

Passed 1-10-11 by a vote of 7-0
ORDINANCE NO. 40, 2010

**AN ORDINANCE AMENDING THE ZONING MAP REZONING LAND WITHIN
THE CITY OF VALPARAISO FROM CG COMMERCIAL GENERAL
DISTRICT TO BP BUSINESS PARK DISTRICT**

WHEREAS, a petition was presented by Dan Vukovich to rezone land located at 1450 and 1460 Clark Drive North of South State Road 2 FROM CG COMMERCIAL GENERAL DISTRICT TO BP BUSINESS PARK DISTRICT; and

WHEREAS, the Plan Commission duly advertised and held a public hearing on the proposed rezoning on December 14, 2010; and

WHEREAS, the general public was given an opportunity to comment on the proposed rezoning; and

WHEREAS, the Plan Commission voted to recommend approval of the rezoning on December 14, 2010 by a vote of 8-0.


NOW, THEREFORE, BE IT ORDAINED by the Common Council of the City of Valparaiso as follows:

1) The following described real estate in the City of Valparaiso is rezoned to BP BUSINESS PARK DISTRICT zoning classification to wit:

See attached Legal Description - Exhibit A

2) This ordinance shall be in full force and effect from and after its adoption and approval by the Mayor.


PASSED by the Common Council of the City of Valparaiso, Indiana, by a ___ vote of all members present and voting this 10th day of January, 2011.

 Jon Costas, Mayor

ATTEST:

Sharon Swihart, Clerk-Treasurer]

Presented by me to the Mayor of the City of Valparaiso, Indiana, this 10th day of January, 2011, at _____ o'clock p.m.

 Sharon Swihart, Clerk-Treasurer

This Ordinance approved/denied and signed by me this ___ day of January, 2011, at _____ o'clock p.m.

 Jon Costas, Mayor

#6

Exhibit A

PROPERTY DESCRIPTION

PREPARED FOR: LEN-MAR GROUP, LLC
3456 BOONE GROVE ROAD
VALAPRAISO, IN 46385


PROPERTY DESCRIPTION:

LOT NUMBERED 3 OF PORTER BUSINESS CENTRE LOCATED IN THE
SOUTHEAST 1/4 OF SECTION 26, TOWNSHIP 35 NORTH, RANGE 6 WEST,
CITY OF VALPARAISO, CENTER TOWNSHIP, PORTER COUNTY, INDIANA,
RECORDED IN PLAT FILE 49-E-2, RECORDED INSTRUMENT NO.
2005-033177 IN THE OFFICE OF THE RECORDER OF PORTER COUNTY,
INDIANA. CONTAINING 1.000 ACRES, MORE OR LESS.

ALSO INCLUDING A PART OF LOT NUMBERED 4 OF PORTER BUSINESS
CENTRE LOCATED IN THE SOUTHEAST 1/4 OF SECTION 26, TOWNSHIP 35
NORTH, RANGE 6 WEST, CITY OF VALPARAISO, CENTER TOWNSHIP, PORTER
COUNTY, INDIANA, RECORDED IN PLAT FILE 49-E-2, RECORDED
INSTRUMENT NO. 2005-033177 IN THE OFFICE OF THE RECORDER OF
PORTER COUNTY, INDIANA, SAID PART LOT 4 BEING MORE PARTICULARLY
DESCRIBED AS FOLLOWS: THE 'POINT OF BEGINNING' BEING THE
SOUTHWEST CORNER OF SAID LOT 4; THENCE NORTH 00°50'00" EAST,
ALONG THE WEST LINE OF LOT 4 A DISTANCE OF 300.10 FEET TO THE
NORTHWEST CORNER OF LOT 4; THENCE SOUTH 89°04'04" EAST, ALONG
THE NORTH LINE OF LOT 4 A DISTANCE OF 151.00 FEET; THENCE SOUTH
00°50'00" WEST A DISTANCE OF 285.10 FEET; THENCE SOUTH 76°36'39"
EAST A DISTANCE OF 69.54 FEET TO THE NORTHEAST CORNER OF LOT 3
OF PORTER BUSINESS CENTRE; THENCE NORTH 89°04'04" WEST, ALONG
THE SOUTH LINE OF LOT 4 (ALSO BEING THE NORTH LINE OF LOT 3) A
DISTANCE OF 218.88 FEET TO THE 'POINT OF BEGINNING'. CONTAINING
1.052 ACRES, MORE OR LESS.

ALSO INCLUDING LOT NUMBERED 2 OF
PORTER BUSINESS CENTRE LOCATED IN THE
SOUTHEAST 1/4 OF SECTION 26, TOWNSHIP
35 NORTH, RANGE 6 WEST, CITY OF VALPARAISO,
CENTER TOWNSHIP, PORTER COUNTY, INDIANA,
RECORDED IN PLAT FILE 49-E-2, RECORDED
INSTRUMENT NO. 2005-033177 IN THE
OFFICE OF THE RECORDER OF PORTER COUNTY,
INDIANA. CONTAINING 1.171 ACRES, MORE
OR LESS.

- NOTES:
1. THIS DESCRIPTION AND DRAWING WAS CREATED FROM THE INFORMATION CONTAINED IN EXISTING DESCRIPTIONS AND IS NOT INTENDED TO BE REPRESENTED AS A RETRACEMENT OR ORIGINAL BOUNDARY SURVEY, A ROUTE SURVEY, OR A SURVEYOR LOCATION REPORT. NO PROPERTY CORNERS WERE SET.
 2. NO LIABILITY WILL BE ASSUMED FOR ANY USE OF THIS DATA FOR CONSTRUCTION OR NEW IMPROVEMENTS.
 3. IF A MORE ACCURATE OR DETAILED PROPERTY DESCRIPTION IS DESIRED OR IF CORNER MONUMENTS ARE REQUIRED, AN INDIANA PROPERTY SURVEY SHOULD BE ORDERED.
 4. THE INFORMATION SHOWN ON THIS DRAWING IS INTENDED FOR THE CLIENT ONLY FOR THE SPECIFIC PURPOSE INTENDED.

SCALE: N.T.S.	DATE: 10/18/10	BOOK: PAGE:	 PALM & ASSOCIATES, INC. Consulting Engineers & Land Surveyors 8888 E. U.S. Highway 20, P.O. Box 980 New Carlisle, Indiana 46058 (574) 854-3450 Web: palmassociatesinc.com	DRAWN: JAH	CHECKED: ---	APPROVED: RDP
SHEET NUMBER: 2/2	<small>ALL DIMENSIONS AND SURVEYING ERRORS ARE IN CONCORDANCE AND DISCREPANCY MAY NOT BE MADE WITHOUT PRIOR WRITTEN CONSENT OF PALM & ASSOCIATES, INC. ALL OTHER LAW RIGHTS OF COPYRIGHT AND OWNERSHIP ARE HEREBY EXPRESSLY RESERVED.</small>			ACAD FILE NAME: \\CADWORK\WORK\LOTS-4-PBC-SKETCH	CPUS FILE NAME: \\CPUS\WORK\	