

Section 3.

Upon motion duly made and seconded, this Ordinance was fully passed by the members of the Common Council this 29th day of May, 2018.


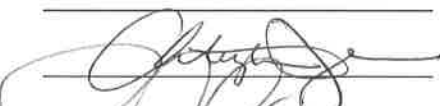
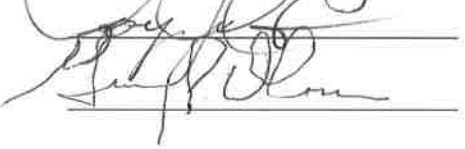
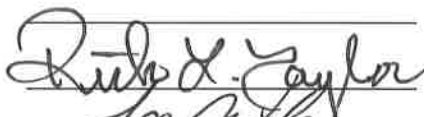
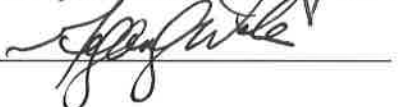
[The remainder of this page intentionally left blank; signature page follows.]

Upon motion duly made and seconded, this Ordinance was fully passed by the members of the Common Council this 29th day of May, 2018.

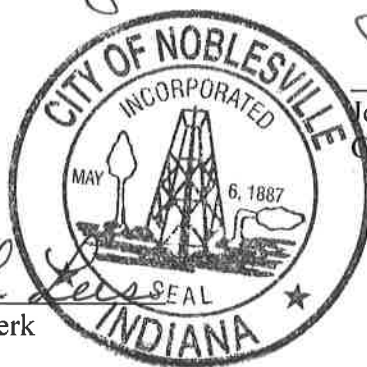
COMMON COUNCIL OF THE CITY OF NOBLESVILLE


AYE

NAY

<u></u>	Brian Ayer	_____
_____	Mark Boice	_____
_____	Wil Hampton	_____
<u></u>	Christopher Jensen	_____
<u></u>	Roy Johnson	_____
_____	Gregory P. O'Connor	_____
_____	Mary Sue Rowland	_____
<u></u>	Rick L. Taylor	_____
<u></u>	Megan G. Wiles	_____

Approved and signed by the Mayor of the City of Noblesville, Hamilton County, Indiana, this 29th day of May, 2018.




John Ditslear, Mayor
City of Noblesville, IN

ATTEST:


Evelyn L. Lees, City Clerk

I affirm, under the penalties for perjury, that I have taken reasonable care to redact each Social Security Number in this document, unless required by law: Jon C. Dobosiewicz.

Prepared by: James E. Shinaver, attorney at law, NELSON & FRANKENBERGER and Jon C. Dobosiewicz, land use professional, NELSON & FRANKENBERGER. 550 Congressional Blvd, Suite 210, Carmel, IN 46032 (317) 844-0106.

SMC - Rezone Ordinance 4 052318

EXHIBIT A

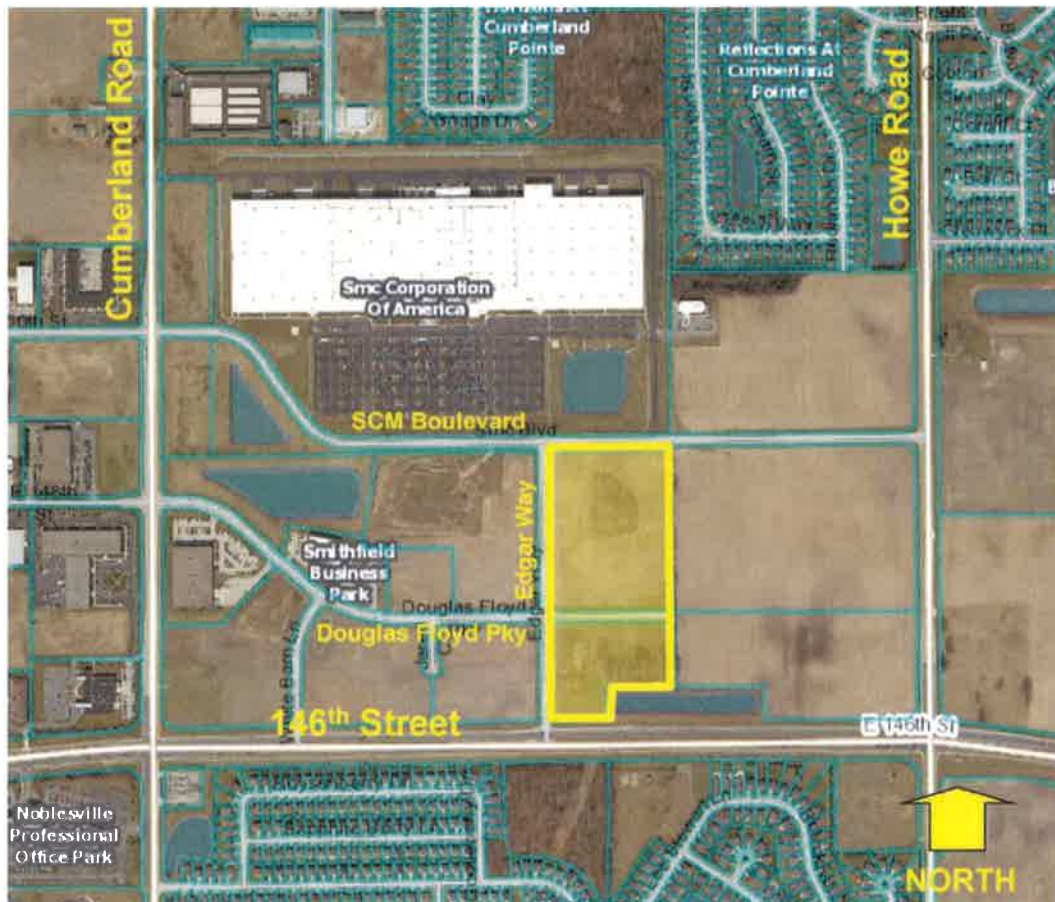
Legal Description (Page 1 of 3)

Part of the Southwest Quarter of Section 17, Township 18 North, Range 5 East in Hamilton County, Indiana, described as follows:

Commencing at the Southwest corner of the Southwest Quarter of Section 17, Township 18 North, Range 5 East; thence North 0 degrees 00 minutes 00 seconds East 726.08 feet along the west line of said southwest Quarter to the South line of a tract of land granted to the City of Noblesville, Hamilton County, Indiana, recorded as Instrument # 200600037395 in the Office of the Recorder of Hamilton County, Indiana; thence North 90 degrees 00 minutes 00 seconds East 60.00 feet along said South line to the southwest corner of a 5.68 acre tract of land granted to Jacobson Noblesville, LLC, as Instrument#2007017351, in said Office of the Recorder; the next four (4) courses are along the southern and eastern boundary line of said 5.68 acre tract; (1) thence North 90 degrees 00 minutes 00 seconds East 300.03 feet; (2) thence northeasterly 113.97 feet along an arc to the right having a radius of 295.63 feet and subtended by a long chord having a bearing of North 37 degrees 30 minutes 32 seconds East and a length of 113.26 feet; (3) thence North 45 degrees 44 minutes 13 seconds East 229.90 feet; (4) thence northeasterly 62.34 feet along a arc to the left having a radius of 341.36 feet and subtended by a long chord having a bearing of North 35 degrees 29 minutes 07 seconds East and a length of 62.25 feet to the southern line of a tract of land granted to Panattoni Investment, LLC & Hagan Investment, LLC ("Panattoni/Hagan Tract"), recorded as Instrument #2005-67751 in said Office of the Recorder; the next four (4) courses are along the eastern boundary line of said "Panattoni/Hagan Tract"; (1) thence northerly 121.03 feet along an arc to the left having a radius of 341.36 feet and subtended by a long chord having a bearing of North 20 degrees 05 minutes 48 seconds East and a length of 120.40 feet; (2) thence North 9 degrees 56 minutes 22 seconds East 92.15 feet; (3) thence South 80 degrees 03 minutes 38 seconds East 393.72 feet; (4) thence North 9 degrees 56 minutes 22 seconds East 416.53 feet to the northern line of a tract of land granted to Smithfield farms, LLC as Instrument #20030021789 in said Office of the Recorder; thence North 89 degrees 19 minutes 31 seconds East along said northern line 869.83 feet to the point of beginning; thence northwesterly 174.97 feet along an arc to the left having a radius of 140.00 feet and subtended by a long chord having a bearing of North 54 degrees 23 minutes 48 seconds West and a length of 163.80 feet, to the north right-of-way line SMC Boulevard as recorded on the plat of SMC CORPORATION OF AMERICA per Instrument #2012031827 in said Office of the Recorder; thence North 89 degrees 47 minutes 58 seconds East 763.59 feet along said north line to the east line of said quarter section; thence South 0 degrees 24 minutes 36 seconds East 1280.47 feet along said east line to the northerly right-of-way line of 146th Street granted to the City of Noblesville as Instrument #200600037394 in said Office of the Recorder, the following four (4) courses are along the north and west right-of-way line of said 146th street; 1) thence South 89 degrees 34 minutes 32 seconds West 54.61 feet; 2) thence South 89 degrees 19 minutes 34 seconds West 291.50 feet; 3) thence South 0 degrees 40 minutes 26 seconds East 170.00 feet; 4) thence South 89 degrees 19 minutes 34 seconds west 277.75 feet to the east line of a right-of-way grant to the City of Noblesville recorded as instrument #2011051721; thence North 0 degrees 27 minutes 20 seconds West 1316.01 feet along said east line; thence northwesterly 44.32 feet along an arc to the left having a radius of 140.00 feet and subtended by a long chord having a bearing of North 9 degrees 31 minutes 27 seconds West and a length of 44.13 feet to the point of beginning and containing 19.546 acres more or less.

EXHIBIT A

Legal Description
(Page 2 of 3)



Legal Description
(Page 3 of 3)

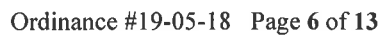


EXHIBIT B

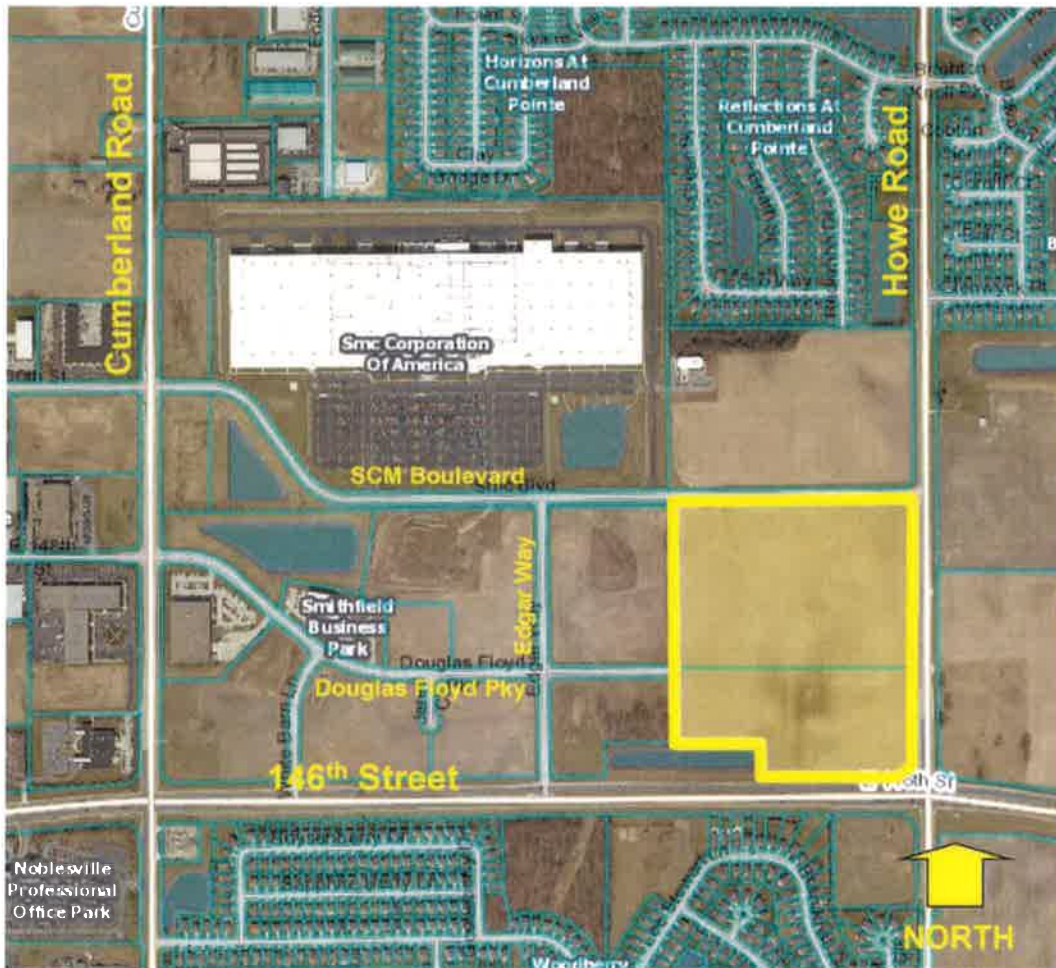
Legal Description (Page 1 of 3)

Part of the West Half of the Southeast Quarter of Section 17, Township 18 North, Range 5 East in Hamilton County, Indiana, described as follows:

Commencing at the Southwest corner of the West Half of the Southeast Quarter of Section 17, Township 18 North, Range 5 East; thence North 0 degrees 24 minutes 30 seconds West 370.41 feet along the west line of said half quarter section to the point of beginning; thence North 0 degrees 24 minutes 30 seconds West 1276.27 feet along said west line to the north line of a right-of-way granted to the City of Noblesville and recorded in Instrument #2009035269 in the office recorder of Hamilton County, Indiana; the next 3 courses follow the north, northwest and west lines of last said instrument; thence (1) North 89 degrees 50 minutes 29 seconds East 1204.85 feet; thence (2) North 47 degrees 10 minutes 35 seconds East 53.94 feet; thence (3) South 0 degrees 09 minutes 24 seconds East 947.19 feet to a point on the westerly line of a 8.454 acre tract conveyed to the City of Noblesville and recorded in Instrument #200600038595 in the Office said Recorder; thence along the boundary of said 8.454 acre tract the following 7 courses: 1) South 0 degrees 09 minutes 24 seconds East 499.78 feet; thence (2) South 48 degrees 23 minutes 40 seconds West 73.03 feet; thence(3) westerly 132.47 feet along an arc to the left having a radius of 6,100.00 feet and subtended by a long chord having a bearing of North 88 degrees 59 minutes 20 seconds West and a length of 132.47 feet; thence (4) North 89 degrees 36 minutes 40 seconds West 592.20 feet; thence (5) North 0 degrees 23 minutes 20 seconds East 170.00 feet; thence (6) North 89 degrees 36 minutes 40 seconds West 403.50; thence (7) westerly 57.71 feet along an arc to the left having a radius of 6,270.00 feet and subtended by a long chord having a bearing of 89 degrees 52 minutes 41 seconds West and a length of 57.71 feet to the point of beginning and containing 39.570 acres more or less.

EXHIBIT B

Legal Description
(Page 2 of 3)



Legal Description
(Page 3 of 3)

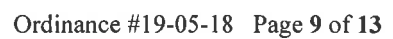


EXHIBIT C

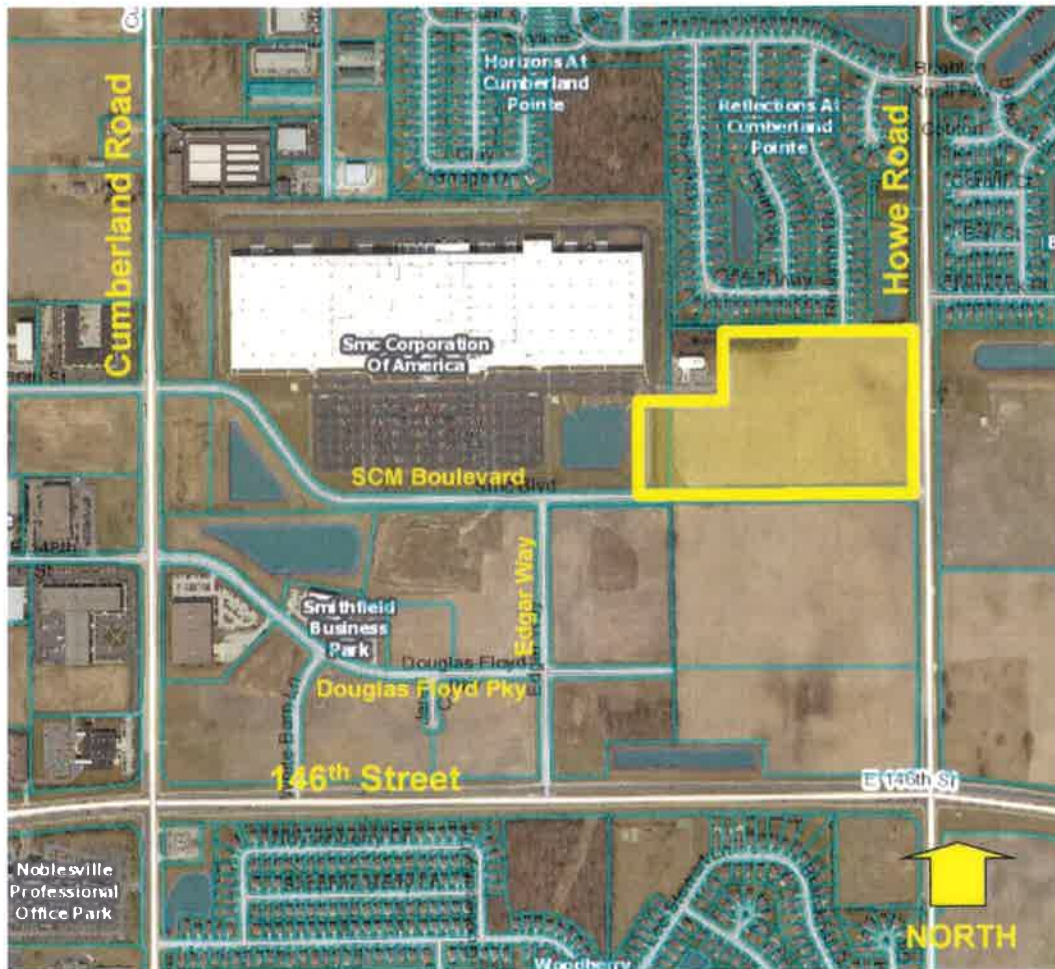
Legal Description (Page 1 of 3)

Part of the West Half of the Southeast Quarter of Section 17, Township 18 North, Range 5 East in Hamilton County, Indiana, described as follows:

Commencing at the southwest corner of the West Half of the Southeast Quarter of Section 17, Township 18 North, Range 5 East; thence North 0 degrees 24 minutes 30 seconds West 1646.70 feet more or less along the west line of said half quarter section to the northwest corner of City of Noblesville right-of-way acquisition recorded in Instr. No. 2009035269 in the records of the recorder of Hamilton County, Indiana and also being the point of beginning; thence South 89 degrees 50 minutes 29 seconds West 183.29 feet; thence North 0 degrees 24 minutes 30 seconds West 521.67 feet; thence South 89 degrees 46 minutes 10 seconds East 440.89 feet; thence North 0 degrees 24 minutes 30 seconds West 308.73 feet to the south line of Reflections at Cumberland Point, Section Two, as per plat thereof recorded in Plat Cabinet 3, Slide 550, as Instrument Number 200400086090 in the Office of said Recorder; thence South 89 degrees 45 minutes 39 seconds East 990.62 feet more or less along last said south line to the west line of said right-of-way acquisition recorded in Instr. No. 2009035269, the next three (3) courses follow the west, northwest and north lines of said Instr. No.; 1) thence South 0 degrees 09 minutes 24 seconds East 783.96 feet; 2) thence South 47 degrees 10 minutes 35 seconds West 53.94 feet; 3) thence South 89 degrees 50 minutes 29 seconds West 1203.72 feet more or less to the point of beginning and containing 23.952 acres more or less.

EXHIBIT C

Legal Description
(Page 2 of 3)



Legal Description
(Page 3 of 3)



EXHIBIT D

Current Zoning Exhibit – for reference only
(Page 1 of 1)

Legend

