

TOWN OF CLOVERDALE
ORDINANCE 2007-1

AN ORDINANCE AMENDING
THE CLOVERDALE PLANNING AND ZONING ORDINANCE
BY AMENDING THE ZONING MAP

WHEREAS, the Plan Commission of the Town of Cloverdale has initiated and proposed this ordinance to amend the Cloverdale Planning and Zoning Map; and

WHEREAS, the Cloverdale Plan Commission held a public hearing on May 3, 2007, after timely notice of the hearing was given by publication in the Banner Graphic, Greencastle, Indiana, on March 23, 2007; and

WHEREAS, the Cloverdale Plan Commission has reported that it paid reasonable regard to the following factors enumerated in I.C. 36-7-4-603 in consideration of the ordinance and determination of a recommendation to be made to the Town Council:

1. The comprehensive plan;
2. Current condition and character of current structures and uses in each district;
3. The most desirable use for the land in each district is adapted;
4. The conservation of property values throughout the jurisdiction;
5. Responsible development and growth; and

WHEREAS, the Cloverdale Plan Commission has [recommended/made no recommendation, made an unfavorable recommendation] that such area be rezoned from R-1 to B-2; and

WHEREAS, the Town Council has considered [the recommendation/no recommendation] of the Cloverdale Plan Commission and has paid reasonable regard to the facts enumerated in I.C. 36-7-4-603 before acting on this ordinance; and

WHEREAS, the Town Council has determined that this ordinance should be adopted without amendment as certified by the Cloverdale Plan Commission.

NOW THEREFORE BE IT ORDAINED by the Town Council of the Town of Cloverdale as follows:

SECTION 1. REZONING

That the Town of Cloverdale Zoning Map is hereby amended by changing the zoning classification for the following described real estate from R-1 to B-2:

A part of the east half of the Southeast Quarter of Section 36, Township 13 North, Range 4 West and part of the southwest fractional quarter of Section 31, Township 13, N Range 3 West of the second principal meridian containing .40 of an acre more or less.

This Ordinance shall have full force and effect upon passage of the Cloverdale Town Council.

The Clerk/Treasurer of the Town of Cloverdale is directed to publish this ordinance by inserting a copy of this ordinance in the official set(s) of the Town of Cloverdale Code maintained on file for public inspection in the office of the Clerk/Treasurer and by noting the zoning amendments on the Zoning Map.

PASSED AND ADOPTED by the Town Council of the Town of Cloverdale, Indiana this 10th day of July, 2007.



Don Sublett, Council President



Dennis Padgett, Council Vice-President



Judy Whitaker, Member



John Davis, Member



Glen Vickroy, Member

ATTEST:



Patti Truax Clerk/Treas.

SYNOPSIS

This ordinance amends the Cloverdale Zoning Map of the Town of Cloverdale to rezone the aforementioned real estate from R-1 ()
to B-2 ()

This instrument was prepared by: Patti Truax, Clerk Treasurer