

**ORDINANCE NO. 920.72**

**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  
B-4, and the zoning map shall be amended accordingly, as requested by Mr. Willar Frances Chaney,  
pursuant to the recommendation of the Franklin-Simpson Planning & Zoning Commission after a  
public hearing on September 5, 2006:

Land lying south of the city of Franklin, Kentucky, on the east side of US 31-W  
and the north side of VFW Road, being the Frances T. Chaney property of record  
in Deed Book 236, Page 228 in the Register's Office for Simpson County,  
Kentucky, and being more particularly described as follows:

Beginning at an iron pin set in the northeast right of way intersection of US Hwy  
31-W and VFW Road, said iron pin set being the southwest corner of the herein  
described tract; thence with the northeast right of way line of said US Hwy 31-W  
as follows: north 13 degrees 52 minutes 52 seconds west a distance of 963.77 feet  
to an iron pin set; thence south 76 degrees 07 minutes 08 seconds west a distance  
of 10.00 feet to an iron pin set; thence north 13 degrees 11 minutes 27 seconds  
west a distance of 664.05 feet to an iron pin set; thence north 76 degrees 07  
minutes 08 seconds east a distance of 12.00 feet to an iron pin set; thence north 13  
degrees 17 minutes 13 seconds west a distance of 273.07 feet to an iron pin set;  
thence leaving said right of way line with the south line of the Robert Joseph  
Pound and wife property of record in book [sic] 232, page 690 north 51 degrees  
35 minutes 26 seconds east a distance of 226.34 feet to a 5/8" iron pin found with  
a id of "2474" in the southwest right of way line of Macedonia Road (a 40 foot  
right of way); thence with the said right of way line as follows: south 33 degrees  
34 minutes 39 seconds east a distance of 157.31 feet to an iron pin set; thence  
with a curve turning to the left, said curve having an arc length of 235.37 feet,  
with a radius of 160.00 feet, with a chord bearing of south 75 degrees 43 minutes  
10 seconds east, with a chord length of 214.71 feet to an iron pin set; thence north  
62 degrees 08 minutes 18 seconds east a distance of 109.54 feet to an iron pin set;  
thence with a curve turning to the right, said curve having an arc length of 181.20  
feet, with a radius of 251.00 feet, with a chord bearing of north 82 degrees 49

minutes 13 seconds east, with a chord length of 177.29 feet to an iron pin set; thence south 76 degrees 29 minutes 53 seconds east a distance of 54.53 feet to an iron pin set; thence with a curve turning to the right, said curve having an arc length of 13.66 feet, with a radius of 25.00 feet, with a chord bearing of south 60 degrees 50 minutes 59 seconds east, with a chord length of 13.49 feet to an iron pin set; thence south 45 degrees 12 minutes 04 seconds east a distance of 68.59 feet to an iron pin set; thence with a curve turning to the right, said curve having an arc length of 241.30 feet, with a radius of 570.00 feet, with a chord bearing of south 33 degrees 04 minutes 25 seconds east, with a chord length of 239.50 feet to an iron pin set; thence south 20 degrees 56 minutes 46 seconds east a distance of 702.13 feet to an iron pin set; thence with a curve turning to the right, said curve having an arc length of 254.86 feet, with a radius of 442.00 feet, with a chord bearing of south 04 degrees 25 minutes 39 seconds east, with a chord length of 251.34 feet to an iron pin set; thence south 12 degrees 05 minutes 28 seconds west a distance of 143.56 feet to an iron pin set; thence with a curve turning to the left, said curve having an arc length of 192.05 feet, with a radius of 618.00 feet, with a chord bearing of south 03 degrees 11 minutes 18 seconds west, with a chord length of 191.28 feet to an iron pin set; thence south 05 degrees 42 minutes 51 seconds east a distance of 227.77 feet to an iron pin set in the north right of way line intersection on said Macedonia Road and VFW Road; thence with the north right of way line of VFW Road south 79 degrees 39 minutes 21 seconds west a distance of 811.36 feet to the point of beginning. Said tract containing an area of 1,693,232.7 square feet, 38.87 acres, more or less, according to a survey plat by Kenneth A. Bau of Young, Hobbs and Associates, Clarksville, TN, 3704 0.

Unless stated otherwise, any monument referred to herein as an "iron pin set" is a set 1/2" diameter, rebar eighteen inch (18") in length, with a red plastic cap stamped "K.B. Bau KY PLS 3645". All bearing stated herein are referred to state plane coordinates (Kentucky South Region)

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.

October 3, 2006 FIRST READING

October 17, 2006 SECOND READING

At a meeting of the Fiscal Court of the County of Simpson, Commonwealth of Kentucky held October 17, 2006, on motion made by Honorable Larry Randolph, and seconded by Honorable Charles 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:

Pam Rohrs  
Fiscal Court Clerk  
County of Simpson, Commonwealth of Kentucky

(COATTY\ORDINANCE.Zoning Map Amendment.Chaney)