

ORDINANCE # 86-2

AN ORDINANCE TO RE-ZONE CERTAIN REAL ESTATE  
UNDER THE ZONING ORDINANCES OF LA PORTE COUNTY

WHEREAS, William F. Lange is the legal owner and Robert A. Magnuson is the contract buyer of the following described real estate situate in La Porte County, Indiana, to-wit:

A parcel of land lying Westerly of U.S. Highway 35 and Northerly of Johnson Road and situated in the Southeast Quarter (SE1/4) of Section Twenty-two (22), Township Thirty-seven (37) North, Range Three (3) West, La Porte County, Indiana; Commencing at an axle marking the center of Section Twenty-two (22), Township Thirty-seven (37) North, Range Three (3) West, La Porte County, Indiana; thence South zero degrees forty minutes zero seconds East (S 00° 40' 00" E) along the North-South centerline of said Section Twenty-two (22), a distance of three hundred fifteen (315.00) feet to an iron pipe for the point of beginning; thence North eighty-five degrees zero minutes thirty-seven seconds East (N 85° 00' 37" E) (North 84° 16' East Deed Record) along the Southerly line of a parcel of land owned by George Cota and recorded in Deed Record 358, Page 558, a distance of two hundred seventy-three and six hundredths (273.06) feet (284.50 feet deed record) to an iron pipe on the Westerly right-of-way line of U.S. Highway No. 35; thence South twenty-two degrees fourteen minutes twenty-two seconds East (S 22° 14' 22" E) along said right-of-way, a distance of fifty-five and thirty-eight hundredths (55.38) feet to the point of curvature of curve to the right; thence Southeasterly along the curved Westerly right-of-way line of said Highway, an arc distance of three hundred eight and twelve hundredths (308.12) feet to the point of tangency; the chord of said arc bears South five degrees twelve minutes forty-five seconds East (S 5° 11' 45" E), a distance of three hundred three and sixty-nine hundredths (303.69) feet; said curve also has a radius of five hundred twenty-two and ninety-six hundredths (522.96) feet; thence South ten degrees twentysix minutes eight seconds West (S 10° 26' 08" W) continuing along said Westerly right-of-way line, a distance of one hundred ninety-nine and ninety-eight hundredths (199.98) feet to the point of curvature of a curve to the left; thence Southwesterly along the curved Westerly right-of-way line of said Highway an arc distance of three hundred sixty-two and sixty-six hundredths (362.66) feet to an iron pipe; the chord of said arc bears South zero degrees sixteen minutes twenty-four seconds West (S 0° 16' 24" W), a distance of three hundred sixty and sixty-nine hundredths (360.69) feet; said curve also has a radius of one thousand four and ninety-three hundredths (1,004.93) feet;

thence South sixty-three degrees five minutes eight seconds West (S 63° 5' 08" W) continuing along said right-of-way line, a distance of seventy-six (76.00) feet to an iron pipe; thence South eighteen degrees five minutes eight seconds West (S 18° 5' 08" W) continuing along said right-of-way line, a distance of twenty (20.00) feet to a masonry nail on the centerline of Johnson Road; thence North seventy-one degrees fifty-four minutes fifty-two seconds West (N 71° 54' 52" W) along the centerline of Johnson Road, a distance of two hundred eight and seventy-seven hundredths (208.77) feet to a masonry nail on the North-South centerline of said Section Twenty-two (22); thence North zero degrees forty minutes zero seconds West (N 0° 40' 00" W) along said North-South centerline, a distance of eight hundred seventy-five and ninety-six hundredths (875.96) feet to the point of beginning; containing six and one hundred forty thousandths (6.140) acres, subject to the right-of-way of Johnson Road and all other legal easements.

WHEREAS, a Petition to Re-Zone the described real estate from R2 District to Light Business and General Business District has been submitted to and favorably passed by the Plan Commission of La Porte County, Indiana.

NOW, THEREFORE, BE IT ORDAINED by the Board of County Commissioners of La Porte County, Indiana:

Section 1. That the following described real estate be re-zoned Light Business and General Business:

A parcel of land lying Westerly of U.S. Highway 35 and Northerly of Johnson Road and situated in the Southeast Quarter (SE1/4) of Section Twenty-two (22), Township Thirty-seven (37) North, Range Three (3) West, La Porte County, Indiana; Commencing at an axle marking the center of Section Twenty-two (22), Township Thirty-seven (37) North, Range Three (3) West, La Porte County, Indiana; thence South zero degrees forty minutes zero seconds East (S 00° 40' 00" E) along the North-South centerline of said Section Twenty-two (22), a distance of three hundred fifteen (315.00) feet to an iron pipe for the point of beginning; thence North eighty-five degrees zero minutes thirty-seven seconds East (N 85° 00' 37" E) (North 84° 16' East Deed Record) along the Southerly line of a parcel of land owned by George Cota and recorded in Deed Record 358, Page 558, a distance of two hundred seventy-three and six hundredths (273.06) feet (284.50 feet deed record) to an iron pipe on the Westerly right-of-way line of U.S. Highway No. 35; thence South twenty-two degrees fourteen minutes twenty-two seconds East (S 22° 14' 22" E) along said right-of-way, a distance

of fifty-five and thirty-eight hundredths (55.38) feet to the point of curvature of curve to the right; thence Southeasterly along the curved Westerly right-of-way line of said Highway, an arc distance of three hundred eight and twelve hundredths (308.12) feet to the point of tangency; the chord of said arc bears South five degrees twelve minutes forty-five seconds East (S 5° 11' 45" E), a distance of three hundred three and sixty-nine hundredths (303.69) feet; said curve also has a radius of five hundred twenty-two and ninety-six hundredths (522.96) feet; thence South ten degrees twenty-six minutes eight seconds West (S 10° 26' 08" W) continuing along said Westerly right-of-way line, a distance of one hundred ninety-nine and ninety-eight hundredths (199.98) feet to the point of curvature of a curve to the left; thence Southwesterly along the curved Westerly right-of-way line of said Highway an arc distance of three hundred sixty-two and sixty-six hundredths (362.66) feet to an iron pipe; the chord of said arc bears South zero degrees sixteen minutes twenty-four seconds West (S 0° 16' 24" W), a distance of three hundred sixty and sixty-nine hundredths (360.69) feet; said curve also has a radius of one thousand four and ninety-three hundredths (1,004.93) feet; thence South sixty-three degrees five minutes eight seconds West (S 63° 5' 08" W) continuing along said right-of-way line, a distance of seventy-six (76.00) feet to an iron pipe; thence South eighteen degrees five minutes eight seconds West (S 18° 5' 08" W) continuing along said right-of-way line, a distance of twenty (20.00) feet to a masonry nail on the centerline of Johnson Road; thence North seventy-one degrees fifty-four minutes fifty-two seconds West (N 71° 54' 52" W) along the centerline of Johnson Road, a distance of two hundred eight and seventy-seven hundredths (208.77) feet to a masonry nail on the North-South centerline of said Section Twenty-two (22); thence North zero degrees forty minutes zero seconds West (N 0° 40' 00" W) along said North-South centerline, a distance of eight hundred seventy-five and ninety-six hundredths (875.96) feet to the point of beginning; containing six and one hundred forty thousandths (6.140) acres, subject to the right-of-way of Johnson Road and all other legal easements.

Section 2. Whereas an emergency exists for the immediate taking effect of this Ordinance, the same shall be in full force and effect after its passage and signature by the Board of County Commissioners, La Porte County, Indiana.

Passed by the Board of County Commissioners of  
the County of La Porte, Indiana, on the 17<sup>th</sup> day of  
March, 1986.

BOARD OF COUNTY COMMISSIONERS,  
LA PORTE COUNTY, INDIANA

Michael T. Quinn  
Michael T. Quinn, President  
Robert E. Miller  
Robert E. Miller  
Kenneth W. Swanson  
Kenneth W. Swanson

ATTEST:

Alyce J. Byrd  
County Auditor  
Alyce J. Byrd

Please publish two (2) times in the LaPorte Herald-Argus and the Michigan City  
News-Dispatch on Friday, March 21, 1986 and Friday, March 28, 1986