

ORDINANCE NO. 515-1994

AN ORDINANCE OF THE CITY OF DRY RIDGE, KENTUCKY, AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF DRY RIDGE CHANGING THE ZONING CLASSIFICATION OF A 0.620-ACRE PARCEL OF LAND LOCATED WITHIN THE CORPORATE LIMITS OF THE CITY OF DRY RIDGE, KENTUCKY, AND SITUATED ON THE SOUTHERLY SIDE OF WARSAW AVENUE OWNED BY CRANT COUNTY DRUGS, INC. FROM THE PROPERTY'S PRESENT ZONING CLASSIFICATION OF NEIGHBORHOOD COMMERCIAL (N-C) TO RESIDENTIAL FOUR (R-4) AND SO FURTHER CHANGING THE ZONING CLASSIFICATION OF A 0.609-ACRE PARCEL LOCATED WITHIN THE CORPORATE LIMITS OF THE CITY OF DRY RIDGE, KENTUCKY, AND SITUATED ON THE SOUTHERLY SIDE OF WARSAW AVENUE OWNED BY GRANT COUNTY DRUGS, INC. FROM THE PROPERTY'S PRESENT ZONING CLASSIFICATION OF NEIGHBORHOOD COMMERCIAL (N-C) TO RESIDENTIAL FOUR (R-4).

BE IT ORDAINED BY THE CITY OF DRY RIDGE, KENTUCKY:

WHEREAS, on the 25th day of March, 1994, the Grant County Joint Planning Commission did hold a public hearing on the Application of Grant County Drugs, Inc. requesting a change in zoning classification and map amendment from City of Dry Ridge Neighborhood Commercial (N-C) to City of Dry Ridge Residential Residential Four (R-4) for a 0.620-acre parcel of land and a 0.609-acre parcel of land each located within the corporate limits of the City of Dry Ridge, Kentucky, and situated on the southerly side of Warsaw Avenue; and upon the foregoing Application, the Grant County Joint Planning Commission did make written findings of fact and conclusions of law in support of the requested zone changes and map amendments together with written recommendations addressed to and received by the City Council of the City of Dry Ridge, Kentucky, that Grant County Drugs, Inc.'s requested changes in zoning classification and zoning map amendments be granted, approved and duly so ordained by the City of Dry Ridge, Kentucky; and

WHEREAS, the City Council of the City of Dry Ridge, Kentucky, did at its Regular Meeting held on May 2, 1994, did review the written findings, conclusions and recommendations of the said Grant County Joint Planning Commission and did so concur in the findings, conclusions and recommendations of the Commission concerning the change in zoning classification and map amendment for the two parcels of real property on Warsaw Avenue from N-C to R-4 upon Vote sufficient, affirmative and in the majority upon Motion

made and timely Seconded with the Vote of the City Council of the City of Dry Ridge, Kentucky, being as follows:

Councilperson Vernon Webster..... Abstain;
Councilperson George Hedges, Jr. Aye;
Councilperson Eddie Morgan..... Aye;
Councilperson Calvin Crupper..... Aye;
Councilperson James Martin..... Aye; and
Councilperson Troy Evans..... Aye.

NOW, THEREFORE, it is hereby Ordained by the City Council of the City of Dry Ridge, Kentucky, that the zoning classification of the hereinafter described two parcels of land belonging unto Grant County Drugs, Inc. and so situated on the southerly side of Warsaw Avenue be each so fixed and so reclassified to that zoning classification of City of Dry Ridge Residential Four (R-4) and that the Mayor of the City of Dry Ridge, Kentucky, is hereby authorized and so ordered to make upon the Official Zoning Map of the City of Dry Ridge an indorsement to evidence the zoning reclassification so hereby granted, approved, ordered and duly ordained as required by law for the said hereinafter described parcels of real property, to-wit:

Parcel One:

Lying and being in Grant County, Kentucky, in the City of Dry Ridge, and on the South side of Warsaw Avenue and more particularly described as follows, to-wit: BEGINNING at a point in the center of Warsaw Avenue and a corner to John Skirvin; thence with center of said road, N 84° 20' E -- 128.6 feet to a point, a corner to Grant County Drugs; thence with said line, S 6° 15' E -- 209.5 feet to an iron pipe, a corner to Judy Jones; thence with said line, S 83° 18' W -- 51.09 feet to an iron pipe, a corner to Freda Adams; thence with said line, S 86° 26' W -- 78.74 feet to an iron pin, a corner to John Skirvin; thence with said line, N 5° 56' W -- 207.52 feet to the place of beginning, containing 0.620 Acres, more or less, exclusive of all right-of-ways and easements of record.

Being a part of te property described in D.B 155, Page 310 of the Grant County Court Clerk's Records at Williamstown, Kentucky.

Parcel Two:

Lying and being in Grant County, Kentucky, in the City of Dry Ridge, and on the South side of Warsaw Avenue and more particularly described as follows, to-wit: BEGINNING at a P.K. Nail in the center of Warsaw Avenue and a corner to Darwin M. Skirvin; thence with the center of said road, S 80° 49' W -- 125.0 feet to a P.K. Nail and a corner to Pauline Rohrs; thence with said line, S 6° 15' E -- 209.5 feet to an iron pin in the North line of Encil Webster; thence with the North line of Encil Webster and Bill O'Nan, N 83° 20' E -- 125.0 feet to an iron pin a corner to Skirvin; thence with said line, N 6° 19' W -- 215.0 feet to the place of beginning, containing 0.609 Acres, more or less, exclusive of all right-of-ways and easements of record.

Being the same property described in D.B. 151, Page 691 of the Grant County Court Clerk's Records at Williamstown, Kentucky.

This Ordinance shall take effect and be in full force when Ordained, Passed, Adopted, Ordered Approved and Ordered Published and, thereafter, Published according to law.

First Reading: June 6, 1994

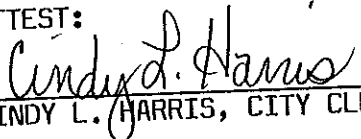
Second Reading: July 11, 1994

PASSED, ADOPTED, ORDAINED, APPROVED and ORDERED PUBLISHED THIS THE

11th DAY OF July, 1994.


NORMAN FERGUSON, MAYOR

ATTEST:


CINDY L. HARRIS, CITY CLERK