

ORDINANCE NO. 06-14

AN ORDINANCE AMENDING ORDINANCE NO. 00-18, KNOWN AS THE ZONING ORDINANCE AND ALTERING THE ZONING MAP, BY CHANGING A BOUNDARY OF LAND NOW ZONED R-2 TO B-2.

BE IT ORDAINED BY THE COMMON COUNCIL OF THE CITY OF SOMERSET, KENTUCKY:

That Ordinance No. 00-18, known as the Zoning Ordinance, Somerset, Kentucky, be and the same is hereby amended by altering the Zoning Map in the following manner:

- I. By changing the following boundary of land being zoned R-2 to B-2.

A certain tract of land in the City of Somerset, Pulaski County, Kentucky, located on Hail Knob Road and described more particularly as follows:

POINT OF BEGINNING a 2" Yellow Pipe Found (1.5' above ground, bent) 30' from the centerline of Hale Knob Road, a corner to Gary Burton (Db 474 Pg 631) and the parent tract, Gary Burton (Db 517 Pg 89). THENCE a new line through Gary Burton (Db 517 Pg 89) N 03 deg. 05' 02" E crossing an Ingress-Egress Easement (Easement of unspecified width, noted in Db 307 Pg 375), with apparent 12' width on property) for a distance of 220.39 feet to a 2" Yellow Pipe Found (3' above ground) in the line of Mark Radmanesh (Db 670 Pg 137). THENCE with Radmanesh S 88 deg. 29' 05" E for a distance of 70.38 feet to a ½" Rebar Found (#1253), a corner to C.V. Warner (Db 615 Pg 96). THENCE with Warner S 83 deg. 30' 03" E for a distance of 125.76 feet to a ½" x 18" Rebar Set stamped W. Daulton (Red) cap #2463 (hereinafter referred to as an Iron Pin Set) at the intersection at the end of the apparent 12' Easement an a 21' Ingress-Egress Easement (Db 517 Pg 89) a corner to Linda J. Brown (Apartment Ownership Db 12 Pg 658). THENCE with the Easements and Brown S 05 deg. 01' 52" W for a distance of 219.44 feet to an Iron Pin Set 30' from the centerline of Hale Knob Road. THENCE parallel with the centerline of Hale Knob Road N 85 deg. 33' 03"W for a distance of 188.48 feet to the POINT OF BEGINNING. Together with and subject to covenants, easements, and restrictions of record. Said property

contains 0.98 acres more or less, as surveyed by Weylan G. Daulton PLS #2463 by Magnetic North on 12-03-2004.

Being part of the same property conveyed to Gary C. Burton from Ruby Mae Burton and Eugene Burton, her husband, by Deed dated April 27, 1992, of record in Deed Book 517, Page 89, Pulaski County Court Clerk's Office, Kentucky.

There is also conveyed rights of ingress and egress to and from the highway across the 221 foot roadway adjoining the above property on the Northeast side.

Subject to the rights of others to the use of a 12 foot ingress-egress easement as shown on the attached Plat and conveyed to Shirley Louise Calhoun in Deed dated October 21, 1970, of record in Deed Book 307, Page 375, Pulaski County Court Clerk's Office, Kentucky.

Above described property is subject to all easements, exceptions, right-of-ways, covenants, and restrictions of record or that may apply.

II. The City Clerk of the City of Somerset, Kentucky is hereby authorized to alter the Zoning Map to reflect said change.

III. This Ordinance shall be in full force and effect from and after adoption.

FIRST READING: December 11, 2006

SECOND READING: December 20, 2006

APPROVED:

J.P. Wiles
MAYOR

ATTEST:

[Signature]
CITY CLERK

APPLICATION FOR ZONING AMENDMENT/DEVELOPMENT PLAN APPROVAL
TO THE
SOMERSET PLANNING COMMISSION

APPLICATION NO. 06-04

THE UNDERSIGNED OWNER(S) OF THE FOLLOWING LEGALLY DESCRIBED PROPERTY REQUEST THE CONSIDERATION OF CHANGE IN ZONING DISTRICT CLASSIFICATION APPROVAL OF DEVELOPMENT PLAN AS SPECIFIED BELOW:

1. NAME OF APPLICANT: TRC LLC
MAILING ADDRESS: _____
2. PHONE NUMBER (HOME): _____ (BUSINESS) _____
3. PROPERTY OWNER: TRC LLC
4. LOCATION DESCRIPTION: Hail Knob Rd (vacant land next to residential house)
5. EXISTING USE: Residential Lot
6. PROPOSED USE: Medical Building Lot
4. PRESENT ZONING DISTRICT: R-2
PROPOSED ZONING DISTRICT: B-2

SUPPORT INFORMATION: ATTACH THE FOLLOWING ITEMS TO THE APPLICATION:

- A. A VICINITY MAP SHOWING PROPERTY LINES, STREETS, AND EXISTING PROPOSED ZONING.
- B. A LIST OF ALL PROPERTY OWNERS AND THEIR MAILING ADDRESSES WITHIN, CONTIGUOUS TO, AND DIRECTLY ACROSS THE STREET FROM THE PROPOSED RE-ZONING.
- C. FEES AS REQUIRED
- D. LEGAL DESCRIPTION.

DATE: 11-2-06 APPLICANT SIGNATURE: Tony Randall

FOR OFFICIAL USE ONLY
PLANNING COMMISSION

DATE FILED 11-7-06 DATE OF NOTICE IN NEWSPAPER _____ FEE PAID 402.00
DATE OF NOTICE TO PROPERTY OWNER 11-14-06 DATE OF PUBLIC HEARING 11-28-06
RECOMMENDATION OF PLANNING COMMISSION: APPROVAL DENIAL _____
REASON FOR RECOMMENDATION: _____

DATE 11-29-07 PLANNING COMMISSION CHAIRMAN [Signature]

FOR OFFICIAL USE ONLY
(LEGISLATIVE AUTHORITY)

DATE OF RECOMMENDATION RECEIVED _____
ACTION BY LEGISLATIVE AUTHORITY APPROVED _____ DENIAL _____
IF DENIED, REASON FOR DENIAL _____

DATE _____ CLERK _____

NOTE: THREE COPIES OF THIS FORM AND SUPPORTING INFORMATION MUST BE FILED WITH THE SOMERSET PLANNING COMMISSION. APPLICATION MUST BE RETURNED TO THE OFFICE OF CODE ENFORCEMENT 4 WEEKS PRIOR TO MEETING DATE.

MAP TO LARGE TO SCAN- SEE ORIGINAL IN FILE