

**ORDINANCE NO. 920.70**

**AN ORDINANCE RELATING TO  
A ZONING MAP AMENDMENT**

BE IT ORDAINED BY THE FISCAL COURT OF THE COUNTY OF SIMPSON,  
COMMONWEALTH OF KENTUCKY, after the passage, approval, and publication of this  
ordinance as follows:

1. The following-described property, being located in Simpson County,  
Kentucky, but outside the corporate limits of the City of Franklin, is hereby rezoned from A-1 to  
I-2, and the zoning map shall be amended accordingly, as requested by L & W Properties, LLC,  
pursuant to the recommendation of the Franklin-Simpson Planning & Zoning Commission after a  
public hearing on February 7, 2006:

The following described tracts of land situated in Simpson County Kentucky on Lake  
Springs Road approximately five miles South of Franklin, Kentucky; a portion of the same  
property conveyed to James L. Vaughn by deed of record as shown in Deed Book 163, Page  
61 in the Simpson County Kentucky Court Clerk Records (said property is also recorded in  
Deed Book 289, Pages 585-590 of the Registers Office of Robertson County Tennessee)  
and is a portion of Tract B of that certain deed to L & W Properties as recorded in RBK  
999, Pages 106-110 of the Registers Office of Robertson County, Tennessee which lies in  
the Commonwealth of Kentucky; said premises being more particularly described as  
follows:

TRACT I: Beginning at an iron pin found #924 in the apparent Kentucky-Tennessee state  
line, a corner of the subject owner, James L. Vaughn as appears in Deed Book 163, Page 61,  
said pin is located North 43 degrees 47 minutes 56 seconds West as measured along the  
apparent Kentucky-Tennessee state line from an iron pin found #924 in the westerly line of  
Tract 2 of the recorded plat of the Tennessee-Kentucky Industrial Park recorded in Plat  
Book 16, Page 11 of the Robertson County, Tennessee Plat Records; thence from said  
beginning point along the apparent Kentucky-Tennessee state line North 43 degrees 47  
minutes 56 seconds West a distance of 520.02 feet to an iron pin set; thence on new lines  
the following two calls; North 67 degrees 04 minutes 48 seconds East a distance of 242.35  
feet to an iron pin found #924; thence North 46 degrees 37 minutes 57 seconds East a

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distance of 244.44 feet to an iron pin found #924 in the southwesterly right of way of Lake Springs Road (approximately 20 feet from centerline); thence along the meanders of the southwesterly right of way of Lake Springs Road the following two calls; South 43 degrees 59 minutes 45 seconds East a distance of 246.30 feet to a point of curvature; thence along the arc of a curve to the right having a radius of 1165.31 feet, a chord bearing South 39 degrees 43 minutes 17 seconds East a chord distance of 173.68 feet, an arc length of 173.84 feet to the point of beginning. Containing 4.83 acres more or less subject to all legal conditions and easements of record. This description is based on an actual field survey by Gary Lee Dunning, Kentucky Registered Land Surveyor #3290 in January of 2006 in cooperation with Ray Cole, Tennessee Registered Land Surveyor #924. Basis of bearing for this description is a magnetic observation on the traveled centerline of Lake Springs Road.

TRACT II: Beginning at an iron pin found #924 in the southwesterly right of way of Lake Springs Road (approximately 20 feet from centerline), a corner of the subject owner James L. Vaughn as appears in Deed Book 163, Page 61, said pin is located at the northwest corner of Tract 2 of the Tennessee-Kentucky Industrial Park of record in Plat Book 16, Page 11 (Robertson County, Tennessee Plat Records); thence along the line of the subject owner with said Tract 2, South 44 degrees 40 minutes 17 seconds West a distance of 155.21 feet to an iron pin found #924 in the apparent Kentucky-Tennessee state line; thence along the apparent Kentucky-Tennessee state line, North 43 degrees 47 minutes 57 seconds West a distance of 1150.41 feet to an iron pin found #924 at a new corner; thence on a new line, North 44 degrees 40 minutes 17 seconds East a distance of 459.53 feet to an iron pin found #924 in the southwesterly right of way of Lake Springs Road; thence along the meanders of the southwesterly right of way of Lake Springs Road the following four calls; along the arc of a curve to the right having a radius of 1165.31 feet, a chord bearing South 32 degrees 22 minutes 55 seconds East a chord distance of 124.68 feet and an arc length of 124.74 feet to a point of tangent; thence South 29 degrees 17 minutes 06 seconds East a distance of 181.08 feet to a witness iron pin set; thence South 30 degrees 08 minutes 18 seconds East a distance of 665.88 feet to a point of curvature; thence along the arc of a curve to the right having a radius of 874.05 feet, a chord bearing South 24 degrees 02 minutes 01 seconds East a chord distance of 227.37 feet to the point of beginning. Containing 8.45 acres more or less subject to all legal conditions and easements of record. This description is based on an actual field survey by Gary Lee Dunning, Kentucky Registered Land Surveyor #3290 in January of 2006 in cooperation with Ray Cole, Tennessee Registered Land Surveyor #924. Basis of bearing for this description is a magnetic observation on the traveled centerline of Lake Springs Road.

2. If any section, subsection, sentence, clause, phrase, or portion of this

Ordinance is for any reason held invalid or unconstitutional by any court of competent jurisdiction, such portion shall be deemed a separate, distinct, and independent provision, and such holding shall not affect the validity of the remaining portions hereof. All ordinances or parts of ordinances in conflict herewith are, to the extent of such conflict, hereby repealed.

February 21, 2006 FIRST READING

March 7, 2006 SECOND READING

At a meeting of the Fiscal Court of the County of Simpson, Commonwealth of Kentucky held March 7, 2006, on motion made by Honorable Kenneth Utley, and seconded by Honorable Charlie McCutchen, the foregoing ordinance was adopted, after full discussion, by the following vote:

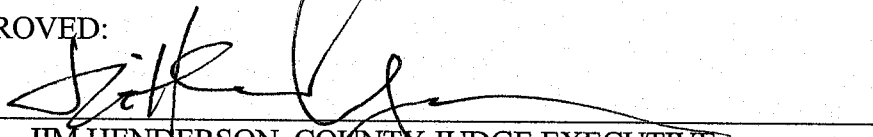
Yes LARRY RANDOLPH

Yes KELLY BANTON

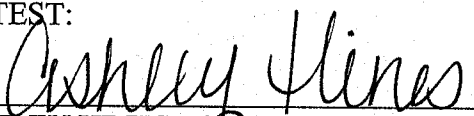
Yes KENNETH UTLEY

Yes CHARLES McCUTCHEN

APPROVED:

BY:   
JIM HENDERSON, COUNTY JUDGE EXECUTIVE  
COUNTY OF SIMPSON, COMMONWEALTH OF KENTUCKY

ATTEST:

  
ASHLEY HINES, Fiscal Court Clerk,  
County of Simpson, Commonwealth of Kentucky

(COATTYORDINANCE.Zoning Map Amendment.2