



APPLICATION FOR REZONING PETITION - CITY OF TERRE HAUTE

SPECIAL ORDINANCE NO. 26

COMMON ADDRESS OF LOTS TO BE REZONED:

1242 North 13th Street

Parcel Number: 84-06-15-379-012.000-002

Current Zoning: M1 Light Industrial

Requested Zoning: R1 Single Family Residence District

Proposed Use: Single Family Home

Name of Owner: Vernard F and Nacy R Farris

Address of Owner: 1000 Lakeside Dr, Yorktown, VA 23692

Phone Number of Owner: 757-817-0576

Attorney Representing Owner (if any):

Address of Attorney:

Phone Number of Attorney:

For Information Contact:

Michelle Tucker 812-208-7080

Council Sponsor: Neil Garrison

***COPY OF SITE PLAN MUST ACCOMPANY THIS APPLICATION**

FILED

AUG 05 2022

SPECIAL ORDINANCE FOR A REZONING
SPECIAL ORDINANCE NO. 26, 2022

CITY CLERK

An Ordinance Amending Chapter 10, Article 2 of the Municipal Code designated as "Comprehensive Zoning Ordinance for Terre Haute Indiana."

SECTION 1. BE IT ORDANED BY THE COMMON COUNCIL of the City of Terre Haute, Vigo County, State of Indiana, that Chapter 10, Article 2 of the City Code of Terre Haute, designated as the "Comprehensive Zoning Ordinance for Terre Haute" and Division 4, Section 10.121 thereof, District Maps, be, and the same is hereby amended to include as follows:

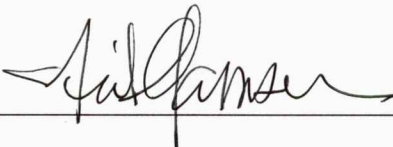
"That the following described real estate situated in the City of Terre Haute, County of Vigo, State of Indiana, to-wit:

PART OF LOTS 1, 2, 3 AND 4 MACK'S SUBDIVISION, BEING A SUBDIVISION OF LOTS 1, 2, 3, 4, 5, AND 6 BLOCK 12 MC GAUGHEY AND ROACH'S SUBDIVISION, AS SHOWN BY THE RECORDED PLAT THEREOF, RECORDED AUGUST 24, 1880, IN PLAT RECORD 3 PAGE 106, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 43 FEET, 10 -1/2 INCHES SOUTH OF THE NORTHEAST CORNER OF LOT 1 IN MACK'S SUBDIVISION, IDENTIFIED ABOVE, THENCE SOUTH 43 FEET 10-1/2 INCHES, THENCE WEST 187 FEET, THENCE NORTH 43 FEET 10-1/2 INCHES, THENCE EAST 187 FEET TO THE PLACE OF BEGINNING.

Commonly known as: **1242 North 13th Street, Terre Haute, Vigo County, Indiana 47807**

Be and the same is hereby established as a **R-1 Single Family Residence District** together with all rights and privileges that may insure to said real estate and the owners thereof by virtue of the law in such cases provided, subject to all limitations and restrictions imposed thereon by deed or otherwise."

SECTION II, WHEREAS, an emergency exists for the immediate taking effect of this Ordinance, the same shall be in full force and effect from and after its passage by the Common Council of Terre Haute, and its approval by the Mayor and publication as required by law.

Presented by Council Member,  Neil Garrison

Passed in Open Council this 8th day of September, 2022

Cheryl Loudermilk
Cheryl Loudermilk-President

ATTEST: Michelle Edwards
Michelle Edwards, City Clerk

Presented by me to the Mayor of the City of Terre Haute this 9th day of
September, 2022

Michelle Edwards
Michelle Edwards, City Clerk

Approved by me, the Mayor, this 9th day of SEPTEMBER, 2022

Duke A. Bennett
Duke A. Bennett, Mayor

ATTEST: Michelle Edwards
Michelle Edwards, City Clerk

This instrument prepared by: **Vernard F. Farris, 1000 Lakeside Drive, Yorktown, VA 23692 (757)817-0576**

I affirm, under the penalties for perjury, that I have taken reasonable care to redact each social security number in this document, unless required by law.

Vernard F Farris
Vernard F Farris

by agent
Michelle Edwards

PETITION TO REZONE REAL PROPERTY

TO: THE PRESIDENT AND MEMBERS OF THE COMMON COUNCIL OF THE CITY OF TERRE HAUTE, INDIANA:

And THE PRESIDENT AND MEMBERS OF THE AREA PLAN COMMISSION FOR VIGO COUNTY, INDIANA:

LADIES AND GENTLEMAN:

The undersigned, **Vernard F. and Nancy R. Farris**, respectfully submits this Petition to rezone the following described real estate in the City of Terre Haute, County of Vigo, Indiana, to wit:

PART OF LOTS 1, 2, 3 AND 4 MACK'S SUBDIVISION, BEING A SUBDIVISION OF LOTS 1, 2, 3, 4, 5, AND 6 BLOCK 12 MC GAUGHEY AND ROACH'S SUBDIVISION, AS SHOWN BY THE RECORDED PLAT THEREOF, RECORDED AUGUST 24, 1880, IN PLAT RECORD 3 PAGE 106, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 43 FEET, 10 -/2 INCHES SOUTH OF THE NORTHEAST CORNER OF LOT 1 IN MACK'S SUBDIVISION, IDENTIFIED ABOVE, THENCE SOUTH 43 FEET 10-1/2 INCHES, THENCE WEST 187 FEET, THENCE NORTH 43 FEET 10-1/2 INCHES, THENCE EAST 187 FEET TO THE PLACE OF BEGINNING.

Commonly known as: **1242 North 13th Street, Terre Haute, Vigo County, Indiana 47807**

Your petitioner is informed and believes that in accordance with Chapter 10, Article 2 of the Municipal Code designated as "Comprehensive Zoning Ordinance for Terre Haute, Indiana," the above-described real estate is now zoned as **M-1 Light Industrial**.

Your petitioner would respectfully state that the real estate is now **Single Family Residence**. Your petitioner intends to use the real estate as a Single Family Residence.

Your petitioner would request that the real estate described herein shall be zoned as R-1 Single Family Residence. Your petitioner would allege that the **SINGLE-FAMILY RESIDENCE DISTRICT** would not alter the general characteristics of this neighborhood.

Your petitioner would respectfully show the proposed change would not be detrimental to the public welfare or injurious to the property or improvements in the neighborhood.

WHEREFORE, your petitioner respectfully requests that the Area Plan Commission for Vigo County and the Common Council of the City of Terre Haute,

Indiana, favorably consider the passage of a Special Ordinance amending the Comprehensive Zoning Ordinance of the city of Terre Haute, Indiana, being Chapter 10, Article 2 of the Municipal Code designated as "Comprehensive Zoning Ordinance for the Terre Haute, Indiana," and declaring the above-described real estate to be part of the R-1 Single Family Residence District of the City of Terre Haute, Indiana, and entitled to the rights and benefits that may accrue to the real estate and the owners thereof by virtue of the new designation subject to all limitations imposed by deed or otherwise.

IN WITNES WHEREOF, This petition has been duly executed this _____ day of _____, 20____.

BY: _____
Vernard F. Farris

BY: _____
Nancy R. Farris

PETITIONER: Vernard F. and Nancy R. Farris, 1000 Lakeside Drive, Yorktown, VA 23692

This instrument was prepared Vernard F. Farris, 1000 Lakeside Drive, Yorktown, VA 23692 (757)817-0576

AFFIDAVIT OF:

COMES NOW affiant _____

and affirms under penalty of law that affiant is the owner of record of the property located at 1242 N. 13th St. Terre Haute In 47807

for which a rezoning is requested and hereto a copy of the deed is attached evidencing such ownership.

I affirm under penalty for perjury, that the foregoing representations are true.

Vernard F. & Nancy R. Farris
[Typed name of owner(s) on deed]

SIGNATURE: Vernard F. Farris

SIGNATURE: Nancy R. Farris

STATE OF Virginia)
SS: County York)

Personally appeared before me, a Notary Public in and for said County and State, Yorktown VA.

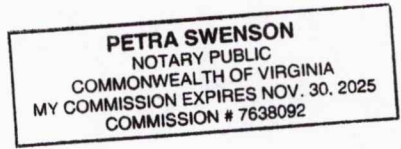
who acknowledges the execution of the above and foregoing, after being duly sworn upon his oath and after having read this Affidavit.

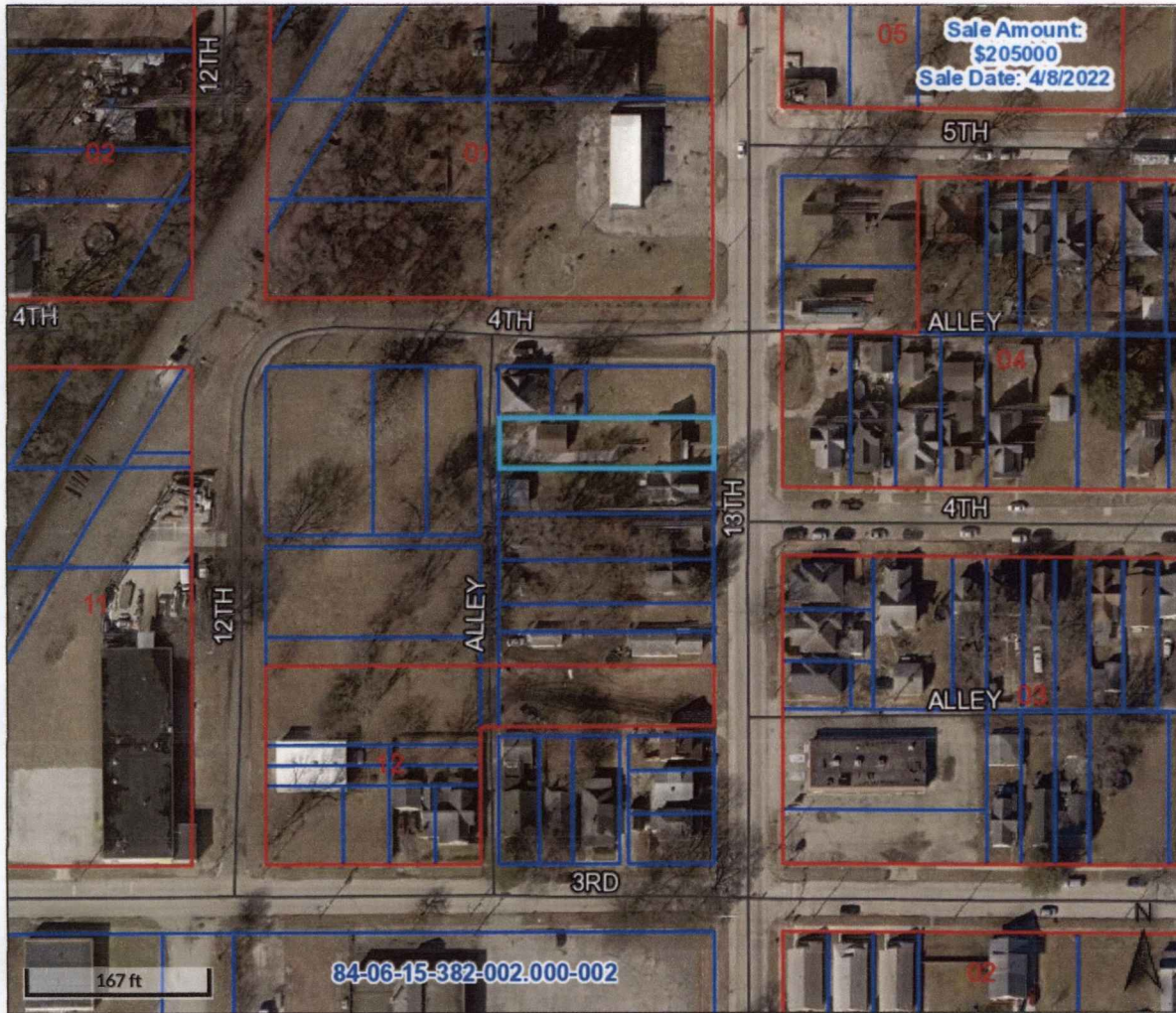
WITNESS my hand and notarial seal, this 03 day of August, 2022.

Notary Public: Petra Swenson
[Typed name]

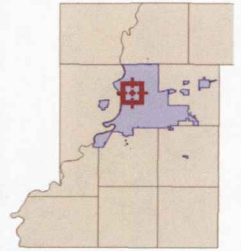
My Commission Expires: Nov. 30, 2025

My County Of Residence: Yorktown Virginia





Overview



Legend

- Corporate Limits
- Political Township
- Sections
- Blocks
- Parcels
- Road Centerlines
- 2022 Sales

Parcel ID	84-06-15-379-012.000-002	Alternate ID	84-06-15-379-012.000-002	Owner Address	Farris Vernard F Jr & Nancy R
Sec/Twp/Rng	15	Class	Res 1 fam dwelling platted lot		1000 Lakeside Dr
Property Address	1242 N 13TH ST TERRE HAUTE	Acreage	n/a		Yorktown, VA 23692
Neighborhood	118520 - HARRISON				
District	002 HARRISON				
Brief Tax Description	MACKS SUB IN MC GAUGHEY & ROACHS WITH EXCEPTIONS 2006019077 2006005031-32 15-12-9 LOTS 1-4 BLK 12 (Note: Not to be used on legal documents)				

Date created: 8/3/2022
Last Data Uploaded: 8/3/2022 6:05:44 AM

Developed by **Schneider**
GEOSPATIAL

Receipt

The following was paid to the City of Terre Haute, Controller's Office.

Date: 08/05/22

Name: Nora Farris

Reason: Renewing - notice of filing 426

Renewing - petition 20

HF

Cash: 447

Check: _____

Credit: _____

Total: 447

Received By: Grimlet

TERRE HAUTE, IN.
PAID
AUG - 5 2022
CONTROLLER



Area Planning Department For Vigo County

159 Oak Street, Terre Haute, Indiana 47807

Telephone: (812) 462-3354

Fax: (812) 234-3248

Terre Haute • West Terre Haute • Riley • Seelyville

DATE: September 8, 2022

REPORT TO THE CITY COUNCIL ON ZONING MAP AMENDMENT

THE VIGO COUNTY AREA PLAN COMMISSION HEREBY GIVES CERTIFICATION TO
SPECIAL ORDINANCE NUMBER 26-22

CERTIFICATION DATE: September 7, 2022

TO: The Honorable Common Council of the City of Terre Haute

Dear Members,

The Vigo County Area Plan Commission offers you the following report and certification on Special Ordinance No. 26-22. This Ordinance is a rezoning of 1242 N. 13th Street. The Petitioners, Venard and Nancy Farris petitions the Plan Commission to rezone said single family residence from zoning classification M-1 to R-1, Single Family Residence District.

The Ordinance was published in the Tribune-Star Newspaper in accordance with IC 5-3-1 and Division XIII of the Comprehensive Zoning Ordinance. Further, this ordinance was posted by the City Building Inspection Department in accordance with IC 36-7-4-604(c).

The Area Plan Commission considered Special Ordinance No. 26-22 at a public meeting and hearing held Wednesday, September 7, 2022. Remonstrators were not present. At this meeting, a quorum was present throughout the meeting pursuant to IC 36-7-4-301, and the Area Plan Commission took official action on Special Ordinance No. 26-22 as required by IC 36-7-4-302. The Area Plan Commission of Vigo County now hereby attaches certification to Special Ordinance No. 26-22 as required by IC 36-7-4-401(a)(7) and IC 36-7-4-605(c).

Therefore, Area Plan Commission's certified recommendation on Special Ordinance No. 26-22 was FAVORABLE WITH THE FOLLOWING CONDITION: 1) The petitioner must submit a statement waiving rights to the required buffer yard and ongoing use. It must be attached to the deed, title, or legal description and remain with the property.

Handwritten signature of Fred L. Wilson in black ink.

Fred L. Wilson, President

Handwritten signature of Jared Bayler in black ink.

Jared Bayler, Executive Director

Received this 8th day of September, 2022

STAFF REVIEW – CITY OF TERRE HAUTE ZONE CHANGE

Number: SO # 26-22

Doc: # 64

Date: September 2022

Page 1 of 5

APPLICATION INFORMATION

Property Owner: Venard & Nancy Farris

Proposed Use: Single Family Residence

Proposed Zoning: R-1, Single Family Residence District

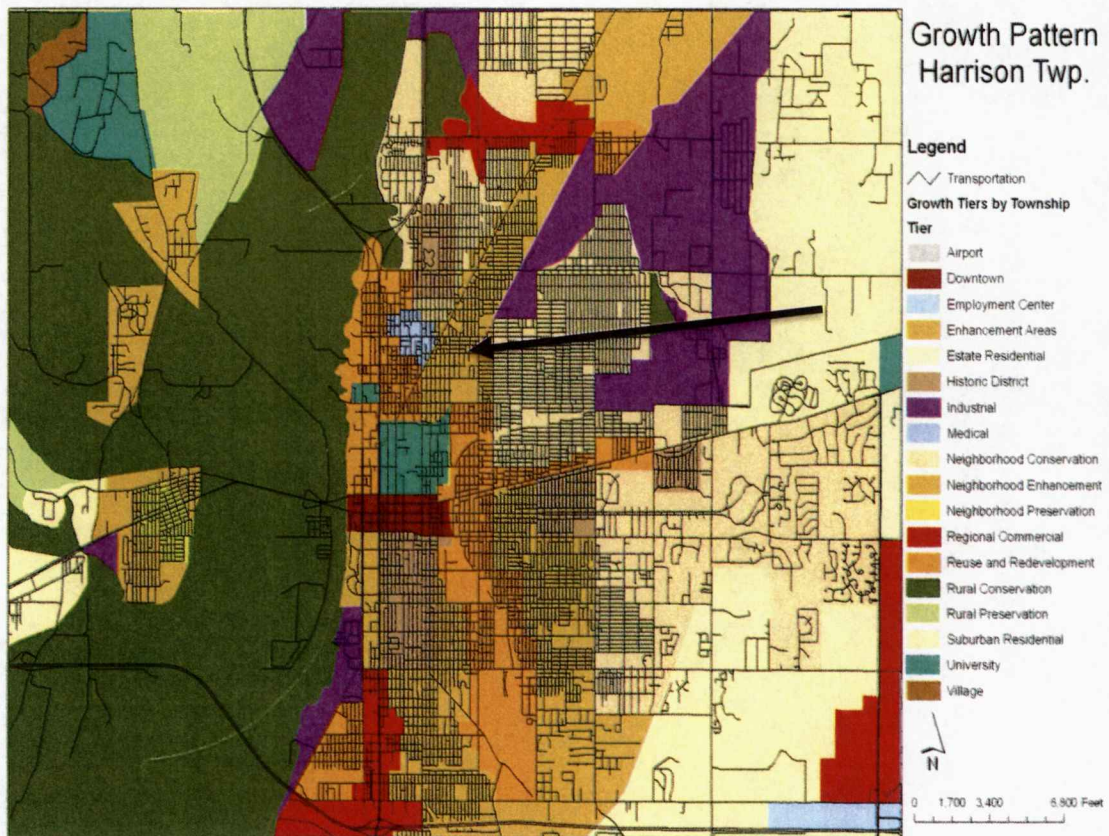
Current Zoning: M-1, Light Industrial District

Location: The property is approximately 75 ft. south of N. 13th Str. & 4th Ave.

Common Address: 1242 N. 13th Street, Terre Haute, IN / 84-06-15-379-012.000-002

COMPREHENSIVE PLAN GUIDANCE

Service Area: The City of Terre Haute



STAFF REVIEW – CITY OF TERRE HAUTE ZONE CHANGE

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Neighborhood Enhancement Areas

Areas that qualify as Neighborhood Enhancement, represent residential areas with aging housing stock, older industrial areas that are in need of reinvestment, and neighborhood commercial nodes that need assistance in meeting modern development standards. These areas are primarily located within the Terre Haute, West Terre Haute, Seelyville, and Riley.

In regards to residential neighborhoods that are in need of rehabilitation, they should receive priority efforts with respect to public improvements such as drainage, sidewalks, street, curb and gutter repair and replacement, and landscaping in the public rights-of-way. Where appropriate, new residential infill projects should be considered a high priority for undeveloped parcels. Over time incompatible and inconsistent uses with the residential context of these neighborhoods should be eliminated.

Over time, it is reasonable to expect some displacement of existing industrial facilities, either because of functional and competitive obsolescence of facilities themselves or because corporate restructuring. As facilities are displaced, facility reuse plans or site redevelopment plans should be prepared. In some cases, industrial reuse or redevelopment may not be appropriate, for example in older core of the City of Terre Haute.

Neighborhood commercial areas are small scale, retail activity clusters or planned centers that serve limited market areas – typically 4,000 to 10,000 people. They provide shopping opportunities for those most frequently purchased goods and services. Neighborhood commercial areas should be distributed throughout the community in relationship to the distribution of households. Each neighborhood commercial center should be a master planned commercial development that is contained within a defined tract or land area. Auto ingress and egress must be controlled. Most importantly, these areas should relate to surrounding residential neighborhoods but not adversely impact the livability of those neighborhoods through traffic, lighting, noise, litter, or other impacts. They will require strong buffering and landscape regulations, as well as being architecturally harmonized and able to blend with their neighborhood context.

Additional policies for Neighborhood Enhancement Areas should include:

- Encourage infill development that is compatible with the land use mix and intensity of existing development.
- Support preservation and rehabilitation of historic properties.
- Incompatible and inconsistent uses with the residential context of these neighborhoods should be eliminated.
- Identify areas that need sub-area plans and prioritize the development of those plans by area.
- Allow for a range of housing densities based on the zoning ordinance.
- Encourage neighborhoods to develop a unique sense of place, but still be part of the larger city.

Dev. Priority: There is a low development priority in this area. Focus should remain on stability and reinvestment in the neighborhood.

STAFF REVIEW – CITY OF TERRE HAUTE ZONE CHANGE

Number: SO # 26-22

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ZONING COMPATIBILITY

Sur. Zones and Uses: **North** – M-1
 East – R-2
 South – M-1
 West – M-1

ZONING REGULATIONS

Uses, Permitted - R-1 Single-Family Residence District.

- (1) One-family detached dwellings.
- (2) Cemeteries, including crematories and mausoleums in conjunction therewith if not located within four hundred feet (400') of any other property in a Residence District.
- (3) Churches, Rectories, and Parish Houses.
- (4) Convents and Monasteries.
- (5) Gardening, including nurseries, provided that no offensive odors or dust are created.
- (6) Golf Courses, but not including commercially-operated driving ranges or miniature golf courses, provided that no clubhouse shall be located within three hundred feet (300') of any other property in a Residence District.
- (7) Libraries, Public. (Ord. No. 1, 1967, § 1131.01 a. - b., 7-6-67)
- (8) Child Care.
- (9) Home Occupations. (Gen. Ord. No. 17, 2000, 9-14-00)

(A) Unlicensed Child Care.

An individual, or other entity, may provide child care in their residence for less than twenty-four (24) continuous hours to five (5) or fewer children at any time excluding relatives of the individual.

(B) Licensed Child Care

An individual, or other entity, who is licensed by the Vigo County Department of Public Welfare and the State Department of Public Welfare may provide child care services for children under the age of fourteen (14). The caregiver may not exceed ten (10) children, including their own children, at any one time.

(C) Licensed or unlicensed child care centers shall not be permitted in residential districts that do not comply to Subsections (a) and (b) above.

STAFF REVIEW – CITY OF TERRE HAUTE ZONE CHANGE

Number: SO # 26-22

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- (10) Parks and Playgrounds, publicly owned and operated.
- (11) Schools, elementary and high, non-boarding and including playgrounds and athletic fields incidental thereto.
- (12) Signs, as regulated by Sec. 10-141 and Table 5.
- (13) Temporary buildings and trailers for construction purposes, for a period not to exceed the lawful duration of such construction.
- (14) Accessory uses.
- (15) A private outdoor swimming pool, fully enclosed by a barrier fence five feet (5') high or an equivalent barrier.
- (16) Residential Facility for the Developmentally Disabled. (Gen. Ord. No. 19, 1997, 2-12-98)
- (17) Residential Facility for the Mentally Ill. (Gen. Ord. No. 19, 1997, 2-12-98)

FINDINGS and RECOMMENDATION

Staff Findings:

The petitioner is requesting to rezone the property from M-1, Light Industrial District to R-1, Single Family Residence District. Several homes around this area are zoned M-1 despite being single family homes. The property has only been utilized as a single family home. According to the Assessors records, it was built in 1850. The petitioner is requesting to rezone in order to be able to sell the property as and for the continued use as a single family residence.

“Non-industrial encroachment into industrial areas is one of the significant problems associated with the existing industrial parks (Thrive 2025 4-14).”

“Therefore, the planning in areas adjacent to existing industrial parks and the location of a new industrial parks are pvery [Sic] important in the relationship between land use and economic development (Thrive 2025 4-14, 15).”

“Existing industrial parks need to be protected from encroachment by residential and retail uses through zoning and buffering. This retains the economic viability of the industrial parks for what they were intended to be used for, and minimizes complaints from non-industrial neighbors. Increasing the buffering required between industrial and non-industrial uses mitigates problems where the uses are adjacent” (Thrive 2025 4-15).

In an M-1 zoning district, all storage, except of motor vehicles, shall be within completely enclosed buildings or may be located out of doors if it is effectively

STAFF REVIEW – CITY OF TERRE HAUTE ZONE CHANGE

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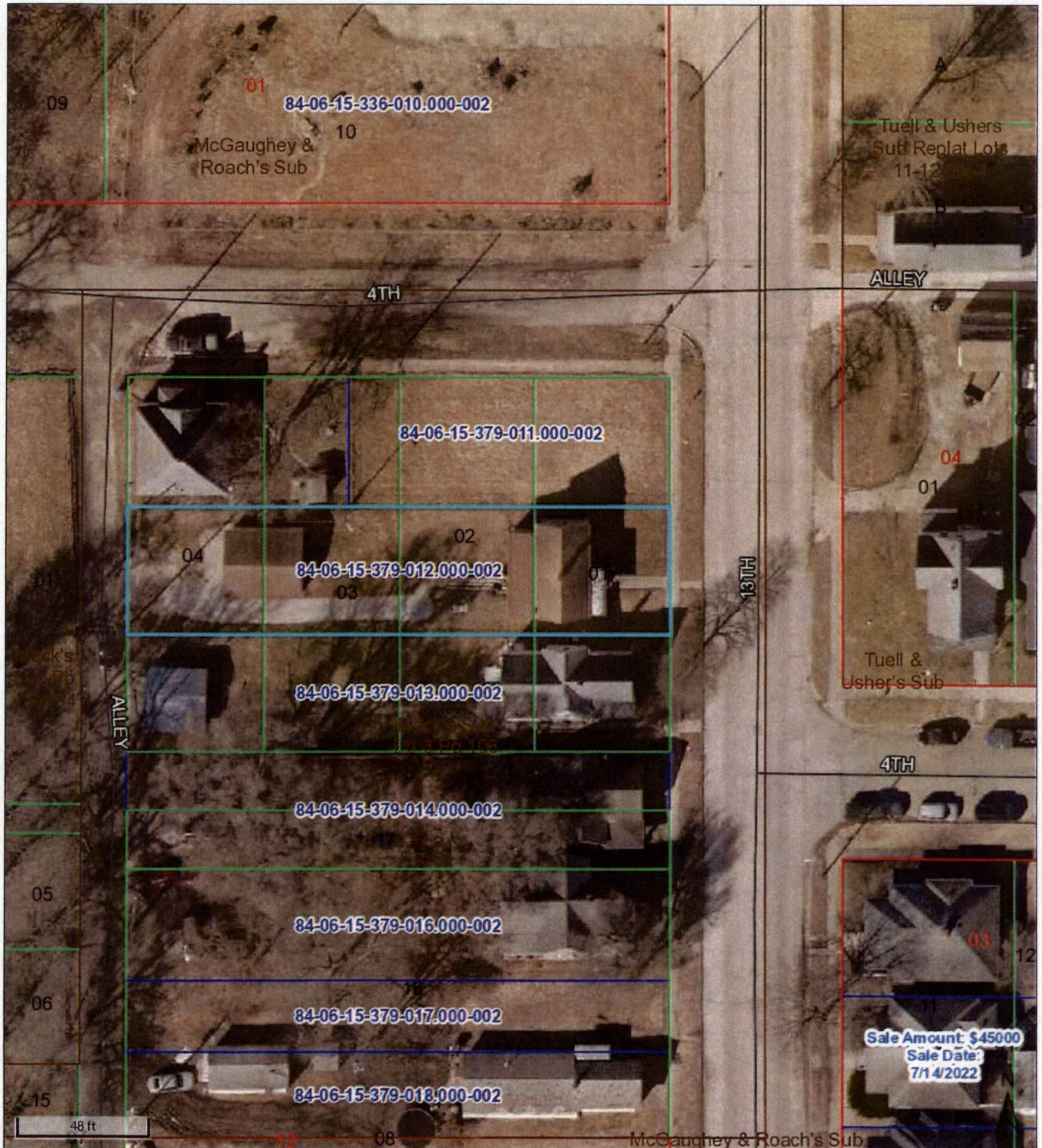
screened by a solid wall or fence. The adjoining M-1 property to the west does not meet this requirement.

Recommendation: Based upon a precedence that was set by Docket #13, SO #1-16, implying that the developer/owner of the requested rezoning would incur the hardship, staff offers a FAVORABLE RECOMMENDATION for this rezoning request with the following conditions:

1. The petitioner must submit a statement waiving rights to the required buffer yard and ongoing use. It must be attached to the deed, title, or legal description and remain with the property.

Docket #64 SO #26-22

1242 N. 13th St.





APPLICATION FOR REZONING PETITION - CITY OF TERRE HAUTE

Docket #64

SPECIAL ORDINANCE NO. 26

COMMON ADDRESS OF LOTS TO BE REZONED:

1242 North 13th Street

Parcel Number: 84-06-15-379-012.000-002

Current Zoning: M1 Light Industrial

Requested Zoning: R1 Single Family Residence District

Proposed Use: Single Family Home

Name of Owner: Vernard F and Nancy R Farris

Address of Owner: 1000 Lakeside Dr, Yorktown, VA 23692

Phone Number of Owner: 757-817-0576

Attorney Representing Owner (if any):

Address of Attorney:

Phone Number of Attorney:

For Information Contact:

Michelle Tucker 812-208-7080

Council Sponsor: Neil Garrison

***COPY OF SITE PLAN MUST ACCOMPANY THIS APPLICATION**

FILED

AUG 05 2022

SPECIAL ORDINANCE FOR A REZONING
SPECIAL ORDINANCE NO. 26, 2022

CITY CLERK

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"That the following described real estate situated in the City of Terre Haute, County of Vigo, State of Indiana, to-wit:

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Commonly known as: **1242 North 13th Street, Terre Haute, Vigo County, Indiana 47807**

Be and the same is hereby established as a **R-1 Single Family Residence District** together with all rights and privileges that may insure to said real estate and the owners thereof by virtue of the law in such cases provided, subject to all limitations and restrictions imposed thereon by deed or otherwise."

SECTION II, WHEREAS, an emergency exists for the immediate taking effect of this Ordinance, the same shall be in full force and effect from and after its passage by the Common Council of Terre Haute, and its approval by the Mayor and publication as required by law.

Presented by Council Member, _____
Neil Garrison

Passed in Open Council this _____ day of _____, 20____.

Cheryl Loudermilk-President

ATTEST: _____
Michelle Edwards, City Clerk

Presented by me to the Mayor of the City of Terre Haute this _____ day of _____, 20__.

Michelle Edwards, City Clerk

Approved by me, the Mayor, this _____ day of _____, 20__.

Duke A. Bennett, Mayor

ATTEST: _____
Michelle Edwards, City Clerk

This instrument prepared by: **Vernard F. Farris, 1000 Lakeside Drive, Yorktown, VA 23692 (757)817-0576**

I affirm, under the penalties for perjury, that I have taken reasonable care to redact each social security number in this document, unless required by law.

Vernard F Farris

PETITION TO REZONE REAL PROPERTY

TO: THE PRESIDENT AND MEMBERS OF THE COMMON COUNCIL OF THE CITY OF TERRE HAUTE, INDIANA:

And THE PRESIDENT AND MEMBERS OF THE AREA PLAN COMMISSION FOR VIGO COUNTY, INDIANA:

LADIES AND GENTLEMAN:

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Your petitioner would respectfully show the proposed change would not be detrimental to the public welfare or injurious to the property or improvements in the neighborhood.

WHEREFORE, your petitioner respectfully requests that the Area Plan Commission for Vigo County and the Common Council of the City of Terre Haute,

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IN WITNES WHEREOF, This petition has been duly executed this _____ day of _____, 20____.

BY: _____
Vernard F. Farris

BY: _____
Nancy R. Farris

PETITIONER: Vernard F. and Nancy R. Farris, 1000 Lakeside Drive, Yorktown, VA 23692

This instrument was prepared Vernard F. Farris, 1000 Lakeside Drive, Yorktown, VA 23692 (757)817-0576

AFFIDAVIT OF:

COMES NOW affiant _____

and affirms under penalty of law that affiant is the owner of record of the property located

at 1242 N. 13th St. Terre Haute In 47807

for which a rezoning is requested and hereto a copy of the deed is attached evidencing such ownership.

I affirm under penalty for perjury, that the foregoing representations are true.

Vernard F. & Nancy R. Farris
[Typed name of owner(s) on deed]

SIGNATURE: Vernard F. Farris

SIGNATURE: Nancy R. Farris

STATE OF Virginia)
SS: County York)

Personally appeared before me, a Notary Public in and for

said County and State, Yorktown VA.

who acknowledges the execution of the above and foregoing, after being duly sworn upon his oath and after having read this Affidavit.

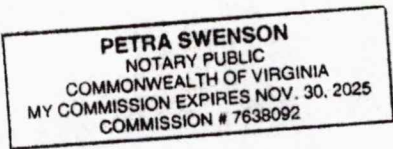
WITNESS my hand and notarial seal, this 03 day of August, 2022.

Notary Public: Petra Swenson

[Typed name]

My Commission Expires: Nov. 30, 2025

My County Of Residence: Yorktown Virginia



QUIT CLAIM DEED
THIS INDENTURE WITNESSETH:

That VERNARD F. FARRIS, JR.
of YORK County, in the State of VIRGINIA
RELEASE AND QUIT CLAIM to VERNARD F. FARRIS, JR. AND NANCY R. FARRIS
of YORK County, in the State of VIRGINIA
for and in consideration of the sum of ONE (1.00) Dollars,
the receipt whereof is hereby acknowledged, the following described Real Estate
in Vigo County in the State of Indiana, to-wit:

PART OF LOTS 1, 2, 3 AND 4 MACK'S SUBDIVISION, BEING A SUBDIVISION OF LOTS
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WEST 187 FEET, THENCE NORTH 43 FEET 10-1/2 INCHES, THENCE EAST 187 FEET
TO THE PLACE OF BEGINNING.

DULY ENTERED FOR TAXATION
Subject to final acceptance for transfer

SEP 21 2006

[Signature]
VIGO COUNTY AUDITOR

IN WITNESS WHEREOF, The said VERNARD F. FARRIS, JR.

in his hand and seal, this 20 day of SEP 2006

[Signature] (Seal) _____ (Seal)

(Seal) _____ (Seal)

(Seal) _____ (Seal)

STATE OF INDIANA, _____ A.D. 20_____, personally appeared the within
named _____ in
Grantor _____ in
the above conveyance, and acknowledged the execution of the same to be _____ voluntary act
and deed.

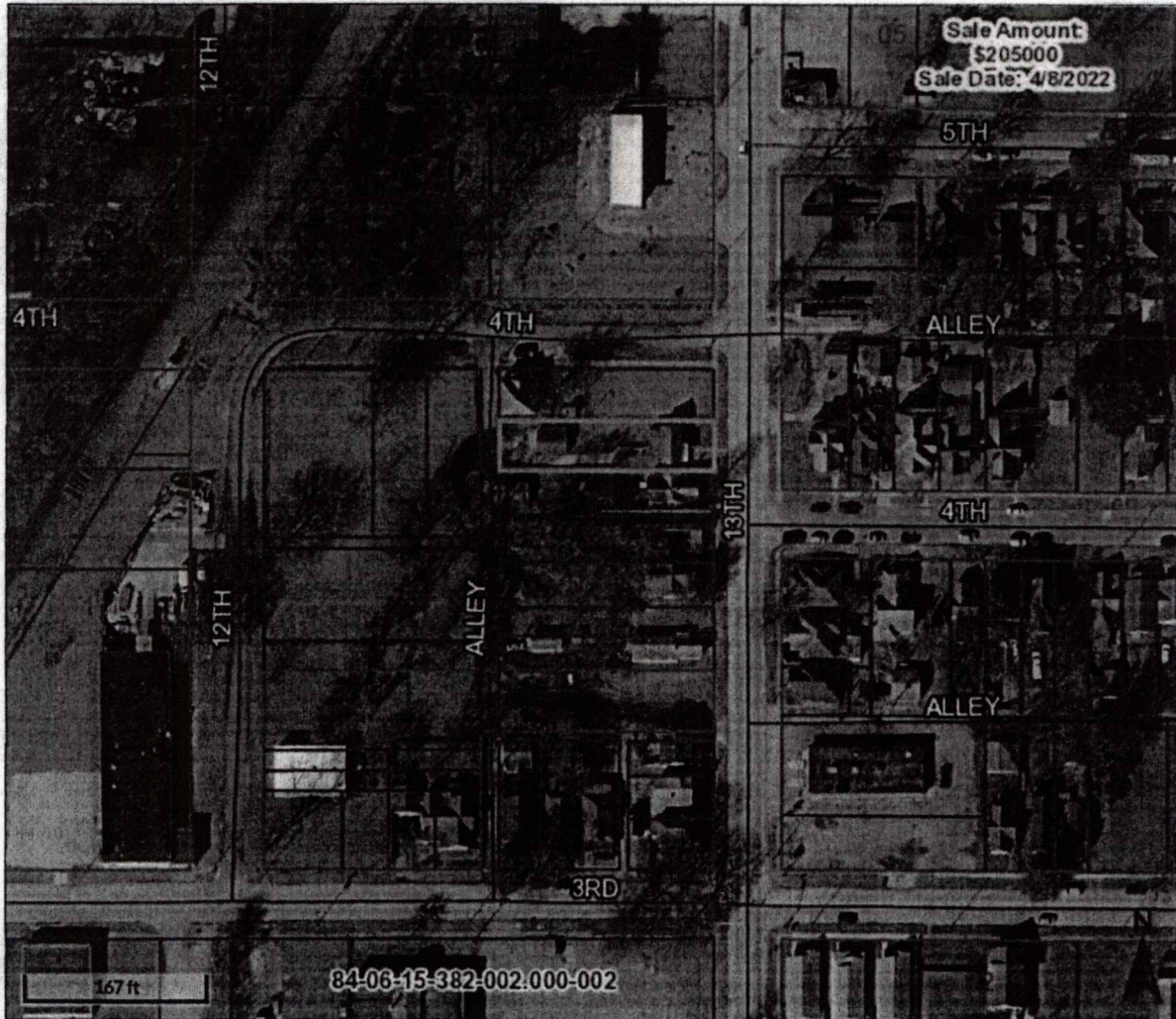
IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official
seal. Commission expires Aug 14 20 13 *[Signature]*
Notary Public
Residence of Vigo County



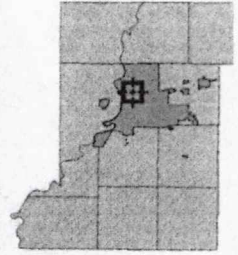
Mail to: Frank Farris, 1000 Lakeside Dr, Yorktown, VA 23692-3076
This instrument prepared by: Nancy R. Farris

I affirm, under the penalties for perjury, that I
have taken reasonable care to redact each
Social Security number in this document,
unless required by law.
[Signature]

Beacon™ Vigo County, IN / City of Terre Haute



Overview



Legend

- Corporate Limits
- Political Township
- Sections
- Blocks
- Parcels
- Road Centerlines
- 2022 Sales

Parcel ID	84-06-15-379-012.000-002	Alternate ID	84-06-15-379-012.000-002	Owner Address	Farris Vernard F Jr & Nancy R
Sec/Twp/Rng	15	Class	Res 1 fam dwelling platted lot		1000 Lakeside Dr
Property Address	1242 N 13TH ST	Acreage	n/a		Yorktown, VA 23692
	TERRE HAUTE				
Neighborhood	118520 - HARRISON				
District	002 HARRISON				
Brief Tax Description	MACKS SUB IN MC GAUGHEY & ROACHS WITH EXCEPTIONS				
	2006019077 2006005031-32 15-12-9 LOTS 1-4 BLK 12				
	(Note: Not to be used on legal documents)				

Date created: 8/3/2022
 Last Data Uploaded: 8/3/2022 6:05:44 AM

Developed by Schneider
 GEOSPATIAL

Receipt

The following was paid to the City of Terre Haute, Controller's Office.

Date: 08/05/22

Name: Nora Ferris

Reason: Removal - notice of filing 4215

Removal - petition 80

415

Cash: 415

Check: _____

Credit: _____

Total: 415

Received By: Grim Wit

TERRE HAUTE, IN.
PAID
AUG - 5 2022
CONTROLLER



APPLICATION FOR REZONING PETITION - CITY OF TERRE HAUTE

SPECIAL ORDINANCE NO. 26

COMMON ADDRESS OF LOTS TO BE REZONED:

1242 North 13th Street

Parcel Number: 84-06-15-379-012.000-002

Current Zoning: M1 Light Industrial

Requested Zoning: R1 Single Family Residence District

Proposed Use: Single Family Home

Name of Owner: Vernard F and Nancy R Farris

Address of Owner: 1000 Lakeside Dr, Yorktown, VA 23692

Phone Number of Owner: 757-817-0576

Attorney Representing Owner (if any):

Address of Attorney:

Phone Number of Attorney:

For Information Contact:

Michelle Tucker 812-208-7080

Council Sponsor: Neil Garrison

***COPY OF SITE PLAN MUST ACCOMPANY THIS APPLICATION**

FILED

AUG 05 2022

SPECIAL ORDINANCE FOR A REZONING
SPECIAL ORDINANCE NO. 26, 2022

CITY CLERK

An Ordinance Amending Chapter 10, Article 2 of the Municipal Code designated as "Comprehensive Zoning Ordinance for Terre Haute Indiana."

SECTION I. BE IT ORDIANED BY THE COMMON COUNCIL of the City of Terre Haute, Vigo County, State of Indiana, that Chapter 10, Article 2 of the City Code of Terre Haute, designated as the "Comprehensive Zoning Ordinance for Terre Haute" and Division 4, Section 10.121 thereof, District Maps, be, and the same is hereby amended to include as follows:

"That the following described real estate situated in the City of Terre Haute, County of Vigo, State of Indiana, to-wit:

PART OF LOTS 1, 2, 3 AND 4 MACK'S SUBDIVISION, BEING A SUBDIVISION OF LOTS 1, 2, 3, 4, 5, AND 6 BLOCK 12 MC GAUGHEY AND ROACH'S SUBDIVISION, AS SHOWN BY THE RECORDED PLAT THEREOF, RECORDED AUGUST 24, 1880, IN PLAT RECORD 3 PAGE 106, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 43 FEET, 10 -/2 INCHES SOUTH OF THE NORTHEAST CORNER OF LOT 1 IN MACK'S SUBDIVISION, IDENTIFIED ABOVE, THENCE SOUTH 43 FEET 10-1/2 INCHES, THENCE WEST 187 FEET, THENCE NORTH 43 FEET 10-1/2 INCHES, THENCE EAST 187 FEET TO THE PLACE OF BEGINNING.

Commonly known as: **1242 North 13th Street, Terre Haute, Vigo County, Indiana 47807**

Be and the same is hereby established as a **R-1 Single Family Residence District** together with all rights and privileges that may insure to said real estate and the owners thereof by virtue of the law in such cases provided, subject to all limitations and restrictions imposed thereon by deed or otherwise."

SECTION II, WHEREAS, an emergency exists for the immediate taking effect of this Ordinance, the same shall be in full force and effect from and after its passage by the Common Council of Terre Haute, and its approval by the Mayor and publication as required by law.

Presented by Council Member, _____

Neil Garrison

Passed in Open Council this _____ day of _____, 20____.

Cheryl Loudermilk-President

ATTEST: _____
Michelle Edwards, City Clerk

Presented by me to the Mayor of the City of Terre Haute this _____ day of _____, 20__.

Michelle Edwards, City Clerk

Approved by me, the Mayor, this _____ day of _____, 20__.

Duke A. Bennett, Mayor

ATTEST: _____
Michelle Edwards, City Clerk

This instrument prepared by: **Vernard F. Farris, 1000 Lakeside Drive, Yorktown, VA 23692 (757)817-0576**

I affirm, under the penalties for perjury, that I have taken reasonable care to redact each social security number in this document, unless required by law.

Vernard F Farris

PETITION TO REZONE REAL PROPERTY

TO: THE PRESIDENT AND MEMBERS OF THE COMMON COUNCIL OF THE CITY OF TERRE HAUTE, INDIANA:

And THE PRESIDENT AND MEMBERS OF THE AREA PLAN COMMISSION FOR VIGO COUNTY, INDIANA:

LADIES AND GENTLEMAN:

The undersigned, **Vernard F. and Nancy R. Farris**, respectfully submits this Petition to rezone the following described real estate in the City of Terre Haute, County of Vigo, Indiana, to wit:

PART OF LOTS 1, 2, 3 AND 4 MACK'S SUBDIVISION, BEING A SUBDIVISION OF LOTS 1, 2, 3, 4, 5, AND 6 BLOCK 12 MC GAUGHEY AND ROACH'S SUBDIVISION, AS SHOWN BY THE RECORDED PLAT THEREOF, RECORDED AUGUST 24, 1880, IN PLAT RECORD 3 PAGE 106, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 43 FEET, 10 -/2 INCHES SOUTH OF THE NORTHEAST CORNER OF LOT 1 IN MACK'S SUBDIVISION, IDENTIFIED ABOVE, THENCE SOUTH 43 FEET 10-1/2 INCHES, THENCE WEST 187 FEET, THENCE NORTH 43 FEET 10-1/2 INCHES, THENCE EAST 187 FEET TO THE PLACE OF BEGINNING.

Commonly known as: **1242 North 13th Street, Terre Haute, Vigo County, Indiana 47807**

Your petitioner is informed and believes that in accordance with Chapter 10, Article 2 of the Municipal Code designated as "Comprehensive Zoning Ordinance for Terre Haute, Indiana," the above-described real estate is now zoned as **M-1 Light Industrial**.

Your petitioner would respectfully state that the real estate is now **Single Family Residence**. Your petitioner intends to use the real estate as a Single Family Residence.

Your petitioner would request that the real estate described herein shall be zoned as a R-1 Single Family Residence. Your petitioner would allege that the **SINGLE-FAMILY RESIDENCE DISTRICT** would not alter the general characteristics of this neighborhood.

Your petitioner would respectfully show the proposed change would not be detrimental to the public welfare or injurious to the property or improvements in the neighborhood.

WHEREFORE, your petitioner respectfully requests that the Area Plan Commission for Vigo County and the Common Council of the City of Terre Haute,

Indiana, favorably consider the passage of a Special Ordinance amending the Comprehensive Zoning Ordinance of the city of Terre Haute, Indiana, being Chapter 10, Article 2 of the Municipal Code designated as "Comprehensive Zoning Ordinance for the Terre Haute, Indiana," and declaring the above-described real estate to be part of the R-1 Single Family Residence District of the City of Terre Haute, Indiana, and entitled to the rights and benefits that may accrue to the real estate and the owners thereof by virtue of the new designation subject to all limitations imposed by deed or otherwise.

IN WITNES WHEREOF, This petition has been duly executed this _____ day of _____, 20_____.

BY: _____
Vernard F. Farris

BY: _____
Nancy R. Farris

PETITIONER: Vernard F. and Nancy R. Farris, 1000 Lakeside Drive, Yorktown, VA 23692

This instrument was prepared Vernard F. Farris, 1000 Lakeside Drive, Yorktown, VA 23692 (757)817-0576

AFFIDAVIT OF:

COMES NOW affiant _____

and affirms under penalty of law that affiant is the owner of record of the property located

at 1242 N. 13th St. Terre Haute In 47807

for which a rezoning is requested and hereto a copy of the deed is attached evidencing such ownership.

I affirm under penalty for perjury, that the foregoing representations are true.

Vernard F. & Nancy R. Farris
[Typed name of owner(s) on deed]

SIGNATURE: _____

SIGNATURE: _____

STATE OF Virginia)
SS: County York)

Personally appeared before me, a Notary Public in and for

said County and State, _____

who acknowledges the execution of the above and foregoing, after being duly sworn upon his oath and after having read this Affidavit.

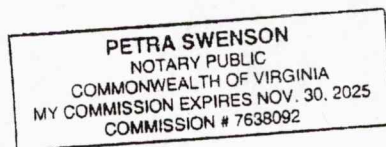
WITNESS my hand and notarial seal, this 03 day of August, 2022.

Notary Public:

[Typed name]

My Commission Expires:

My County Of Residence:



QUIT CLAIM DEED
THIS INDENTURE WITNESSETH:

That VERNARD F. FARRIS, JR.

of YORK County, in the State of VIRGINIA
RELEASE AND QUIT CLAIM to VERNARD F. FARRIS, JR. AND NANCY R. FARRIS

of YORK County, in the State of VIRGINIA
for and in consideration of the sum of ONE (1.00) Dollars,

the receipt whereof is hereby acknowledged, the following described Real Estate
in Vigo County in the State of Indiana, to-wit:

PART OF LOTS 1, 2, 3 AND 4 MACK'S SUBDIVISION, BEING A SUBDIVISION OF LOTS
1, 2, 3, 4, 5 AND 6 BLOCK 12 MC GAUGHEY AND ROACH'S SUBDIVISION, AS SHOWN
BY THE RECORDED PLAT THEREOF, RECORDED AUGUST 24, 1880, IN PLAT RECORD 3
PAGE 106, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT
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WEST 187 FEET, THENCE NORTH 43 FEET 10-1/2 INCHES, THENCE EAST 187 FEET
TO THE PLACE OF BEGINNING.

DULY ENTERED FOR TAXATION
Subject to final acceptance for transfer

SEP 21 2006

[Signature]
VIGO COUNTY AUDITOR

IN WITNESS WHEREOF, The said VERNARD F. FARRIS, JR.

in _____ hereunto set HIS hand and seal, this 20 day of SEP 2006

[Signature]

(Seal) _____ (Seal)
(Seal) _____ (Seal)
(Seal) _____ (Seal)

STATE OF INDIANA, _____ A.D. 20_____, personally appeared the within
named _____

Grantor _____ in
the above conveyance, and acknowledged the execution of the same to be _____ voluntary act
and deed.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official
seal. Commission expires Aug 14 20 13

[Signature]
Notary Public
Residence of Vigo County



Mail to: Frank Farris 1000 Lakeside Dr, Yorktown, VA 23692-3076
This instrument prepared by: Nancy R. Farris

I affirm, under the penalties for perjury, that I
have taken reasonable care to redact each
Social Security number in this document,
unless required by law.

X *[Signature]*



- Legend**
- Corporate Limits
 - Political Township
 - Sections
 - Blocks
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Developed by  **Schneider**
 GEOSPATIAL

Receipt

The following was paid to the City of Terre Haute, Controller's Office.

Date: 08/05/22

Name: Nina Ferris

Reason: Donation - after it turns off

Donation - portion of

2021

Cash: 449

Check: _____

Credit: _____

Total: 449

Received By: Gina Little

TERRE HAUTE, IN.
PAID
AUG - 5 2022
CONTROLLER