

ORDINANCE NO. 2006-4

**AN ORDINANCE TO AMEND ARTICLE 4, SECTION 8-6 OF THE  
LA PORTE COUNTY MASTER PLAN AND THE ZONE MAP WHICH IS A  
PART THEREOF IN ORDER TO REZONE AND RECLASSIFY A PARCEL  
OF REAL ESTATE IN THE COUNTY OF LA PORTE**

WHEREAS, the parcel of real estate described below is now zoned and classified as an Industrial Reserve District under the Zone Map in Article 4, Section 8-6 of the La Porte County Master Plan of La Porte, Indiana:

A tract of land in the Southwest Quarter of Section 29, Township 38 North, Range 2 West, Galena Township, La Porte County, Indiana, more particularly described as follows: Beginning at the Southwest corner of Section 29, said point being the point of beginning; thence North 01 degrees 53 minutes 28 seconds East (N 01° 53' 28" E) along the West line of Section 29, a distance of two thousand six hundred forty-six and 38/100 feet (2,646.38'); thence South 88 degrees 10 minutes 39 seconds East (S 88° 10' 39" E) along the East-West centerline of Section 29, a distance of one thousand three hundred twenty-eight and 17/100 feet (1,328.17); thence South 01 degrees 54 minutes 53 seconds West (S 01° 54' 53" W) along the North-South centerline of the Southwest Quarter of Section 29, a distance of two thousand six hundred forty-seven and 51/100 feet (2,647.51'); thence North 88 degrees 07 minutes 44 seconds West (N 88° 07' 44" W) along the South line of Section 29, a distance of five hundred forty-five and 86/100 feet (545.86'); thence North 04 degrees 11 minutes 45 seconds East (N 04° 11' 45" E) along the East line of Deed Record 88-06772, a distance of two hundred eighty-three and 95/100 feet (283.95'); thence North 11 degrees 32 minutes 05 seconds West (N 11° 32' 05" W) along the East line of Deed Record 88-06772, a distance of three hundred thirty-six and 25/100 feet (336.25'); thence North 88 degrees 07 minutes 45 seconds West (N 88° 07' 45" W) along the North line of Deed Record 88-06772, a distance of six hundred fourteen and 78/100 feet (614.78'); thence South 01 degrees 52 minutes 16 seconds West (S 01° 52' 16" W) along the West line of Deed Record 88-06772, a distance of six hundred ten and 80/100 feet (610.80'); thence North 88 degrees 07 minutes 44 seconds West (N 88° 07' 44" W) along the South line of Section 29, a distance of one hundred feet (100.00') to the Point of Beginning; containing 71.29 acres, and commonly known as 1105 East 700 North, La Porte, Indiana,

and,

WHEREAS, The Sheffield Lifestyle Group, LLC, filed a petition with the Plan Commission of La Porte County, Indiana, for the establishment of a Planned Unit Development for this parcel, and Article 4, Table 1, Number 9 indicates a Planned Unit Development may be considered in only residential, general business or local business zone classifications; and,

WHEREAS, the Plan Commission of the County of La Porte has held a properly advertised public hearing on January 24, 2006, and March 28, 2006, to determine whether or not it will recommend to the La Porte County Commissioners that this parcel should be rezoned and placed in a different use district; and,

WHEREAS, the La Porte County Plan Commission at those public hearings considered those matters required to be considered by Indiana Code 36-7-4-603; and,

WHEREAS, it was the recommendation of the La Porte County Plan Commission that the Zone Maps of the County of La Porte should be changed so that this parcel of real estate be rezoned and reclassified as set forth below to allow further consideration of the Planned Unit Development proposed by The Sheffield Lifestyle Group, LLC; and,

WHEREAS, this ordinance would be an amendment to Article 4, Section 8-6 of the La Porte County Master Plan, and specifically to the Zone Maps of the County of La Porte, Indiana.

NOW THEREFORE,

**Section 1.** Be it, and it is hereby ordained by the La Porte County Commissioners that the following described real estate situate in the County of La Porte, State of Indiana, to-wit:

A tract of land in the Southwest Quarter of Section 29, Township 38 North, Range 2 West, Galena Township, La Porte County, Indiana, more particularly described as follows: Beginning at the Southwest corner of Section 29, said point being the point of beginning; thence North 01 degrees 53 minutes 28 seconds East (N 01° 53' 28" E) along the West line of Section 29, a distance of two thousand six hundred forty-six and 38/100 feet (2,646.38'); thence South 88 degrees 10 minutes 39 seconds East (S 88° 10' 39" E) along the East-West centerline of Section 29, a distance of one thousand three hundred twenty-eight and 17/100 feet (1,328.17); thence South 01 degrees 54 minutes 53 seconds West (S 01° 54' 53" W) along the North-South centerline of the Southwest Quarter of Section 29, a distance of two thousand six hundred forty-seven and 51/100 feet (2,647.51'); thence North 88 degrees 07 minutes 44 seconds West (N 88° 07' 44" W) along the South line of Section 29, a distance of five hundred forty-five and 86/100 feet (545.86'); thence North 04 degrees 11 minutes 45 seconds East (N 04° 11' 45" E) along the East line of Deed Record 88-06772, a distance of two hundred eighty-three and 95/100 feet (283.95'); thence North 11 degrees 32 minutes 05 seconds West (N 11° 32' 05" W) along the East line of Deed Record 88-06772, a distance of three hundred thirty-six and 25/100 feet (336.25'); thence North 88 degrees 07 minutes 45 seconds West (N 88° 07' 45" W) along the North line of Deed Record 88-06772, a distance of six hundred fourteen and 78/100 feet (614.78'); thence South 01 degrees 52 minutes 16 seconds West (S 01° 52' 16" W) along the West line of Deed Record 88-06772, a distance of six hundred ten and 80/100 feet (610.80'); thence North 88 degrees 07 minutes 44 seconds West (N 88° 07' 44" W) along the South line of Section 29, a distance of one hundred feet (100.00') to the Point of Beginning; containing 71.29 acres,

which is now zoned Industrial Reserve be, and the same is hereby, rezoned and reclassified as "R-2" Residential District.

**Section 2.** This Ordinance shall be in full force and effect from and after its passage, approval by the La Porte County Commissioners and publication as required by law.

ADOPTED by the La Porte County Commissioners this 9<sup>th</sup> day of  
~~April~~, 2006.

MAY

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Presiding Officer

Melvin Harmon  
Commissioner

Barbara Nustay  
Commissioner

William Hays

ATTEST:

Deborah M. Stewart