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Land Office Division
Room T40, Capitol Annex
702 Capitol Avenue
Frankfort, KY 40601

Justin Crigler, Boone County Clerk (USPS Certified Mail)

P.O. Box 874
Burlington, KY 41005

Address Management Systems (USPS) (USPS First-Class Mail)

1591 Dalton Avenue Room 351 B
Cincinnati, OH 45234

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Florence, KY 41042

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Cincinnati, OH 45202

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ATTENTION: LAND ANNEXATION

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Cincinnati, OH 45202

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ATTENTION: LAND ANNEXATION

7906 Dixie Highway
Florence, KY 41042

Kentucky League of Cities (USPS First-Class Mail)

ATTENTION: LAND ANNEXATION

100 E. Vine Street, Suite 800
Lexington, KY 40507

Boone County Board of Education (USPS First-Class Mail)
ATTENTION: LAND ANNEXATION
8330 U.S. 42
Florence, KY 41042

Owen Electric Cooperative, Inc. (mcobb@owenelectric.com)
ATTENTION: LAND ANNEXATION
8205 Hwy 127 N
P.O. Box 400
Owenton, KY 40359-3036

Rumpke (brett.gaspard@rumpke.com)
ATTENTION: Brett Gaspard
1374 Bryan Griffin Road
Butler, KY 41006

Gary W. Moore (judgemoore@boonecountyky.org)
Boone County Judge Executive
P.O. Box 900
Burlington, KY 41005

Jeff Earlywine (jearlywine@boonecountyky.org)
Boone County Administrator
P.O. Box 900
Burlington, KY 41005

Kevin P. Costello (kcostello@boonecountyky.org)
Executive Director
Boone County Planning Commission
P.O. Box 900
Burlington, KY 41005

James Horton (jhorton@boonecountyky.org)
GIS Data Analyst
Boone County Planning Commission
P.O. Box 900
Burlington, KY 41005

Boone County GIS (bcgis@boonecountyky.org)
ATTENTION: LAND ANNEXATION
P.O. Box 958
Burlington, KY 41005

Cindy Arlinghaus (cindy.arlinghaus@boonecountyky.org)

Administrator

Boone County Property Valuation

P.O. Box 388

Burlington, KY 41005

Jerald E. Noran (jnoran@boonecountyky.org)

Boone County Building Inspector

Boone County Building Inspection Office

P.O. Box 960

Burlington, KY 41005

Michael A. Helmig (mhelmig@boonecountyky.org)

Boone County Sheriff

P.O. Box 198

Burlington, KY 41005

Mark E. Ihrig (mihrig@boonecountyky.org)

Director

Boone County Emergency Management

P.O. Box 960

Burlington, KY 41005

Sherri Knipper (Sknipper@boonecountyky.org)

Director

Boone County Public Safety Communications Center

Florence Government Center

8100 Ewing Boulevard

Florence, KY 41042

Bill Viox (bviox@vioxinc.com)

Engineer

Viox & Viox Inc.

466 Erlanger Road

Erlanger, KY 41018

Northern Kentucky Area Development District (info@nkadd.org)

ATTENTION: LAND ANNEXATION

22 Spiral Drive

Florence, KY 41042

Linda J. Chapman (linda.chapman@florence-ky.gov)

Finance Director

City of Florence

8100 Ewing Boulevard

Florence, KY 41042

Rodney Wren (Rodney.wren@florence-ky.gov)
Florence Fire/EMS Chief
City of Florence
8100 Ewing Boulevard
Florence, KY 41042

Tom Grau (tom.grau@florence-ky.gov)
Florence Chief of Police
City of Florence
8100 Ewing Boulevard
Florence, KY 41042

Eric Hall (eric.hall@florence-ky.gov)
Florence Public Services Director
City of Florence
8100 Ewing Boulevard
Florence, KY 41042

Kenton County Airport Board
Property Owner(s)
ATTENTION: LAND ANNEXATION (USPS First-Class Mail)
P.O. Box 752000
Cincinnati, OH 45275-2000

Dear Sirs and/or Madams:

Enclosed please find a certified copy of **City of Florence, Kentucky, Ordinance O-6-22:**

ORDINANCE O-6-22:

AN ORDINANCE ANNEXING CERTAIN TERRITORY CONSISTING OF A PARCEL OF APPROXIMATELY 2.391 ACRES LOCATED AT THE SOUTHWEST INTERSECTION OF KENTUCKY HIGHWAY 1829 (INDUSTRIAL ROAD) AND U.S. HIGHWAY 25 (DIXIE HIGHWAY), ADJACENT TO THE CITY LIMITS. (HOLLAND DIXIE DEVELOPMENT, LLC)

This property was annexed at the request of the Holland Dixie Development, LLC, Owner. Exhibit A, the legal description, and Exhibit B, the plat map of said property, are included herewith.

The First Reading of Ordinance O-6-22 was held on the 26th day of April, 2022. The Second Reading of Ordinance O-6-22 was held on the 10th day of May, 2022. Ordinance O-6-22 was published in the Boone County Recorder on the 19th day of May, 2022 at which time the Ordinance became statutorily official.

Please contact me if you require additional information.

Sincerely,

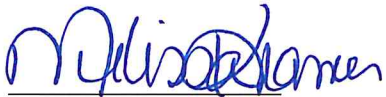


Melissa Kramer
Florence City Clerk

CLERK CERTIFICATION

I, Melissa Kramer, City Clerk of the City of Florence, Kentucky, do hereby certify the following **five (5) pages** of **Ordinance O-6-22** is a true, correct, and complete copy duly adopted by the City Council as same appears in the official records of my office.

Dated this 10th day of **June, 2022**.



Melissa Kramer
Florence City Clerk
City of Florence
8100 Ewing Boulevard
Florence, KY 41042-7588
859-647-8177 (phone)
859-647-5411 (fax)
melissa.kramer@florence-ky.gov
www.florence-ky.gov

**CITY OF FLORENCE, KENTUCKY
READING SUMMARY**

ORDINANCE O-6-22


AN ORDINANCE ANNEXING CERTAIN TERRITORY CONSISTING OF A PARCEL OF APPROXIMATELY 2.391 ACRES LOCATED AT THE SOUTHWEST INTERSECTION OF KENTUCKY HIGHWAY 1829 (INDUSTRIAL ROAD) AND U.S. HIGHWAY 25 (DIXIE HIGHWAY), ADJACENT TO THE CITY LIMITS. (HOLLAND DIXIE DEVELOPMENT, LLC)

This Ordinance annexes a tract of approximately 2.391 acres located at the Southwest Intersection of Kentucky Highway 1829 (Industrial Road) and U.S. Highway 25 (Dixie Highway).

The full text of Ordinance O-6-22, including its exhibits, is available for examination in the office of the City Clerk of the City of Florence, Kentucky, in the Florence Government Center, 8100 Ewing Blvd., Florence, Kentucky, during regular office hours.

CERTIFICATION

I hereby certify that the foregoing is a summary of the contents of Ordinance O-6-22 and that it has been prepared by me on the 24 day of April, 2022, 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
(859) 371-7407
Fax: (859) 371-9872

**CITY OF FLORENCE, KENTUCKY
ORDINANCE O-6-22**

AN ORDINANCE ANNEXING CERTAIN TERRITORY CONSISTING OF A PARCEL OF APPROXIMATELY 2.391 ACRES LOCATED AT THE SOUTHWEST INTERSECTION OF KENTUCKY HIGHWAY 1829 (INDUSTRIAL ROAD) AND U.S. HIGHWAY 25 (DIXIE HIGHWAY), ADJACENT TO THE CITY LIMITS. (HOLLAND DIXIE DEVELOPMENT, LLC)

WHEREAS, Holland Dixie Development, LLC, being the owner of record of the hereinafter described territory (the "territory"), has requested that the City of Florence, Kentucky (the "City") annex the territory and, pursuant to KRS 81A.412, the owner has 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 KRS 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 KRS 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 owner of record of the territory has filed with the City written consent to this annexation under KRS 81A.412 and therefore, the following do not apply to this annexation: (a) the notification ordinance required by KRS 81A.420(1); (b) the notice requirement of KRS

81A.425; and (c) the waiting period of KRS 81A.420(2).

SECTION IV

Pursuant to KRS 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 KRS Chapter 100.

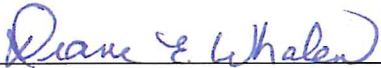
SECTION V

This Ordinance shall be published by posting on the City's internet website.

PASSED AND APPROVED ON FIRST READING THIS 26 DAY OF April, 2022.

PASSED AND APPROVED ON SECOND READING AND PUBLICATION ORDERED THIS 10 DAY OF May, 2022.

APPROVED:



Diane E. Whalen, Mayor

ATTEST:



Melissa Kramer, City Clerk

Since 1945



466 Erlanger Road | 602 Lila Avenue
Erlanger, Kentucky 41018 | Milford, Ohio 45150

Tel: 859.727.3293 | Tel: 513.576.1000
Fax: 859.727.8452

www.vioxinc.com

April 13, 2022

DESCRIPTION OF 2.391 ACRES

Located in Boone County, Kentucky, lying at the southwest intersection of Kentucky Highway 1829 (Industrial Road) and U.S. Highway 25 (Dixie Highway) and is more particularly described as follows:

BEGINNING at a point at the intersection of Kentucky Highway 1829 and U.S. Highway 25 and the west line of the existing corporate boundary of Florence, Kentucky;

THENCE with said corporation line and the centerline of U.S. Highway 25 S 12°28'37" E a distance of 304.23 feet to a point;

THENCE leaving said corporation line and with the north line of the C.N.O. and T.P Railway Company (Deed Book 146, page 371) for the following two (2) courses:

1. S 76°46'26" W a distance of 180.47 feet to a point;
2. with a curve turning to the left with an arc length of 156.57 feet, a radius of 513.34 feet, a chord bearing of S 68°02'10" W, and a chord length of 155.97 feet to a point;

THENCE continuing with said line of C.N.O. and T.P Railway Company, Northern Kentucky Water District (Deed Book 1145, page 76) and through the existing right-of-way of Kentucky Highway 1829 N 11°41'04" W a distance of 340.14 feet to a point in the centerline of Kentucky Highway 1829;

THENCE with centerline N 78°52'54" E a distance of 329.68 feet to the point of beginning containing 2.391 acres.



Exhibit "B"

**PLAT OF 2.391 ACRES
TO BE ANNEXED BY
FLORENCE, KENTUCKY**

BOONE COUNTY KENTUCKY
SOUTHWEST INTERSECTION OF US 25 &
KENTUCKY HIGHWAY 1829

APRIL 13, 2022 SCALE: 1"=60'



VIOX & VIOX

Civil Engineers, Surveyors, and Landscape Architects
466 Erlanger Road • Erlanger, Kentucky 41018
602 Lila Avenue • Millford, Ohio 45150
Ph Erlanger (859)727-3293 • Ph Millford (513)576-1000 • www.vioxinc.com



Note: This plat was prepared using existing Boone County Planning Commission GIS information, deeds and plats of record as shown hereon and a survey of the Northern Kentucky Water District parcel performed by Viox & Viox, Inc. A full survey of this property was not performed.

