

ORDINANCE 93-31

TO GRANT RE/PUD DESIGNATION AND OUTLINE PLAN APPROVAL  
Re: 1111 S.R. 446  
(Gentry Estates Development Company, Inc., Petitioner)

WHEREAS, the Common Council passed a Zoning Ordinance amendment and adopted new incorporated zoning maps on June 7, 1978 which are now incorporated in Title 20 of the Bloomington Municipal Code; and

WHEREAS, the Plan Commission has considered this case, RE/PUD-41-93, and recommended that the petitioner, Gentry Estates Development Company, Inc. be granted PUD designation and outline plan approval and request that the Common Council consider their 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 20.13 of the Bloomington Municipal Code, than an outline plan be approved and the property located at 1111 S.R. 446 be designated a Planned Unit Development. The property is further described as follows:

A part of the north half of the southeast quarter of Section 1, Township 8 North, Range 1 West, Monroe County, Indiana, more particularly described as follows: BEGINNING at a stone marking the northeast corner of the southeast quarter of Section 1, Township 8 North, Range 1 West, Monroe County, Indiana; thence South 00 degrees 02 minutes 34 seconds East, concurrent with the east line of said southeast quarter 1319.94 feet to the northeast corner of a tract woned by John L. and Karen R. Mikesell, (Deed Record 369, Page 169) said point being marked by a rebar set by this survey replacing a broken stone found; thence South 89 degrees 05 minutes 15 seconds west, concurrent with the north line of said Mikesell tract 2244.02 feet to the southeast corner of a tract owned by W. Lee and Marjorie E. Shick, (Deed Record 125, Page 201) to a rebar set by this survey; thence North 00 degrees 33 minutes 41 seconds, concurrent with the east line of said Shick property to the northeast corner of a tract owned by W. Lee and Marjorie E. Shick, (Deed Record 176, Page 218) 297.00 feet to a rebar set by this survey; thence South 89 degrees 05 minutes 15 seconds West, concurrent with the north line of said Shick property 330.00 feet to a railroad spike set on the west line of said southeast quarter; thence North 00 degrees 33 minutes 41 seconds West, concurrent with the west line of said southeast quarter 228.46 feet to a railroad spike set by this survey; thence leaving the west line of said southeast quarter North 88 degrees 39 minutes 20 seconds East 454.63 feet to a corner fence post; thence North 00 degrees 13 minutes 48 seconds East 257.44 feet to a rebar set on the south line of Henke Subdivision; thence North 89 degrees 09 minutes 27 seconds East, concurrent with the south line of Henke Subdivision 842.73 feet to a rebar set by this survey; thence North 00 degrees 26 minutes 48 seconds West, concurrent with the east line of Henke Subdivision 533.82 feet to a rebar set on the north line of said southeast quarter; thence North 89 degrees 02 minutes 47 seconds East, concurrent with said north line of the southeast quarter 1284.02 feet to the Point of Beginning. Said tract containing 57.43 acres, more or less.

AND,

A part of the north half of the southeast quarter of Section 1, Township 8 North, Range 1 West, Monroe County, Indiana more particularly described as follows: COMMENCING at a

stone marking the northeast corner of the southeast quarter of Section 1, Township 8 North, Range 1 West, Monroe County, Indiana; thence South 89 degrees 02 minutes 47 seconds West, concurrent with the north line of said southeast quarter 1284.02 feet; thence leaving the north line of said southeast quarter South 00 degrees 26 minutes 48 seconds East 200.17 feet to a 3/4" iron pin found, said point being the Point of Beginning; thence South 00 degree 26 minutes 48 seconds East 333.65 feet to a 3/4" iron pin found; thence South 89 degrees 09 minutes 27 seconds West 842.73 feet; thence North 00 degrees 13 minutes 48 seconds East 329.82 feet; thence North 88 degrees 54 minutes 14 seconds East 838.87 feet and to the Point of Beginning. Said tract containing 6.40 acres, more or less.

SECTION II. The Outline 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 \_\_\_\_\_ day of \_\_\_\_\_, 1993.

\_\_\_\_\_  
JACK W. HOPKINS, President  
Bloomington Common Council

ATTEST:

\_\_\_\_\_  
PATRICIA WILLIAMS, Clerk  
City of Bloomington

PRESENTED by me to Mayor of the City of Bloomington, Monroe County, Indiana, upon this \_\_\_\_\_ day of \_\_\_\_\_, 1993.

\_\_\_\_\_  
PATRICIA WILLIAMS, Clerk  
City of Bloomington

SIGNED AND APPROVED by me upon this \_\_\_\_\_ day of \_\_\_\_\_, 1993.

\_\_\_\_\_  
TOMILEA ALLISON, Mayor  
City of Bloomington

#### SYNOPSIS

This ordinance designates a 64 acre site in the RE zone as a Planned Unit Development, and approves an outline plan for a 141 lot subdivision.

\*\*\*ORDINANCE CERTIFICATION\*\*\*

In accordance with IC 36-7-4-605 I hereby certify that the attached Ordinance Number 93-31 is a true and complete copy of Plan Commission Case Number RE/PUD-41-93 which was given a recommendation of approval by a vote of 10 Ayes, 0 Nays, and 0 Abstentions by the Bloomington City Plan Commission at a public hearing held on September 20, 1993.

*Timothy A. Mueller*  
Planning Director

Date: September 22, 1993

Tim Mueller, Secretary  
Plan Commission

Received by the Common Council Office this \_\_\_\_\_ day of \_\_\_\_\_,

*Patricia Williams*  
Patricia Williams, City Clerk

Appropriation Ordinance # \_\_\_\_\_ Fiscal Impact Statement # \_\_\_\_\_ Resolution # \_\_\_\_\_  
Ordinance

Type of Legislation:

Appropriation End of Program Penal Ordinance  
Budget Transfer New Program Grant Approval  
Salary Change Bonding Administrative Change  
Zoning Change Investments Short-Term Borrowing  
New Fees Annexation Other \_\_\_\_\_

If the legislation directly affects City funds, the following must be completed by the City Controller:

Cause of Request:

Planned Expenditure \_\_\_\_\_ Emergency \_\_\_\_\_  
Unforeseen Need \_\_\_\_\_ Other \_\_\_\_\_

Funds Affected by Request:

Fund(s) Affected \_\_\_\_\_  
Fund Balance as of January 1 \$ \_\_\_\_\_ \$ \_\_\_\_\_  
Revenue to Date \_\_\_\_\_  
Revenue Expected for Rest of year \_\_\_\_\_  
Appropriations to Date \_\_\_\_\_  
Unappropriated Balance \_\_\_\_\_  
Effect of Proposed Legislation (+/-) \_\_\_\_\_  
Projected Balance \$ \_\_\_\_\_ \$ \_\_\_\_\_

Signature of Controller \_\_\_\_\_

Will the legislation have a major impact on existing City appropriations, fiscal liability or revenues? Yes \_\_\_\_\_ No \_\_\_\_\_

If the legislation will not have a major fiscal impact, explain briefly the reason for your conclusion.

If the legislation will have a major fiscal impact, explain briefly what the effect on City costs and revenues will be and include factors which could lead to significant additional expenditures in the future. Be as specific as possible. (Continue on second sheet if necessary.)