

ORDINANCE NO. 2020-13

AN ORDINANCE TO AMEND THE ZONING MAP OF HENDRICKS COUNTY, FROM AGR/AGRICULTURE RESIDENTIAL DISTRICT AND HB/HIGHWAY BUSINESS DISTRICT TO GB/ GENERAL BUSINESS DISTRICT, COMMONLY KNOWN AS ZA 473/20: ROOSTER BAR, LLC, S5-T15N-R2W, MARION TOWNSHIP, 1 PARCELS TOTALING 8.42 ACRES, LOCATED ON THE NORTH SIDE OF US HIGHWAY 36 APPROXIMATELY ONE HALF MILE WEST OF STATE ROAD 75.

SECTION 1. Be it ordained by the Board of Commissioners of the County of Hendricks, Indiana, that the Zoning Ordinance (2008-16) adopted on the 12th day of August in the year 2008, be amended so as to include in the GB/ General Business District, the following described real estate located in the County of Hendricks, Indiana, namely: ZA 473/20: Rooster Bar, LLC, S5-T15N-R2W, 8.42 acres, Marion Township, located at on the north side of US Highway 36 approximately one half mile west of State Road 75.

SECTION 2. As inducement for this Zoning Map Amendment, all terms found in the conditions for approval of ZA 473/20: Rooster Bar, LLC. and the "Findings of Fact/Law" attached hereto and made a part hereof, and the Hendricks County Board of Commissioners having relied on those stipulations and required certain conditions of its own, does hereby adopt said "Findings of Fact/Law" as a part of this Ordinance.

SECTION 3. All building or uses permitted and placed upon the described real estate shall fully conform with all the provisions of the County of Hendricks Zoning Ordinance and shall have obtained the proper permits.

SECTION 4. This Ordinance shall be in full force and effect from and after its passage by the County Commissioners.

Approved by the Board of County Commissioners of Hendricks County, Indiana, the
24th day of April, 2020.
March mm

Board of Commissioners

Phyllis A. Palmer - mmw
Phyllis A. Palmer, President

Matthew D. Whetstone
Matthew D. Whetstone, Vice-President

Bob Gentry - mmw
Bob Gentry, Member

Attest:

Nancy Marsh
Nancy Marsh, Auditor

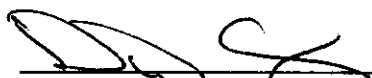
Abatement Duration as requested by the applicant meets the requirements of the Tax Abatement Procedures Ordinance.

5. Effective Date. This Resolution shall be effective immediately upon its passage, subject to the notice and hearing provisions of I.C. 6-1.1-2.1-2.5. The hearing contemplated by said statute shall be held at the time and place of the regular meeting of the County Council of Hendricks County, Indiana on Tuesday, May 5, 2020, to wit: Hendricks County Government Center, 355 S. Washington Street, Danville, Indiana, 9:00 a.m. At such meeting the County Council shall take final action determining whether the qualifications for an economic revitalization area (as to the real property and/or personal property) have been met, and shall confirm, modify and confirm, or rescind the Resolution. Such determination and final action by the Council shall be binding upon all affected parties; subject to the appeal procedures contemplated by I.C. 6-1.1-12.1-1 et seq.

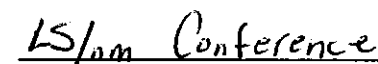
Adopted by the County Council of Hendricks County, Indiana this 7th day of April, 2020.

AYE

NAY



David Cox, District 1



Larry Scott, District 2



Brad Whicker, District 3



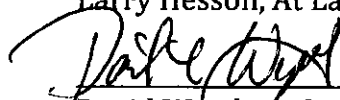
Eric Wathen, District 4



Caleb Brown, At Large



Larry Hesson, At Large



David Wyeth, At Large, President

David Cox, District 1

Larry Scott, District 2

Brad Whicker, District 3

Eric Wathen, District 4

Caleb Brown, At Large

Larry Hesson, At Large

David Wyeth, At Large, President

Attest:



Nancy Marsh, Auditor