property

Dear Mr. Eden:

Please accept the following correspondence as our request to have a "to be determined" portion of our property proximate to 3318 Buck Creek Road, Simpsonville, KY 40067 to be annexed into the Simpsonville City limits pursuant to KRS Chapter 81A. The property requested to be annexed consists of approximately 50 acres+/- and is a part of the property set forth in Deed Book 566, Page 207 and Deed Book 570, Page 641 which are attached to this letter.

Please initiate any and all processes to annex this property. Thank you for your attention to this matter.

Sincerely,



David Ray, President of
Spring Valley Farms, LLC, a Kentucky
Limited Liability Company

CC: John Hollenbach
Greg Oakley

27170089.1

**ANNEXATION DESCRIPTION
BUCK CREEK ROAD
SIMPSONVILLE, KENTUCKY**

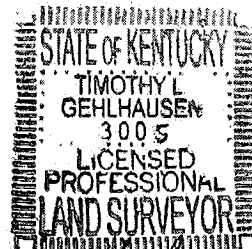
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Being shown on the attached annexation plat containing 51.124 acres.

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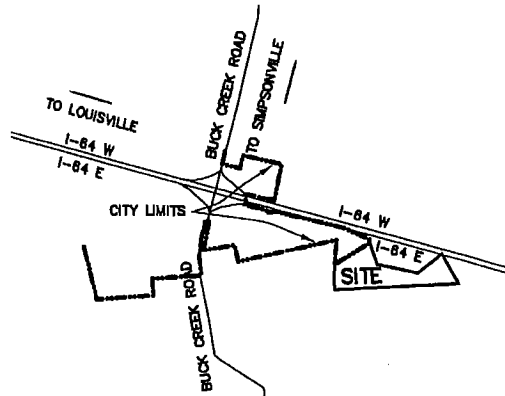
27 Feb 23
Timothy L. Gehlhausen

NOTES

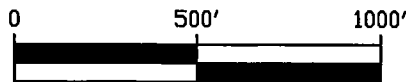
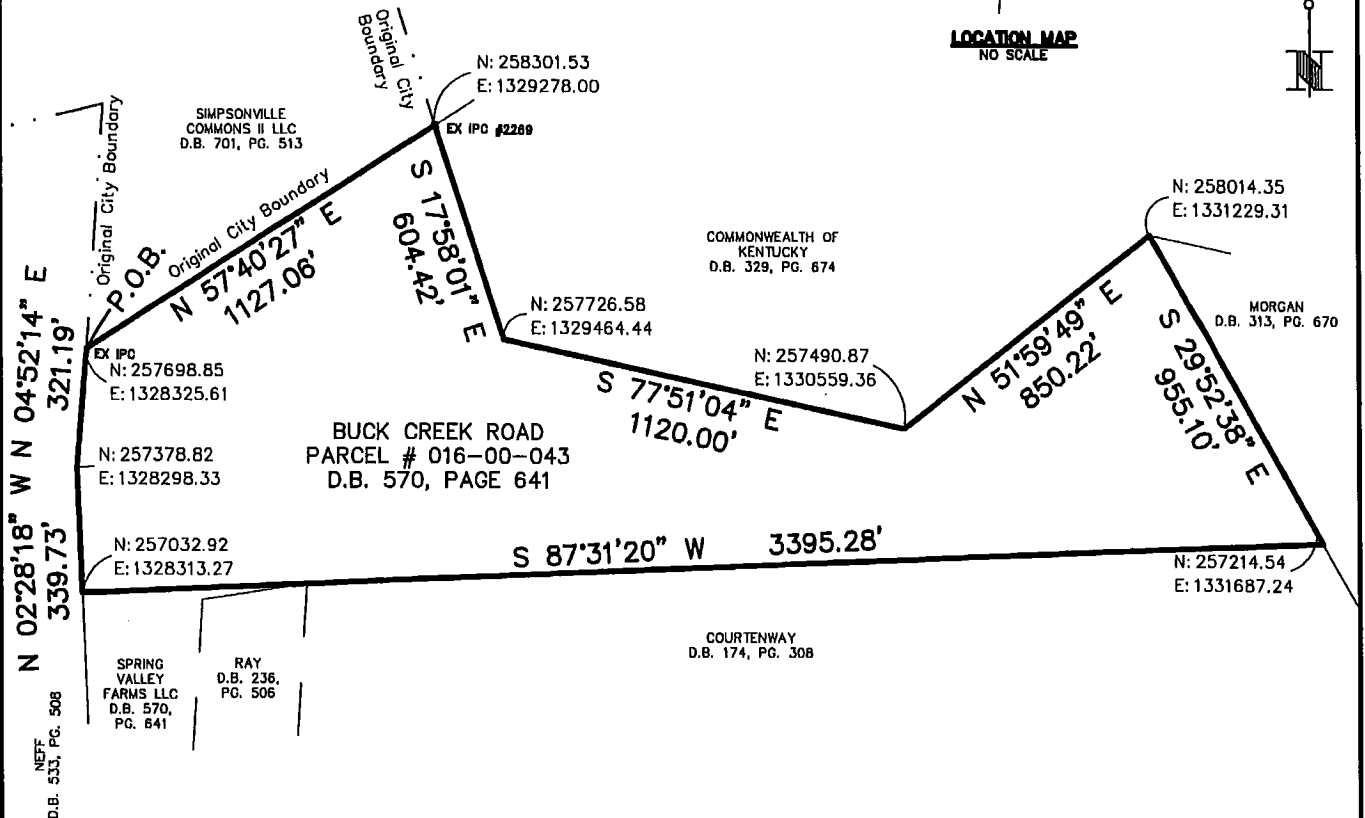
The bearing datum is based NAD 83 Kentucky State Plane North Zone, US Survey Feet by GPS observation.

The lines shown on this plat were developed from the recorded deeds in D.B. 570, PG. 641, D.B. 701, PG. 513, D.B. 329, PG. 674, D.B. 236, PG. 506 and by the existing monuments which were field located by GNSS GPS on Nov. 21, 2022.

Annexation section areas include:
Deed Book 570, Page 641
Total Area 51.124 Acres



LOCATION MAP
NO SCALE



GRAPHIC SCALE IN FEET

CITY OF SIMPSONVILLE, KENTUCKY
ORDINANCE # SERIES 2023



MINDEL SCOTT

ENGINEERING ► SURVEYING ►
PLANNING ► LANDSCAPE ARCHITECTURE
5151 Jefferson Blvd. Louisville, KY 40219
502-485-1508 ► MindelScott.com

SCALE 1"=500' | PROJ. NO. 3671-500 | DATE: 1/31/23

LAND SURVEYOR'S CERTIFICATE

This plat does not represent a property survey and the monuments shown if any are to be used as reference ties for the annexation to the City of Simpsonville boundary by Ordinance No. Series 2023.

This plat was prepared to the standards of KRS 81A.470. I hereby certify that this plat was made under my supervision and is correct to the best of my knowledge and belief.

Timothy L. Gehlhausen
Professional Land Surveyor

STATE OF KENTUCKY
TIMOTHY L. GEHLHAUSEN
3005
LICENSED PROFESSIONAL LAND SURVEYOR