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79-10

ORDINANCE #78-50

AN ORDINANCE TO AMEND THE BLOOMINGTON
ZONING MAPS, DATED JUNE 7, 1978

WHEREAS, the Common Council of the City of Bloomington, Indiana, passed a Zoning Ordinance amendment and adopted new incorporated zoning maps on June 7, 1978, and

WHEREAS, said Zoning Ordinance and maps are now incorporated in the Bloomington Municipal Code as Title 20 of said Code, and

WHEREAS, the City Plan Commission has considered this case, PCD-36-78 and recommended said Bloomington zoning maps be amended by the rezoning of certain property, and

WHEREAS, the petitioner, CENTURY VILLAGE , requests that the Common Council of the City of Bloomington consider this petition for the rezoning of said property.

NOW, THEREFORE, BE IT ORDAINED BY THE COMMON COUNCIL OF THE CITY OF BLOOMINGTON, MONROE COUNTY, INDIANA, that the authority of Chapter 174 of the 1947 Acts of the General Assembly of the State of Indiana, as amended, that the zoning on property located at E. 3rd and Knightridge Road be changed from RH, High Density Residential to BL, Limited Business District and be designated as a Planned Commercial Development.

SECTION 1. That the Bloomington Zoning Map of June 7, 1978 be amended to rezone the following described land as follows, to-wit:

A part of the Northeast quarter of the Northwest quarter of Section 1, Township 8 North, Range 1 West, Monroe County, Indiana, described as follows: Beginning at a point that is 498.00 feet West of the East line of said Northwest Quarter and 215.00 feet South of the North line of said Northwest quarter, thence N89° 04' 15" W (assumed bearing) for a distance of 175.00 feet, thence South for a distance of 240.60 feet, thence S89° 03' 55" E for a distance of 306.47 feet, thence N0° 21'E for a distance of 77.60 feet, thence N89° 03'43" W for a distance of 131.94 feet, thence North for a distance of 163.00 feet to the place of beginning. Containing 1.20 acres, more or less. Subject to a roadway easement described as follows: Beginning at a point that is 498.00 feet West of the East line of said Northwest quarter and 215.00 feet South of the North line of said Northwest quarter, thence N89° 04' 15" W for a distance of 25.00 feet, thence South for a distance of 240.60 feet, thence S89° 03' 55"E for a distance of 50.00 feet, thence North for a distance of 77.60 feet, thence N89° 03' 43" W for a distance of 25.00 feet, thence North for a distance of 163.00 feet to the place of beginning.

ALSO, Beginning at a point that is 364.00 feet West of the East line of said Northwest Quarter and 40.00 feet South of the North line of said Northwest Quarter, said point being on the South right-of-way of State Road No. 46, thence S0° 21' W for a distance of 338.00 feet, thence N89° 03' 43" W for a distance of 131.94 feet, thence North for a distance of 338.00 feet to a point on the South right-of-way of said State Road No. 46, thence S. 89° 04' 15" E over and along the South right-of-way of said State Road No. 46 for a distance of 134.00 feet to the place of beginning. Containing 1.03 acres, more or less.

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Also,

A part of the Northwest quarter of Section 1, Township 8 North, Range 1 West, Monroe County, Indiana, bounded and described as follows: Beginning at a point on the South right-of-way line of State Road 46; said point of beginning being 41.82 feet South and 364.00 feet West of the Northeast corner of said Northwest quarter; thence from said point of beginning and leaving said right-of-way line and with an existing fence line and running South 00°-27'-25" East for 576.88 feet and to an existing fence corner; thence with an existing fence line and running North 89°-31'-33" East for 311.83 feet and to the West right-of-way line of State Road 446; thence with said right-of-way line and running North 00°-40'-29" West for 76.39 feet; thence North 13°-46'-06" West for 269.67 feet; thence North 26°-20'-16" West for 262.27 feet and to the South right-of-way line of said State Road 46; thence with said South right-of-way line and running on a curve to the right, said curve having a radius of 1004.93 feet, for an arc distance of 129.30 feet, said last described course having a chord bearing of South 86°-09'-57" West and a chord distance of 129.21 feet; thence North 00°-17'-56" West for 10.00 feet; thence South 89°-51'-07" West for 6.37 feet and to the point of beginning. Containing 3.27 acres, more or less.

SECTION 2. That this ordinance shall be in full force and effect from and after its passage and approval by the Mayor.

PASSED AND ADOPTED this _____ day of _____, 197 , by the Common Council of the City of Bloomington, Monroe County, Indiana.

RENUMBERED

_____
John F. Richardson, President
Bloomington Common Council

ATTEST:

_____
Karel Dolnick, City Clerk

Presented by me to the Mayor of the City of Bloomington this _____ day of _____, 1978, at the hour of _____ m.

_____
Nora M. Connors, Deputy City Clerk

This Ordinance approved and signed by me this _____ day of _____, 1978, at the hour of _____ m.

_____
Francis X. McCloskey, Mayor
City of Bloomington, Indiana

SYNOPSIS

ORDINANCE NO. #78-50

The Zoning Ordinance classifies all land within the planning jurisdiction into residential, business, and manufacturing zones. The boundaries for these zones are established by the Plan Commission and the Common Council and within each district only certain uses are permitted.

This ordinance, if approved will change the zoning for a piece of property located at E. 3rd and Knightridge Road from RH, High Density Residential to BL, Limited Business District and designate it as a PCD, Planned Commercial Development. The petitioner is Century Village.

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TABLED BY P.C.
7/24
PASSED BY P.C. 8/28
RENUMBERED 79-10

I HEREBY MOVE THAT ORDINANCE # 78- 50 ,
ENTITLED Amend Zoning, 3rd & Knightridge B,L to PCD/SC
BE INTRODUCED AND READ FOR FIRST READING BY TITLE
ONLY AT THE COUNCIL MEETING HELD on 7/20/78

Floyd W. Pratt
(Signature)

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