

ORDINANCE NO. 21-17

**AN ORDINANCE OF THE CITY OF RICHMOND, KENTUCKY DECLARING
THE CITY'S INTENT TO ANNEX A TRACT OF PROPERTY INTO CITY
LIMITS AND REFERRING THE ANNEXATION TO THE RICHMOND
PLANNING AND ZONING COMMISSION FOR A ZONING
RECOMMENDATION**

WHEREAS, Cecil Paul Thomas and Renee Dianne Thomas, the owners of the 649 Caleast Road property described below, has consented to the voluntary annexation into City limits of the said tract (hereinafter, the "Property"); and

WHEREAS, the Property is contiguous to the City's boundaries and is urban in character; and

WHEREAS, no part of the Property proposed to be annexed is included within the boundary of another incorporated city; and

WHEREAS, the City of Richmond is capable of providing, and in fact is providing, City services to the Property; and

WHEREAS, the Board of Commissioners of the City of Richmond, Kentucky finds it to be in the public interest that the Property be annexed into City limits;

NOW, THEREFORE, BE IT ORDAINED as follows:

SECTION I

In accordance with the provisions of Chapter 81A of the Kentucky Revised Statutes, the City of Richmond, Kentucky does hereby express its intention to annex into City limits that certain tract of property more particularly described as follows, to wit:

Cecil Paul Thomas and Renee Dianne Thomas
649 Caleast Road, Madison County, Kentucky
153.77 Acres +/-

Tract containing 153.77 acres, more or less, as shown on plat dated April 3, 1996, prepared by Charles E. Black Consulting Engineers, and recorded in Plat Book 24 at Page 108, in the Madison County Clerk's Office, and being the same property described by the following metes and bounds description of said tract as prepared by Charles E. Black Consulting Engineers as follows:

A certain tract of land located on the east side of Menelaus Road approximately 0.5 miles south of the intersection of Duncannon Lane and Menelaus Rd., in Madison Co., KY, and being bound by survey (job no.

5632) made April 3, 1996 by Charles E. Black, a Licensed Land Surveyor (L.S. 670) and further described as follows:

153.77 acre tract

Beginning at a P.K. nail in the centerline of Menelaus Rd., and corner to William Dunn; thence leaving said centerline with the line of Dunn two (2) calls: South 81 Degrees 43 Minutes 00 Seconds East, a distance of 210.78 feet to an existing iron pipe; thence North 08 Degrees 11 Minutes 39 Seconds East, a distance of 225.75 feet to a steel pin in the line of Tandy Coy; thence leaving the line of Dunn with the line of Tandy Coy seventeen (17) calls: South 81 Degrees 07 Minutes 33 Seconds East, a distance of 279.29 feet to a steel pin; Thence South 82 Degrees 00 Minutes 30 Seconds East, a distance of 189.49 feet to a steel pin; Thence South 81 Degrees 19 Minutes 21 Seconds East, a distance of 235.26 feet to a steel pin; Thence South 80 Degrees 31 Minutes 31 Seconds East, a distance of 242.49 feet to a steel pin; Thence South 80 Degrees 42 Minutes 31 Seconds East, a distance of 110.34 feet to a steel pin; Thence South 81 Degrees 11 Minutes 33 Seconds East, a distance of 314.50 feet to a steel pin; Thence South 08 Degrees 05 Minutes 41 Seconds West, a distance of 131.07 feet to a steel pin; Thence South 07 Degrees 31 Minutes 19 Seconds West, a distance of 132.26 feet to a steel pin; Thence South 08 Degrees 38 Minutes 09 Seconds West, a distance of 322.08 feet to a steel pin; point; Thence South 08 Degrees 15 Minutes 26 Seconds West, a distance of 225.39 feet to a steel pin; Thence South 06 Degrees 38 Minutes 34 Seconds West, a distance of 139.11 feet to a steel pin; Thence South 09 Degrees 25 Minutes 48 Seconds West, a distance of 152.75 feet to a steel pin; Thence South 09 Degrees 21 Minutes 19 Seconds West, a distance of 335.08 feet to a steel pin; Thence South 08 Degrees 38 Minutes 56 Seconds West, a distance of 256.80 feet to a steel pin; Thence South 80 Degrees 24 Minutes 46 Seconds East, a distance of 260.15 feet to a steel pin; Thence South 80 Degrees 50 Minutes 32 Seconds East, a distance of 312.05 feet to a steel pin; Thence South 76 Degrees 31 Minutes 57 Seconds East, a distance of 136.38 feet to a steel pin in the west right of way line of interstate 75; thence leaving the line of Coy with said right of way line (8) calls: South 13 Degrees 15 Minutes 52 Seconds West, a distance of 452.79 feet to a steel pin; Thence South 13 Degrees 20 Minutes 15 Seconds West, a distance of 387.01 feet to a steel pin; Thence South 13 Degrees 16 Minutes 02 Seconds West, a distance of 349.81 feet to a steel pin; Thence South 13 Degrees 21 Minutes 25 Seconds West, a distance of 301.78 feet to a steel pin; Thence South 13 Degrees 19 Minutes 40 Seconds West, a distance of 391.51 feet to a steel pin; Thence South 13 Degrees 46 Minutes 08 Seconds West, a distance of 357.64 feet to a steel pin; Thence South 14 Degrees 05 Minutes 21 Seconds West, a distance of 388.26 feet to a steel pin; Thence South 13 Degrees 23 Minutes 29 Seconds West, a distance of 265.85 feet to a steel pin in the

west right of way line of Interstate 75 and corner to Rogers; Thence leaving said right of way line with the line of Rogers; North 82 Degrees 19 Minutes 41 Seconds West, a distance of 1047.16 feet to a P.K. nail in the centerline of Menelaus Rd.; Thence leaving the line of Rogers with said centerline eleven (11) calls: North 03 Degrees 46 Minutes 29 Seconds East, a distance of 151.20 feet to a P.K. nail; Thence North 00 Degrees 57 Minutes 52 Seconds West, a distance of 126.45 feet to a P.K. nail; Thence North 08 Degrees 01 Minutes 42 Seconds West, a distance of 119.48 feet to a P.K. nail, Thence North 11 Degrees 37 Minutes 19 Seconds West, a distance of 182.98 feet to a P.K. nail; Thence North 11 Degrees 30 Minutes 45 Seconds West, a distance of 253.95 feet to a P.K. nail; Thence North 04 Degrees 16 Minutes 20 Seconds West, a distance of 226.27 feet to a P.K. nail; Thence North 04 Degrees 35 Minutes 52 Seconds West, a distance of 120.29 feet to a P.K. nail; Thence North 00 Degrees 40 Minutes 11 Seconds West, a distance of 78.40 feet to a P.K. nail; Thence North 04 Degrees 51 Minutes 51 Seconds East, a distance of 113.84 feet to a P.K. nail; Thence North 04 Degrees 37 Minutes 30 Seconds East, a distance of 395.10 feet to a P.K. nail; Thence North 02 Degrees 40 Minutes 31 Seconds East, a distance of 123.85 feet to a P.K. nail in said centerline and corner to Mike Grampp; Thence leaving said centerline with the line of Grampp five (5) calls: North 86 Degrees 44 Minutes 27 Seconds East, a distance of 37.08 feet to an existing steel pin (L.S. 670); Thence North 86 Degrees 44 Minutes 44 Seconds East, a distance of 142.50 feet to an existing steel pin (L.S. 670); Thence North 86 Degrees 44 Minutes 43 Seconds East, a distance of 160.03 feet to an existing iron pipe; Thence North 08 Degrees 13 Minutes 30 Seconds East, a distance of 613.89 feet to an existing iron pipe; Thence South 86 Degrees 25 Minutes 04 Seconds West, a distance of 569.85 feet to a P.K. nail in the centerline of Menelaus Rd.; Thence leaving the line of Grampp with the centerline of Menelaus Rd. sixteen (16) calls: North 23 Degrees 32 Minutes 15 Seconds West, a distance of 53.94 feet to a P.K. nail; Thence North 17 Degrees 24 Minutes 45 Seconds West, a distance of 120.58 feet to a P.K. nail; Thence North 15 Degrees 20 Minutes 50 Seconds West, a distance of 232.41 feet to a P.K. nail; Thence North 10 Degrees 30 Minutes 56 Seconds West, a distance of 63.91 feet to a P.K. nail; Thence North 02 Degrees 08 Minutes 04 Seconds West, a distance of 78.25 feet to a P.K. nail; Thence North 03 Degrees 37 Minutes 16 Seconds East, a distance of 312.76 feet to a P.K. nail; Thence North 00 Degrees 23 Minutes 41 Seconds East, a distance of 118.11 feet to a P.K. nail; Thence North 12 Degrees 05 Minutes 01 Seconds West, a distance of 89.65 feet to a P.K. nail; Thence North 19 Degrees 52 Minutes 14 Seconds West, a distance of 133.14 feet to a P.K. nail; Thence North 10 Degrees 50 Minutes 33 Seconds West, a distance of 57.89 feet to a P.K. nail; Thence North 03 Degrees 27 Minutes 51 Seconds East a distance of 65.75 feet to a P.K. nail; Thence North 11 Degrees 50 Minutes 27 Seconds East, a distance of 121.19 feet to a P.K. nail; Thence North 11 Degrees 16 Minutes 37

Seconds East, a distance of 160.06 feet to a P.K. nail; Thence North 06 Degrees 17 Minutes 48 Seconds East, a distance of 113.11 feet to a P.K. nail; Thence North 02 Degrees 11 Minutes 11 Seconds East, a distance of 216.37 feet to a P.K. nail; Thence North 01 Degrees 29 Minutes 36 Seconds East, a distance of 123.03 feet to the point of beginning and containing 153.77 acres.

THERE IS EXCLUDED from the above cited plat description, Parcels 28, 28A and 28B containing a total of .165 acre conveyed to the Commonwealth of Kentucky F/B/O the Transportation Cabinet, Department of Highways, by Katherine F. Dunn and Joseph A. Dunn, spouses, by deed dated February 5, 1999 of record in Deed Book 499 at page 339 in the office of the Madison County Clerk.

BEING the same property conveyed to Cecil Paul Thomas and Renee Dianne Thomas, spouses, from Katherine F. Dunn, an unmarried widow, by deed dated April 5, 2007, of record in Deed Book D619 at page 777 in the office of the Madison County Clerk.

SECTION II

This matter is hereby referred to the City of Richmond Planning and Zoning Commission for that body's recommendation as to the appropriate zoning classification.

SECTION III

This Ordinance shall be effective immediately upon its adoption following second reading and publication in accordance with the provisions of applicable Kentucky law.

DATE OF FIRST READING: June 22, 2021

MOTION BY: Commissioner Newby

SECONDED BY: Commissioner McDaniel

DATE OF SECOND READING: July 13, 2021

MOTION BY: Commissioner: Commissioner Arnold

SECONDED BY: Commissioner: Commissioner McDaniel

VOTE	YES	NO
Commissioner Arnold	x	
Commissioner Brewer	absent	
Commissioner McDaniel	x	
Commissioner Newby	x	
Mayor Blythe	x	



Mayor Blythe

ATTEST:



City Clerk

Approved as to form:



City Attorney, Tyler Frazier