(passed 9-0)

ORDINANCE 02-01

TO AMEND THE PRELIMINARY PLAN FOR PARCEL A OF THE WOOLERY PLANNED UNIT DEVELOPMENT (PUD)
RE: 2200 W. Tapp Road
(Woolery Ventures, LLC, Petitioner)

WHEREAS, on May 1, 1995 the Common Council adopted Ordinance 95-21 which repealed and replaced Title 20 of the Bloomington Municipal Code entitled "Zoning", and including the incorporated zoning maps, and Title 21, entitled "Land Use and Development;" and

WHEREAS, the Plan Commission has considered this case, PUD-35-01, and recommended that the petitioner, Woolery Ventures LLC, be granted a preliminary plan amendment to the list of approved uses for Parcel A of the Woolery PUD for the property located at 2200 W. Tapp Road. The Plan Commission thereby requests that the Common Council consider this petition;

NOW, THEREFORE, BE IT HEREBY ORDAINED BY THE COMMON COUNCIL OF THE CITY OF BLOOMINGTON, MONROE COUNTY, INDIANA, THAT:

SECTION I. Through the authority of IC 36-7-4 and pursuant to Chapter 20.05.09 of the Bloomington Municipal Code, the preliminary plan be approved and the list of permitted uses be amended for the property at 2200 W. Tapp Road. The property is further described as follows:

A part of the Southeast Quarter of Section 7, Township 8 North, Range 1 West, Monroe County, Indiana, and being more particularly described as follows:

COMMENCING at a 5/8-inch rebar stamped Smith Quillman & Associates found at the Southwest corner of the Southeast Quarter of said section; thence SOUTH 88 degrees 44 minutes 52 seconds EAST, 487.25 feet along the South line of said section to the point of beginning; thence NORTH 00 degrees 44 minutes 14 seconds WEST 1667.19 feet; thence SOUTH 88 degrees 02 minutes 02 seconds EAST 972.53 feet; thence SOUTH 02 degrees 41 minutes 57 seconds WEST, 389.34 feet; thence SOUTH 51 degrees 31 minutes 39 seconds WEST, 109.12 feet; thence SOUTH 00 degrees 47 minutes 03 seconds WEST, 347.95 feet; thence SOUTH 75 degrees 15 minutes 06 seconds WEST, 147.13 feet; thence SOUTH 02 degrees 29 minutes 25 seconds EAST, 61.53 feet to a nontangent curve to the left having a radius of 270.00 feet and a chord bearing and distance of SOUTH 37 degrees 21 minutes 57 seconds WEST, 318.27 feet; thence southwesterly along said curve through a central angle of 72 degrees 13 minutes 38 seconds, a distance of 340.36 feet; thence SOUTH 01 degree 14 minutes 02 seconds WEST, 486.86 feet to the South line of said Section 7; thence NORTH 88 degrees 44 minutes 52 seconds WEST along said South line, 498.68 feet to the point of beginning, containing 27.80 acres, more or less.

SECTION II. The Preliminary Plan shall be attached hereto and made a part thereof.

SECTION III. This ordinance shall be in full force and effect from and after its passage by the Common Council and approval by the Mayor.

PASSED AND ADOPTED by the Common Council of the City of Bloomington, Monroe County, Indiana, upon this 16th day of January, 2002.

CHRIS GAAL, President
Bloomington Common Council

ATTEST:

Regina Moore
REGINA MOORE, Clerk
City of Bloomington

PRESENTED by me to the Mayor of the City of Bloomington, Monroe County, Indiana, upon this 17th day of January, 2002.

Regina Moore
REGINA MOORE, Clerk
City of Bloomington

SIGNED and APPROVED by me upon this 17th day of January, 2002.

JOHN FERNANDEZ, Mayor
City of Bloomington

SYNOPSIS

This ordinance amends the preliminary plan for Parcel A of the Woolery PUD in order to allow the adaptive reuse of the existing Mill and Administration buildings as well as the construction of new structures. The amendments permit certain nonresidential uses along with the current multi-family uses and expand the size of the parcel.

Signed Copies to:

Planning	MC Recorder	MC Assessor	Controller	File
Legal (LS)	MC Auditor	MC Treasurer	CA/CA	Petitioner
Ec Dev Office				