

Passed 8-1 (Volcan)

ORDINANCE 15-23

**TO AMEND THE APPROVED PLANNED UNIT DEVELOPMENT (PUD) DISTRICT
ORDINANCE AND PRELIMINARY PLAN**

**- Re: 751 E. Tamarack Trail
(Jill's House, LLC, petitioner)**

WHEREAS, Ordinance 06-24, which repealed and replaced Title 20 of the Bloomington Municipal Code entitled, "Zoning", including the incorporated zoning maps, and incorporated Title 19 of the Bloomington Municipal Code, entitled "Subdivisions", went into effect on February 12, 2007; and

WHEREAS, the Plan Commission has considered this case, PUD-25-15, and recommended that the petitioner, Jill's House, LLC, be granted an amendment to the approved PUD district ordinance and preliminary plan approval. 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 1. Through the authority of IC 36-7-4 and pursuant to Chapter 20.04 of the Bloomington Municipal Code, the list of approved uses and development standards shall be amended for 751 E. Tamarack Trail of the approved PUD. The property is further described as follows:

Commencing at the northeast corner of Lot 2 of North Dunn Addition; Thence on the north line of said lot North 87 degrees 53 minutes 28 seconds West 510.34 feet to the true Point of Beginning.

Thence leaving said north line South 02 degrees 06 minutes 32 seconds West 226.21 feet to the beginning of a non-tangent curve concave to the southeast having a radius of 465.00 feet and to which beginning a radial line bears North 01 degrees 40 minutes 22 seconds West; Thence on said curve Southwesterly 131.16 feet through a central angle of 16 degrees 09 minutes 39 seconds; Thence on a tangent line South 72 degrees 09 minutes 59 seconds West 55.95 feet to the beginning of a curve concave to the southeast and having a radius of 515.00 feet; Thence on said curve Southwesterly 50.53 feet through a central angle of 05 degrees 37 minutes 18 seconds; Thence on a tangent line South 66 degrees 32 minutes 41 seconds West 80.23 feet to the beginning of a curve concave to the northwest and having a radius of 200.00 feet; Thence on said curve Westerly 89.28 feet through a central angle of 25 degrees 34 minutes 32 seconds; Thence on a tangent line North 87 degrees 52 minutes 48 seconds West 17.12 feet; Thence North 02 degrees 12 minutes 48 seconds East 345.90 feet to the north line of said Lot 2; Thence on said north line South 87 degrees 53 minutes 28 seconds East 402.33 feet to the Point of Beginning, containing 2.63 acres, more or less.

SECTION 2. This amendment to the District Ordinance and the Preliminary Plan shall be approved as attached hereto and made a part thereof.

SECTION 3. If any section, sentence or provision of this ordinance, or the application thereof to any person or circumstance shall be declared invalid, such invalidity shall not affect any of the other sections, sentences, provisions, or applications of this ordinance which can be given effect without the invalid provision or application, and to this end the provisions of this ordinance are declared to be severable.

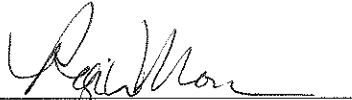
SECTION 4. This ordinance shall be in full force and effect from and after its passage by the Common Council and approval by the Mayor.

PASSED AND ADOPTED by the Common Council of the City of Bloomington, Monroe County, Indiana, upon this 4th day of NOVEMBER, 2015.



DAVE ROLLO, President
Bloomington Common Council

ATTEST:



REGINA MOORE, Clerk
City of Bloomington

PRESENTED by me to the Mayor of the City of Bloomington, Monroe County, Indiana, upon this 5th day of NOVEMBER, 2015.



REGINA MOORE, Clerk
City of Bloomington

SIGNED and APPROVED by me upon this 6th day of NOVEMBER, 2015.



MARK KRUZAN, Mayor
City of Bloomington

SYNOPSIS

This ordinance would amend the list of permitted uses of the PUD District Ordinance for 751 E. Tamarack Trail of the Meadowood PUD to allow for "assisted living facility" and "nursing/convalescent home."

Signed copies to:
Controller
Legal (5)
Planning/Transp.
Petitioner
GIS-Halley
M.C. Building Dept.

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