



To whom it may concern:

Enclosed please find a certified copy of **City of Florence, Kentucky Ordinance No. O-1-15:**

ORDINANCE NO. O-1-15:

AN ORDINANCE ANNEXING CERTAIN TERRITORY CONSISTING OF A PARCEL OF APPROXIMATELY 1.158 ACRES LOCATED AT THE TERMINUS OF BOONE VALLEY DRIVE AND EAST OF HERITAGE DRIVE, ADJACENT TO THE CITY LIMITS. (RYAN PROPERTY)

This property was annexed at the request of Ronald & Michele Ryan, owners. Exhibit A, the legal description, and Exhibit B, the plat map of said property, are included herewith. According to the property owners, there are two (2) registered voters residing on this property at present.

The First Reading of Ordinance No. O-1-15 was held on the 13th Day of January, 2015. The Second Reading of Ordinance No. O-1-15 was held on the 27th Day of January, 2015. Ordinance No. O-1-15 was published in the *Boone County Recorder* on the 5th Day of February, 2015 at which time the Ordinance became statutorily official.

Please contact me if you require additional information.

Sincerely,

A handwritten signature in black ink, appearing to read "Joe A. Christofield", written over the printed name.

Joseph A. Christofield
City Clerk
City of Florence

I, Joseph A. Christofield, City Clerk for the City of Florence, Kentucky, do hereby certify the foregoing is a true and correct copy of Ordinance O-1-15 as same appears in the official records of my office.

Dated this 5th day of February, 2015.

A handwritten signature in black ink, appearing to read "Joe A. Christofield", written over the printed name.

Joseph A. Christofield
City Clerk

City of Florence
8100 Ewing Boulevard
Florence, KY 41042-7588
859-647-8178 (phone)
859-647-5411 (fax)
joe.christofield@florence-ky.gov
www.florence-ky.gov

RECEIVED AND FILED

DATE Feb. 12, 2015

ALISON LUNDERGAN GRIMES
SECRETARY OF STATE
COMMONWEALTH OF KENTUCKY
BY Kandice Adkinson

CITY OF FLORENCE, KENTUCKY

READING SUMMARY

ORDINANCE NO. 0-1-15
AN ORDINANCE ANNEXING CERTAIN TERRITORY CONSISTING OF A PARCEL OF APPROXIMATELY 1.158 ACRES LOCATED AT THE TERMINUS OF BOONE VALLEY DRIVE AND EAST OF HERITAGE DRIVE, ADJACENT TO THE CITY LIMITS. (RYAN PROPERTY)

SUMMARY

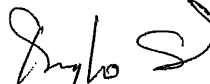
This Ordinance annexes and makes a part of the City a tract of approximately 1.158 acres located at the terminus of Boone Valley Drive and east of Heritage Drive, adjacent to the City limits.

This annexation is in response to a request by Ronald A. Ryan and Michele M. Ryan, the owners, to have the property become part of the City. The annexation will be complete upon second reading and publication of this Ordinance.

After annexation the property will remain subject to the same land use restrictions as applied prior to annexation.

CERTIFICATION

I hereby certify that the foregoing is a summary of the contents of the Ordinance titled above and that it was prepared by me this 9th day of January, 2015, and I am an attorney licensed to practice law in the Commonwealth of Kentucky.



HUGH O. SKEES, KBA#64730
SKEES, WILSON & NIENABER, PLLC
7699 Ewing Blvd., P.O. Box 756
Florence, KY 41022-0756
Phone: (859) 371-7407
Fax: (859) 371-9872

ORDINANCE NO. 0-1-15

AN ORDINANCE ANNEXING CERTAIN TERRITORY CONSISTING OF A PARCEL OF APPROXIMATELY 1.158 ACRES LOCATED AT THE TERMINUS OF BOONE VALLEY DRIVE AND EAST OF HERITAGE DRIVE, ADJACENT TO THE CITY LIMITS. (RYAN PROPERTY)

WHEREAS, Ronald A. Ryan and Michele M. Ryan, being the owners of record of the hereinafter described territory (the "territory"), have requested that the City of Florence, Kentucky (the "City") annex the territory and, pursuant to K.R.S. 81A.412, the owners have given written consent to such annexation; and

WHEREAS, the City has determined that it is desirable to annex the territory which is contiguous to the boundaries of the City, and

WHEREAS, pursuant to K.R.S. 100.209(1) the City makes the election that after annexation the territory shall remain subject to the same land use restrictions as applied to it prior to annexation until such restrictions are changed in accordance with K.R.S. Chapter 100.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY OF FLORENCE, KENTUCKY, AS FOLLOWS:

SECTION I

The City finds that the hereinafter described unincorporated territory meets the requirements of K.R.S. 81A.410 and is as follows:

- (a.) Is contiguous to the boundaries of the City, and
- (b.) Is urban in character and suitable for development for urban purposes without unreasonable delay, and
- (c.) Is not included within the boundary of another incorporated city.

SECTION II

That the territory, described in Exhibit "A" and shown on Exhibit "B" each of which is attached hereto and incorporated herein by reference, shall be and the same is hereby annexed to the City of Florence, Kentucky.

SECTION III

The owners of record of the territory have filed with the City written consent to this annexation under K.R.S. 81A.412 and therefore, the following do not apply to this annexation: (a) the notification ordinance required by K.R.S. 81A. 420(1); (b) the notice requirement of K.R.S. 81A.425; and (c) the waiting period of K.R.S. 81A.420(2).

SECTION IV

Pursuant to K.R.S. 100.209(1) the territory shall, after annexation, remain subject to the same land use restrictions as applied to it prior to annexation, until those restrictions are changed in accordance with K.R.S. Chapter 100.

SECTION V

This ordinance shall be published in full.

PASSED AND APPROVED ON FIRST READING THIS 13th DAY OF January, 2015.
PASSED AND APPROVED ON SECOND READING AND PUBLICATION ORDERED
THIS 27th DAY OF January, 2015.

APPROVED:

Dean E. Whalen
MAYOR

ATTEST:

Joe [Signature]
CITY CLERK

466 Erlanger Road
Erlanger, Kentucky 41018

Tel: 859.727.3293
Fax: 859.727.8452
www.vioxinc.com

December 12, 2014

**DESCRIPTION OF 1.158 ACRES
TO BE ANNEXED BY
FLORENCE, KENTUCKY**

Located in Boone County, Kentucky, lying at the terminus of Boone Valley Drive and east of Heritage Drive and is more particularly described as follows:

Beginning at the most northerly common corner of Ronald & Michele Ryan (Deed Book 1002, page 708) and Thomas C. & Tammy C Butler (Deed Book 1019, Page 239) and in the southwesterly line of Joseph & Brenda Parker (Deed Book 205, Page 191), said point also being in the existing City of Florence Boundary (City Ordinance No. O-2-13); thence with the common line of Ryan and Butler and with the existing City of Florence Boundary S 30°44'06" W 87.56 feet to a point; thence S 27°22'28" W 100.00 feet to a point; thence South 08°12'57" E 25.00 feet to a point at the common corner of Ryan and Michael C. Butler (Deed Book 716, Page 75); thence with the common line of Ryan and Butler S 31°04'37" W 48.00 feet to a point; thence S 60°57'52" W 107.35 feet to a point in the common line of Ryan and Lot 39 of Boone Valley Subdivision, Section 8; thence with the common line of Ryan and Boone Valley Subdivision, Section 8, N 29°02'08" W 200.15 to a point at the common corner of Ryan and Joseph Parker; thence with the common line of Ryan and Parker and leaving said City of Florence Boundary N 54°30'10" E 269.68 feet to a point; thence S 59°15'54" E 97.00 feet to the point of beginning containing 1.158 acres.

STATE of KENTUCKY
GREGORY A. LARISON
3357
LICENSED PROFESSIONAL LAND SURVEYOR

EXHIBIT "A"

**PLAT OF 1.158 ACRES
TO BE ANNEXED BY
FLORENCE, KENTUCKY**

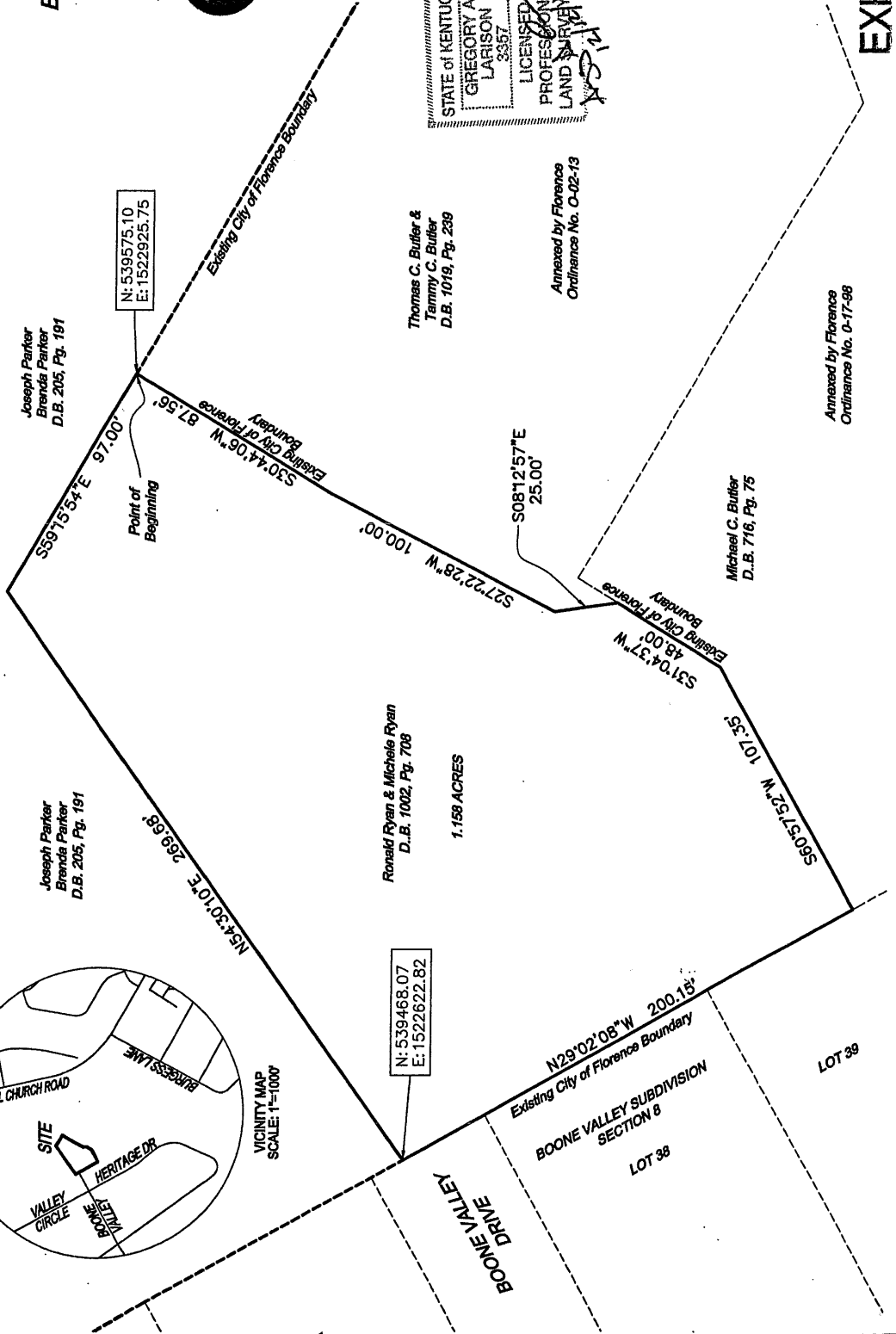
BOONE COUNTY KENTUCKY
EAST OF BOONE VALLEY ROAD
WEST OF HOPEFUL CHURCH ROAD

DECEMBER 12, 2014 SCALE: 1"=50'



Note: This plat was prepared using existing Boone County Planning Commission GIS information, deeds and plats of record and existing City Ordinances O-17-98 & O-2-13. No field survey was performed.

EXHIBIT "B"



Joseph Parker
Brenda Parker
D.B. 205, Pg. 181

N: 539575.10
E: 1522925.75

Thomas C. Butler &
Tammy C. Butler
D.B. 1019, Pg. 239

Annexed by Florence
Ordinance No. O-02-13

Michael C. Butler
D.B. 716, Pg. 75

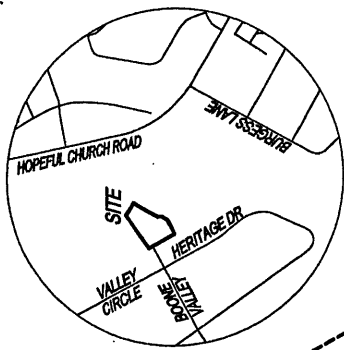
Annexed by Florence
Ordinance No. O-17-98

Joseph Parker
Brenda Parker
D.B. 205, Pg. 191

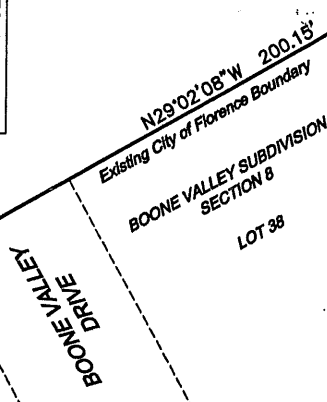
Ronald Ryan & Michele Ryan
D.B. 1002, Pg. 708

1.158 ACRES

N: 539468.07
E: 1522622.82



VICINITY MAP
SCALE: 1"=1000'



BOONE VALLEY SUBDIVISION
SECTION 8
LOT 98

LOT 99