

ORDINANCE NO. 15, 2006

AN ORDINANCE REZONING PROPERTY FROM R-4 GENERAL RESIDENTIAL DISTRICT AND C-3 GENERAL COMMERCIAL DISTRICT TO PUD TO BE KNOWN AS "LAKEPOINTE GARDENS PLANNED UNIT DEVELOPMENT"

WHEREAS, a petition was presented by the City of Valparaiso on behalf of various property owners to rezone approximately 20.921 acres of land located on the north side of Vale Park Road known as Lakepointe Gardens Subdivision to a Planned Unit Development (PUD) zoning; and

WHEREAS, the Plan Commission duly advertised and held a public hearing on the proposed PUD on March 14, 2006; and

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

WHEREAS, the Plan Commission voted to recommend approval of the PUD by a 8-0 vote.

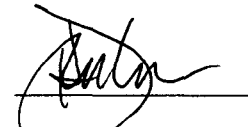
NOW, THEREFORE, BE IT ORDAINED by the Common Council of the City of Valparaiso as follows:

1) The following described real estate in the City of Valparaiso be given the Planned Unit Development (PUD) zoning classification to wit:

SEE ATTACHED LEGAL DESCRIPTION

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 7-6 vote of all members present and voting this 24<sup>th</sup> day of April, 2006.

  
Jon Costas, Mayor

ATTEST/

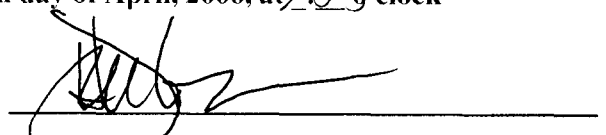


Sharon Swihart, Clerk-Treasurer

Presented by me to the Mayor of the City of Valparaiso, Indiana, this 24<sup>th</sup> day of April, 2006, at 7:55 clock p.m.

  
Sharon Swihart, Clerk-Treasurer

This Ordinance approved and signed by me this 24<sup>th</sup> day of April, 2006, at 7:55 clock p.m.

  
Jon Costas, Mayor

## **LEGAL DESCRIPTION OF LAKEPOINTE GARDENS**

A PARCEL OF LAND LYING PARTLY IN THE southwest Quarter of the Southwest Quarter and partly in the Southeast Quarter of the Southwest Quarter, all in Section 7, Township 35 North, Range 5 West of the Second Principal Meridian, in the City of Valparaiso, Porter County, Indiana and also being part of Lots 6, 7 and 8 in Vale Park as per plat thereof recorded in Miscellaneous Record L, page 1, in the Office of the Recorder of Porter County, Indiana; said parcel described as follows:

**BEGINNING at the Southeast corner of said Southwest Quarter of the Southwest Quarter; thence S 89°57'13" W along the South line of said Quarter Quarter Section 424.55 feet to a point which is 903.20 feet East of the Southwest corner of said Quarter Quarter Section; thence N 00°38'37" E parallel with the East line of said Quarter Quarter Section 20.00 feet to a point on the South line of said Lot 7; thence continuing N 00°38'37" E parallel with said East line 676.02 feet; thence S 89°57'13" W parallel with the South line of said Quarter Quarter Section 236.00 feet to the West line of said Lot 6; thence N 00°38'37" E along said West line 296.58 feet to the North line of said Lot 6; thence N 89°57'13" E along said North line and along the north line of said Lot 7 and Lot 8 and parallel with the South line of said Quarter Quarter Section 660.55 feet to the East line of said Quarter Quarter Section, said line also being the West line of said Southeast Quarter of the Southwest Quarter; thence N 00°38'37" E along said West line 332.22 feet to the North line of said Quarter Quarter Section, said line also being the South line of Chandana Point – Plat of Amendment as per plat thereof recorded in Plat File 19-B-2A in the Office of the Recorder of Porter County, Indiana; thence N 89°57'56" E along said North line 317.02 feet to the East line of the West 317.00 feet of said Quarter Quarter Section; thence S 00°38'37" West along said East line 1324.74 feet to the South line of said Quarter Quarter Section; thence S 89°57'03" W along said South line 317.02 feet to the point of beginning; said parcel containing 911,317 square feet/20.921 acres, more-or-less, and subject to all existing easements and rights-of-way. Note: the above described parcel includes a portion of the 20 foot right-of-way as shown on said plat of Vale Park and said portion is described as follows:**

BEGINNING at the Southeast corner of said Southwest Quarter of the Southwest Quarter; thence S 89°57'13" W along the South line of said Quarter Quarter Section 424.55 feet to a point which is 903.20 feet East of the Southwest corner of said Quarter Quarter Section; thence N 00°38'37" E parallel with the East line of said Quarter Quarter Section; 20.00 feet to a point on the South line of said Lot 7, said line also being the North line of the 20 foot right-of-way in said Vale Park; thence N 89°57'13" E along said North right-of-way line and parallel with the South line of said Quarter Quarter Section 424.55 feet to the East line of said Quarter Quarter Section; thence S 00°38'37" W along said East line 20.00 feet to the point of beginning