

ORDINANCE NO. 686-2005

AN ORDINANCE OF THE CITY OF DRY RIDGE, KENTUCKY, AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF DRY RIDGE SO CHANGING THE ZONING CLASSIFICATION OF A PARCEL OF LAND WITHIN THE CORPORATE LIMITS OF THE CITY OF DRY RIDGE, KENTUCKY, AND SITUATED ON THE SOUTHERLY SIDE OF NORTH MAIN STREET AND HAVING 35 BROADWAY AS ITS GROUND ADDRESS FROM THE PROPERTY'S PRESENT ZONING CLASSIFICATION OF RESIDENTIAL ONE (R-1) TO CENTRAL BUSINESS DISTRICT (C-B-D) AND PRESENTLY OWNED BY LEGACY III BUILDERS, LLC.

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

WHEREAS, on the 26th day of September, 2005, the Grant County Joint Planning Commission did hold a public hearing on the Application of Legacy III Builders, LLC requesting a change in zoning classification and map amendment from City of Dry Ridge Residential One (R-3) to City of Dry Ridge Central Business District (C-B-D) for that property located at 35 Broadway, all being located within the city limits of the City of Dry Ridge, Kentucky; and upon the foregoing Application, the Grant County Joint Planning Commission did make findings and conclusions in support of the requested zone change and zoning map amendment together with written recommendations addressed to and received by the City Council of the City of Dry Ridge that Legacy III Builders, LLC's requested change in zoning classification and zoning map amendment be granted, approved and duly so ordained by the City of Dry Ridge; and

WHEREAS, the City Council of the City of Dry Ridge did at its regular Meeting held on the 7th day of November, 2005, did review the findings and recommendations of the said Grant County Joint Planning Commission and did so concur in the findings and recommendations of the Commission concerning the change in zoning classification and map amendment from R-1 to C-B-D for the property of Legacy III Builders, LLC; and upon Vote sufficient, affirmative and in the majority, upon Motion and timely Second, the Dry Ridge City Council did so approve the requested zoning change and zoning map amendment under the following tally, to-wit:

Councilperson Gary Hopperton	yes	;
Councilperson Barry Napier	absent	;
Councilperson Eddie Morgan	yes	;
Councilperson Jamie Webster	yes	;
Councilperson Jason O'Nan	yes	; and
Councilperson Kenny Edmondson.....	yes	.

LEGAL DESCRIPTION ATTACHMENT FOR THE ZONING CHANGE AND MAP AMENDMENT FROM RESIDENTIAL ONE (R-1) TO THAT ZONING CLASSIFICATION OF CENTRAL BUSINESS DISTRICT (C-B-D) FOR THAT PROPERTY AT 35 BROADWAY OWNED BY LEGACY III BUILDERS, LLC: One certain house and lots in Dry Ridge, Grant County, Kentucky, and known as Lots 3 and 4 and a portion of Lot 6, and Lots 3 and 4 are herein conveyed to and that portion of Lot 6 that was not conveyed to Sylvia Landrum with the right to ingress and egress to both of the owners of Lots 3 and 4 and 7 and 8. The above lots are located in Taylor Addition, a subdivision, near the City of Dry Ridge, Kentucky. EXCEPTION: A tract of land situated in Grant County, Kentucky, located on the south side of KY. Rte. 22 approximately 122 meters east of it's intersection with the East Dry Ridge Connector and being more particularly described as follows: **Beginning** at a point in the northwest property corner 7.444 meters (24.42 feet) right of KY. RTE. 22 CENTERLINE station 6+370.759; thence with the existing right of way line North 84° 49' 04" E -- 15.240 meters (50.00 feet) to a point in the northeast property corner 7.57 meters (24.14 feet) right of KY. RTE. 22 CENTERLINE station 6+385.999; thence with the proposed right of way line, S 74° 20' 01" W -- 6.107 meters (20.04 feet) to a point in the proposed right of way corner 8.503 meters (27.90 feet) right of KY. RTE. 22 CENTERLINE station 6+380.000; thence with the proposed right of way line, S 82° 41' 57" W -- 9.149 meters (30.02 feet) to a point in the west property line 8.893 meters (29.18 feet) right of KY. RTE. 22 CENTERLINE station 6+370.860; thence with the west property line, N 8° 49' 00" W -- 1.452 meters (4.77 feet) to the point of beginning, containing .002 hectares (15 sq. meters, .004 acres, 163 sq. ft.)

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 real estate, property and boundary of Legacy III Builders, LLC situated at 35 Broadway be so fixed and classified as City of Dry Ridge Central Business District (C-B-D) and that the Mayor of the City of Dry Ridge is hereby authorized and so ordered to effect the zoning map amendment, by endorsement or otherwise, to evidence the zoning reclassification so hereby granted, approved, ordered and duly ordained as required by law to and to the hereinafter described boundary of real property to-wit:

(SEE THE LEGAL DESCRIPTION FOR THE PROPERTY OF LEGACY III BUILDERS, LLC BY DUE ATTACHMENT HERETO BEING INCORPORATED BY REFERENCE AND MADE A HEREOF THE SAME AS IF SET FORTH AT LENGTH HEREIN IN THE BODY OF THIS ORDINANCE.)

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

First Reading: November 7, 2005

Second Reading: November 14, 2005

PASSED, ADOPTED, ORDAINED, APPROVED, AND ORDERED PUBLISHED ON THIS
THE 14th DAY OF November, 2005.

William Cull
WILLIAM CULL, MAYOR

ATTEST:

Cindy L. Harris
CINDY L. HARRIS, CITY CLERK