

RESOLUTION OF THE CITY OF BLOOMINGTON
COUNTY OF MONROE, STATE OF INDIANA

RESOLUTION NO. 75-19

A RESOLUTION DESIGNATING A PLANNED UNIT DEVELOPMENT
WITHIN THE JURISDICTION OF THE
BLOOMINGTON ZONING ORDINANCE DATED JUNE 23, 1973

WHEREAS, the Common Council of the City of Bloomington, Indiana passed a zoning ordinance amendment and adopted new incorporated zoning maps on June 23, 1973, 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 recommended that property located within the jurisdiction of the authority of the zoning ordinance be designated as a Planned Unit Development.

NOW, THEREFORE, BE IT RESOLVED BY THE COMMON COUNCIL OF THE CITY OF BLOOMINGTON, INDIANA, UNDER AUTHORITY OF CHAPTER 174 OF THE 1947 ACTS OF THE GENERAL ASSEMBLY OF THE STATE OF INDIANA AS AMENDED THAT THE FOLLOWING DESCRIBED PROPERTY BE DESIGNATED A MG/PUD (Manufacturing General/Planned Unit Development).

SECTION 1. That the property incorporated on map 11, of the zoning ordinance adopted June 23, 1973, to-wit:

Description - 9.31 Acres

A part of the Northeast quarter of Section 1, Township 8 North, Range 2 West, in Monroe County, Indiana, described as follows: beginning at the Northeast corner of the said Northeast quarter; thence North 89 degrees 27 minutes 38 seconds West along the North line of the said Northeast quarter for 319.29 feet; thence South 00 degrees 20 minutes 30 seconds East for 100.00 feet to an iron pipe and the true point of beginning, this being also the South right-of-way of State Road 48; thence South 89 degrees 19 minutes 24 seconds East along the said South right-of-way for 219.63 feet to an iron pipe; thence continuing along the said right-of-way South 52 degrees 42 minutes 40 seconds East for 108.37 feet to the West right-of-way of State Road 37; thence South 00 degrees 20 minutes 30 seconds East along the said West right-of-way for 1205.41 feet to an iron pipe on the North right-of-way of the Illinois Central Railroad; thence South 65 degrees 48 minutes 00 seconds West along the said railroad right-of-way for 333.86 feet to an iron pipe; thence North 00 degrees 20 minutes 30 seconds West for 520.16 feet to an iron pipe; thence North 90 degrees West for 0.42 feet to an iron pipe; thence North 00 degrees 20 minutes 30 seconds West for 890.00 feet to the true point of beginning. Containing in all 9.31 acres more or less. Subject to all existing utility easements.

Description - 74.00 Acres

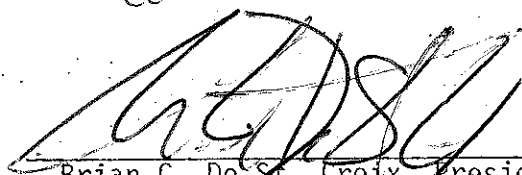
A part of the Northeast quarter of Section 1, Township 8 North, Range 2 West, in Monroe County, Indiana, described as follows: beginning at the Northeast corner of the said Northeast quarter; thence North 89 degrees 27 minutes 38 seconds West along the North line of the said Northeast quarter for 319.29 feet; thence South 00 degrees 20 minutes 30 seconds East for 100.00 feet to an iron pipe on the South right-of-way of State Road 48, this being the true point of beginning. Thence along the South right-of-way of State Road 48 North 89 degrees 19 minutes 24 seconds West for 105.74 feet to a concrete marker; thence continuing along the said right-of-way North 79 degrees 51 minutes 12 seconds West for 356.53 feet to a concrete marker; thence continuing along the said right-of-way North 89 degrees 27 minutes 38 seconds West for 844.07 feet to an iron pipe, said pipe being 40.00 feet South

of the North line of the said Northeast quarter and 985.00 feet East of the Northwest corner of the said Northeast quarter; thence leaving the South road right-of-way and going South 00 degrees 23 minutes 08 seconds East parallel with the West line of the said Northeast quarter for 100.00 feet to an iron pipe; thence North 89 degrees 35 minutes 37 seconds West for 75.00 feet to an iron pipe; thence South 00 degrees 23 minutes 08 seconds East for 170.00 feet to an iron pipe; thence North 89 degrees 35 minutes 37 seconds West for 509.04 feet to an iron pipe; thence South 00 degrees 23 minutes 08 seconds East for 619.28 feet to an iron pipe; thence South 89 degrees 35 minutes 37 seconds East for 308.54 feet to an iron pipe; thence South 07 degrees 29 minutes 54 seconds West for 321.07 feet to an iron pipe; thence South 16 degrees 02 minutes 04 seconds West for 321.90 feet to an iron pipe; thence South 06 degrees 14 minutes 54 seconds West for 311.59 feet to an iron pipe; thence North 89 degrees 35 minutes 37 seconds West for 38.50 feet to an iron pipe; thence South 00 degrees 23 minutes 08 seconds East for 346.50 feet to an iron pipe; thence South 88 degrees 09 minutes 42 seconds East to an iron pipe on the North right-of-way of the Illinois Central Railroad; thence along the said railroad right-of-way on a curve to the right, said curve having a length of 1116.29 feet, and a chord bearing of North 60 degrees 32 minutes 06 seconds East with chord length of 1115.22 feet; thence continuing along the railroad right-of-way North 65 degrees 01 minutes 43 seconds East for 346.85 feet to an iron pipe; thence North 00 degrees 20 minutes 30 seconds West for 520.16 feet to an iron pipe; thence North 90 degrees West for 0.42 feet; thence North 00 degrees 20 minutes 30 seconds West for 890.00 feet to the true point of beginning. Containing in all, 74.00 acres more or less. Subject to all existing utility easements.

SECTION 2. That the realization of any commercial development on the above-described area be contingent on the following provisions: (1) That the drainage problem in the conservancy be resolved, (2) that the Whitehall Pike area be widened to four lanes with dividers along the entire frontage of the project at the expense of the developer, (3) that Curry Pike be widened to three lanes with dividers and acceleration and deceleration lanes along the entrance at the developer's expense, and (4) that the approval be subject to a detailed landscape plan approval prior to construction.

SECTION 3. That this ordinance shall be in full force and effect from and after its passage and approval by the Mayor.

Passed and adopted by the Common Council of the City of Bloomington, Indiana, on the 18 day of September 1975.



 Brian C. De St. Croix, President
 Common Council, City of Bloomington

ATTEST:

Presented by me to the Mayor of the City of Bloomington, Indiana, on the 2nd day of October 1975.


 Karel Dolnick, City Clerk

This ordinance approved and signed by the Mayor on the 6th day of October 1975, at the hour of 10:30 a.m. o'clock a.m.


 Francis X. McCloskey, Mayor
 City of Bloomington, Indiana