

SELLERSBURG ZONING BOARD MEETING

February 11, 1992

Meeting of the Sellersburg Zoning Board Meeting was held on February 11, 1992. Those in attendance were Rodney Pate, Carl Truman, J. D. Downing, Dave Broady, and Stan Tucker. Robert Smith and Karen Higley were absent.

The meeting was called to order at 6:30 p.m. by Rodney Pate.

A petition from Carolyn Curtis was submitted to request an amendment to the zoning districts set out on district zone maps of the town of Sellersburg, with respect to the following described real estate, situated in the town of Sellersburg. The described real estate is Lot numbers 14, 15, 16, 17, and 18 in Block F, in Fairview Addition.

The above describe real estate is now in district classified R-1 and is requested that it be reclassified local business to build a national franchise fast food restaurant.

Dave Broady made a motion to rezone lots 14, 15, 17, and 18 in block F, in Fairview Addition as commercial being in a district of local business. The motion was seconded by J. D. Downing. The vote was 4-0 in favor of the motion. Carl Truman abstained from voting on the motion.

Jody Barham would like a zoning change on the property located located at New Albany Street. He would like to have it rezoned to build a four-plex. For a residential multi-dwelling he would need a variance and need to address the Board of Zoning Appeals.

Also, some question was made of what zoning was on the property at this time. The building inspector, Steve Prather, agreed to research this and get back to Mr. Barham on this matter.

Bill Bridges introduced a proposal on his tract of land on the Northside of 31E across from the property of the bowling alley on 31-E. He presented four types of zoning, on this land. This is just an idea and it is something to work with in the future that may benefit Sellersburg in the future.

Bill Bridges thanked the board for their time.

The meeting was adjourned at 8:00 p.m. A motion was made by Dave Broady to adjourn the meeting and it was seconded by J. D. Downing. All members were in favor 5-0.

Minutes submitted by Benita Pate

STATE OF INDIANA:

SS:

COUNTY OF CLARK:

BEFORE THE SELLERSBURG  
PLANNING COMMISSION

February 10, 1992

6:30 PM

Town Hall

Sellersburg IN 47172

IN THE MATTER OF THE PETITION OF

Carolyn Curtis

TO RE-ZONE PROPERTY

PETITION TO AMEND THE  
SELLERSBURG, INDIANA ZONING ORDINANCE

To the Sellersburg Planning Commission:

The Undersigned petitioner respectfully requests an amendment to the zoning districts set out on the District Zone Maps of the City of Sellersburg, Indiana with respect to the following described real estate, situated in the Town of Sellersburg, County of Clark, State of Indiana to-wit:

See attached "EXHIBIT A"

The above described real estate is now in a district classified as R-1 and it is requested that it be reclassified as Local for the following reasons:

Business

To build a national franchised fast food restaurant.

WHEREFORE, the undersigned petitioner prays that the town of Sellersburg Zoning Ordinance be amended so that the subject real estate be classified as being in a district of Local Business.

Dated and signed by the petitioner at Sellersburg, Clark County, Indiana, this 31 day of February, 1992.

Carolyn Curtis

Carolyn Curtis

WARRANTY DEED

THIS INDENTURE WITNESSETH, that GERALD L. DENNIS and CORA ANN DENNIS, husband and wife, of Clark County, Indiana, as grantors, for and in consideration of the sum of One Dollar (\$1.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

CONVEY AND WARRANT

to CAROLYN SUE CURTIS, of Clark County, Indiana, whose mailing address is 8108 Highway 31 Sellersburg, Indiana 47172, as grantee, the following described real estate in Clark County, Indiana, to-wit:

Lots Numbers 14, 15, 16, 17 and 18 in Block F, in Fairview Addition to the Town of Sellersburg, Clark County, Indiana.

Being the same real estate conveyed to the grantors herein by Deed dated November 28, 1973, and recorded in Deed Drawer 5, as Instrument No. 11071, in the office of the Recorder of Clark County, Indiana.

This conveyance is made subject to all applicable easements, right-of-way, restrictions and agreements of record.

The grantee assumes and agrees to pay the Spring installment of real estate taxes for the year 1980, payable in Spring 1981, and all subsequent real estate taxes.

IN WITNESS WHEREOF, the said grantors have hereunto set their hands this 15<sup>th</sup> day of October, 1980.

Gerald L. Dennis  
Gerald L. Dennis  
Cora Ann Dennis  
Cora Ann Dennis

DULY ENTERED  
FOR TAXATION

OCT 16 1980

John Beecham  
AUDITOR CLARK COUNTY

RECEIVED  
FOR RECORD  
OCT 16 9 57 AM '80  
RECORDED IN Deed DRA 12  
INSTR. NO. 9295  
JULIA LOVE  
RECORDER OF CLARK CO.



STATE OF INDIANA:

SS:

COUNTY OF CLARK:

BEFORE THE SELLERSBURG  
PLANNING COMMISSION

February 10, 1992

6:30PM

Town Hall

Sellersburg IN 47172

IN THE MATTER OF THE PETITION OF

Carolyn Curtis

TO RE-ZONE PROPERTY

PETITION TO AMEND THE  
SELLERSBURG, INDIANA ZONING ORDINANCE

To the Sellersburg Planning Commission:

The Undersigned petitioner respectfully requests an amendment to the zoning districts set out on the District Zone Maps of the City of Sellersburg, Indiana with respect to the following described real estate, situated in the Town of Sellersburg, County of Clark, State of Indiana to-wit:

See attached "EXHIBIT A"

The above described real estate is now in a district classified as R-1 and it is requested that it be reclassified as Local for the following reasons:

Business

To build a national franchised fast food restaurant.

WHEREFORE, the undersigned petitioner prays that the town of Sellersburg Zoning Ordinance be amended so that the subject real estate be classified as being in a district of Local Business.

Dated and signed by the petitioner at Sellersburg, Clark County, Indiana, this 31 day of January, 1992.

Carolyn Curtis Roache

Carolyn Curtis

WARRANTY DEED

6460

THIS INDENTURE WITNESSETH, that Nelinda Roberts McCoy, f/k/a Nelinda Roberts, of Clark County, Indiana, as grantor, for and in consideration of the sum of One Dollar (\$1.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

CONVEYS AND WARRANTS

to Ronald W. Hutchison and Bonnie J. Hutchison, husband and wife, of Clark County, Indiana, as grantees, the following described real estate in Clark County, Indiana, to-wit:

Lots Nos. Nineteen (19), Twenty (20), Twenty-one (21) and Twenty-two (22) in Block F, all in Fairview Addition, to the Town of Sellersburg, Indiana.

This conveyance is made subject to all applicable easements, rights-of-way, restrictions and agreements of record.

The grantees assume and agree to pay the 2 installment of real estate taxes for the year 1987, payable in 1988, and all subsequent real estate taxes.

IN WITNESS WHEREOF, the said grantor has hereunto set her hand this 17 day of June, 1988.

Nelinda Roberts McCoy  
Nelinda Roberts McCoy

STATE OF INDIANA  
COUNTY OF Clark

BEFORE ME, the undersigned, a Notary Public, in and for the above-named County and State, this 17 day of June 1988, 1988, personally appeared Nelinda Roberts McCoy f/k/a Nelinda Robert, and acknowledged the execution of the foregoing Deed.

WITNESS my hand and notarial seal

Sharon Schaefer  
Notary Public

My commission expires:

Sharon Schaefer  
Printed Signature

03-02-90

Resident of Clark County,  
Indiana

The Grantees, Ronald W. Hutchison and Bonnie J. Hutchison, husband and wife, acknowledge and accept the conveyance of the above described real estate and request that the tax statement be sent to 8018 Hwy 311, Sellersburg Ind 47172.

Ronald W. Hutchison  
Ronald W. Hutchison

Bonnie J. Hutchison  
Bonnie J. Hutchison

STATE OF INDIANA  
COUNTY OF Clark

BEFORE ME, the undersigned, a Notary Public, in and for the above-named County and State, this 17 day of June, 1988, personally appeared Ronald W. Hutchison and Bonnie J. Hutchison, husband and wife, and acknowledged the execution of the foregoing request for tax statements mailings.

WITNESS my hand and notarial seal.

Sharon Schaefer  
Notary Public

My commission expires:

Sharon Schaefer  
Printed Signature

03-02-90

Resident of Clark County,  
Indiana

This Instrument Was Prepared By:  
Charles R. Murphy  
STITES & HARBISON  
FIFER, LANUM & BLAU  
323 E. Court Avenue  
Jeffersonville, Indiana 47130  
(812) 282-7566

DULY ENTERED  
FOR TAXATION

JUN 23 1988

Richard Jones  
Auditor Clark County

RECEIVED  
FOR RECORD

JUN 23 9 26 AM '88  
RECORDED IN 6460  
INSTR. NO. 6460  
CAROLYN P. MAKOWSKY  
RECORDER OF CLARK CO.



P 702 217 422

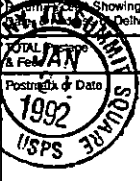


**Certified Mail Receipt**  
No Insurance Coverage Provided  
Do not use for International Mail  
(See Reverse)

Sent to	
Mr. Mrs. R. Hartcheson	
Street & No.	
8018 Highway 31W	
P.O., State & ZIP Code	
Dallentown, Pa. 47172	
Postage	\$ .29
Certified Fee	1.00
Special Delivery Fee	
Restricted Delivery Fee	
Return Receipt Showing to Whom & Date Delivered	1.00
Return Receipt Showing to Whom, Date, & Address of Delivery	
TOTAL Postage & Fees	\$ 2.29
Postmark or Date	

PS Form 3800, June 1990

PS Form 3800, June 1990



Sent to	
State Police Post	
Street & No.	
8014 Highway 311	
P.O., State & ZIP Code	
Dallentown, Pa. 47172	
Postage	\$ .29
Certified Fee	1.00
Special Delivery Fee	
Restricted Delivery Fee	
Return Receipt Showing to Whom & Date Delivered	1.00
Return Receipt Showing to Whom, Date, & Address of Delivery	
TOTAL Postage & Fees	\$ 2.29
Postmark or Date	

PS Form 3800, June 1990



Sent to	
Mr. Kenneth Hecker	
Street & No.	
3004 Shagback	
P.O., State & ZIP Code	
Dallentown, Pa. 47172	
Postage	\$ .29
Certified Fee	1.00
Special Delivery Fee	
Restricted Delivery Fee	
Return Receipt Showing to Whom & Date Delivered	1.00
Return Receipt Showing to Whom, Date, & Address of Delivery	
TOTAL Postage & Fees	\$ 2.29
Postmark or Date	

P 702 217 425



**Certified Mail Receipt**  
No Insurance Coverage Provided  
Do not use for International Mail  
(See Reverse)

P 702 217 428



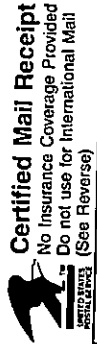
**Certified Mail Receipt**  
No Insurance Coverage Provided  
Do not use for International Mail  
(See Reverse)

Sent to	
Christopher O'Neal	
Street & No.	
40 Jun O'Neal Ford	
P.O., State & ZIP Code	
58 S. Anderson Ave. Dallentown, Pa. 47172	
Postage	\$ .29
Certified Fee	1.00
Special Delivery Fee	
Restricted Delivery Fee	
Return Receipt Showing to Whom & Date Delivered	1.00
Return Receipt Showing to Whom, Date, & Address of Delivery	
TOTAL Postage & Fees	\$ 2.29
Postmark or Date	

PS Form 3800, June 1990



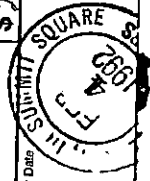
P 702 217 434



**Certified Mail Receipt**  
No Insurance Coverage Provided  
Do not use for International Mail  
(See Reverse)

Sent to	
Mr. Mrs. R. Hartcheson	
Street & No.	
814 Mt. Zion Rd	
P.O., State & ZIP Code	
Dallentown, Pa. 47126	
Postage	\$ .29
Certified Fee	1.00
Special Delivery Fee	
Restricted Delivery Fee	
Return Receipt Showing to Whom & Date Delivered	
Return Receipt Showing to Whom, Date, & Address of Delivery	1.00
TOTAL Postage & Fees	\$ 2.29
Postmark or Date	

PS Form 3800, June 1990



**CASH RECEIPT**

Received From

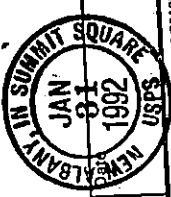
Amount (Written Out)

100 Dollars

Amount (in Numbers)

\$ 13.74

Purpose



By (Signature and Title)  
*D. Jansley*

PS Form 1096, November 1987

\* U.S. GPO: 1987 O-198-25878123





SELLERSBURG ZONING BOARD MINUTES

March 10, 1992

The Sellersburg Zoning Board Meeting was held on March 10, 1992, at 6:30 p.m. Those in attendance were Rodney Pate, Dave Broady, Karl Truman, Stan Tucker, J. D. Downing, and Steve Prather, the Sellersburg Building Inspector. Robert Smith and Karen Higley were absent.

A correction was made to the misspelling of Karl Truman's first name. It is spelled "Karl" instead of the incorrect spelling of "Carl." Stan Tucker made a motion to accept the minutes as corrected. Dave Broady seconded the motion. All members were in favor of the motion.

A Sellersburg citizen, Dick Keith, was present at tonight's meeting to voice concern of a problem around his home. A garage, near to the rear of his home, is being used as a body shop. Paint odor, litter, tires, and blocking the roadway are a continuous problem. The board suggested a written letter of complaint be submitted by him and his neighbors to the zoning board and building inspector, Steve Prather. Names would be kept confidential.

Karl Truman suggested that our building inspector, Steve Prather, investigate this matter, and see what citations are being violated and report back to the board next month.

Present at tonight's meeting was Mr. Sam Wagner, of Trimac Construction, Inc. His intentions are to develop 24 senior citizen's apartments down near the Moose Lodge by Highway 131, on 2 1/2 acres (12 unit per acre). This property is owned by Bill Bridges. These apartments would accommodate handicapped or citizens 62 years and order.

Trimac construction is building an independent rental facility, not a care facility, and would be built through Farmer's Home Administration. No application has been made through Farmer's Home Administration yet, they would like the

rezoning be made first.

Next month we will adopt the statutes on building this type of projects in Sellersburg. A copy will be sent to Mr. Sam Wagner, of Trimac Construction.

Concern was made of the two zoning board members Karen Higley and Robert Smith, absent at the last two meetings. Members thought a letter of intention should be sent to these individuals.

Mr. Prather was representing the Methodist Church. They are turning their <sup>so</sup> part~~age~~ into classrooms and office space.

The board suggested a variance be granted instead of rezoning. The Minister Board of trustee, or building committee will need to go before the zoning of appeals.

In the past few weeks alot of question was made on "who" assigns new property numbers for addresses. The building will now give out a new property number for a new address, when issuing a building permit. Stan Tucker made this a motion and J. D. Downing, seconded this motion. All were in favor :  
5-0.

Stan Tucker made a motion to adjourn the meeting. It was seconded by Dave Broady. All members were in favor of the motion. The meeting was adjourned at 7:46 p.m.

Submitted by: Benita Pate  
Secretary

SELLERSBURG ZONING BOARD MINUTES

April 14, 1992

The Sellersburg Zoning Board held their meeting Tuesday, April 14, 1992, at 6:30 p.m., at the Sellersburg Library. Those in attendance were J. D. Downing, Rodney Pate, Karl Truman, Stan Tucker, Dave Broady, and Steve Prather, (Sellersburg Building Inspector). Karen Higley and Robert Smith were absent.

Corrections were made to last months minutes. On page 2, 5th paragraph, "inspector" was left out of the sentence behind the word "building". Also, in the 1st paragraph, "adopt" was misspelled. Stan Tucker made a motion to approve the minutes as corrected. Dave Broady seconded the motion. All members were in favor of the motion.

J. D. Downing, said that Robert Smith had resigned from the zoning board. Cindy Weber will replace Robert Smith on the zoning board.

The board suggested that a letter be sent to Karen Higley to see what her intentions were as a member of the zoning board.

It was decided to give Robert Smith a Town Recognition Certificate as appreciation of his time on the past zoning boards. Karl Truman said he would take care of this.

Steve Prather reports that they are still looking into the nuisance problem behind Dick Keith's home.

It was decided that the Zoning Board of Appeals would meet on the 2nd Tuesday of the month at 6:00 p.m., preceding the Zoning Board Meeting at 6:30 p.m., at the Sellersburg Library.

Stan Tucker made a motion to adjourn the meeting, and it was seconded by Karl Truman. All members of the board were in favor of the motion. The meeting was adjourned at 7:30 p.m.

VIA REGISTERED MAIL

NOTICE OF PUBLIC HEARING  
SELLERSBURG BOARD OF ZONING APPEALS  
MAILED MONDAY, APRIL 20, 1992

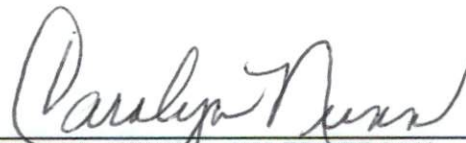
NOTICE IS HEREBY GIVEN THAT THE UNDERSIGNED HAS FILED WITH THE SELLERSBURG BOARD OF ZONING APPEALS OF SELLERSBURG, INDIANA, A PETITION REQUESTING A VARIANCE TO THE ZONING REGULATIONS, TO WIT:

DESCRIPTION OF PREMISES AFFECTED: UNITED METHODIST CHURCH PARSONAGE LOCATED AT 226 NORTH NEW ALBANY STREET, SELLERSBURG, INDIANA 47172.

DESCRIPTION OF ACTION REQUESTED: THE USE OF THIS STRUCTURE WILL BE CHANGED FROM A RESIDENCE TO USE FOR SMALL CLASSROOMS (SUNDAY SCHOOL, ETC.) AND FOR LIGHT STORAGE. AT A LATER DATE, THE BUILDING MAY ALSO BE CONVERTED FOR USE AS ADMINISTRATIVE OFFICES FOR UP TO FIVE CHURCH EMPLOYEES.

THE PETITION AND FILE OF THIS MATTER ARE AVAILABLE FOR PUBLIC INSPECTION DURING THE REGULAR WORKING HOURS AT THE TOWN HALL IN THE TOWN OF SELLERSBURG, INDIANA.

A PUBLIC HEARING WILL BE HELD BY SAID BOARD OF ZONING APPEALS ON TUESDAY, MAY 12, 1992 AT 6:00 PM, AT THE LIBRARY, AT WHICH TIME ALL INTERESTED PERSONS WILL BE GIVEN THE OPPORTUNITY TO BE HEARD IN REFERENCE TO THE MATTERS SET OUT IN THE PETITION. THIS NOTICE IS SENT TO YOU AS AN OWNER OF PROPERTY IN THE GENERAL AREA AFFECTED BY THIS PETITION OR AN INTERESTED PARTY BY ORDER OF THE SELLERSBURG BOARD OF ZONING APPEALS.



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CAROLYN NUNN, CHAIRPERSON  
BOARD OF TRUSTEES  
SELLERSBURG UNITED  
METHODIST CHURCH

BCCS: Mr. Rod Pate, President  
Sellersburg Planning & Zoning Commission  
316 E. Utica Street  
Sellersburg, IN 47172

Mr. Stan Tucker, President  
Sellersburg Town Council  
316 E. Utica Street  
Sellersburg, IN 47172



MINUTES OF THE MEETING

Board of Zoning Appeals

May 12, 1992

The meeting of the Board of Zoning Appeals was held in the Sellersburg Library on the 12th day of May, 1992, at 6:00 p.m. Rodney Pate, called the meeting to order.

THE FOLLOWING MEMBERS WERE PRESENT:

Kevin Waiz  
Rodney Pate  
Bill Keeney

THE FOLLOWING MEMBERS WERE ABSENT:

Dan Vogel  
Steve Prather (Building Inspector)  
J. D. Downing

Ken Peters was present representing Sellersburg United Methodist Church located at 226 N. New Albany Street. They were wanting to obtain a variance for the parsonage they are converting into Sunday School classrooms and storage. Later, they will be converting part of this facility to offices for the Pastor and Secretary of the Church. Proper notices had been sent out to West Clark School System and the Myers Home. There was no opposition.

Bill Keeney made a motion to grant a variance to Sellersburg United Methodist Church and Kevin Waiz seconded the motion. All members present voted in favor of the motion.

At this time the Zoning Board of Appeals does not have a president or Secretary. Rodney Pate asked the members present to consider these positions. These positions will be voted on at the June Meeting, hopefully with everyone who is absent, will be present.

There being no further business, at the meeting Bill Keeney made a motion to adjourn the meeting and Kevin Waiz made a second to the motion. All members present voted in favor of the motion. The meeting was adjourned at 6:20 p.m.

Submitted by: Benita Pate

MUNUTES OF THE MEETING

Board of Zoning

May 12, 1992

The meeting of the Board of Zoning was held in the Sellersburg Library, on the 12th day of May, at 6:30 p.m. The chairman, Rodney Pate, called the meeting to order.

THE FOLLOWING MEMBERS WERE PRESENT:

Karl Truman  
Stan Tucker  
Rodney Pate

THE FOLLOWING MEMBERS WERE ABSENT:

DAVE BROADY  
Karen Higley  
J. D. Downing  
Steve Prather (Building Inspector)

Stan Tucker made a motion to approve the minutes as written, and it was seconded by Karl Truman. All members present were in favor of the motion.

Rodney Pate reported that he sent Karen Higley a letter asking her intentions, on the Zoning Board, but has received no response. It is assumed that she no longer wishes to serve on the Zoning Board. The Zoning Board, will therefore, find a replacement. Rod Pate will get in touch with J. D. Downing and see if Cindy Weber, a Republican, will accept the position.

No further business was on the agenda. Stan Tucker made a motion to close the meeting and it was seconded by Karl Truman. All members present, were in favor of the motion. The meeting was adjourned at 7:00 p.m.

Submitted by: Benita Pate

MINUTES OF THE MEETING

Board of Zoning Appeals

June 9, 1992

The meeting of the Board of Zoning Appeals was held on the 9th day of June, at 6:00 p.m., in the Sellersburg Library. Rodney Pate called the meeting to order.

THE FOLLOWING MEMBERS WERE PRESENT:

Kevin Waiz  
Rodney Pate  
Dan Vogel

THE FOLLOWING MEMBERS WERE ABSENT:

J. D. Downing  
Bill Keeney  
Steve Prather (Building Inspector)

Dan Vogel made a motion to accept the minutes as written and it was seconded by Rodney Pate. All members present, voted in favor of the motion.

Due to absent members, the business of nominating a president and secretary to the Board of Zoning of Appeals was tabled till the next meeting.

No other business was discussed. A motion was made by Dan Vogel to adjourn the meeting, and it was seconded by Rodney Pate. All members present, voted in favor of this motion. The meeting was adjourned at 6:15 p.m.

Submitted by: Benita Pate

MINUTES OF THE MEETING

Board of Zoning

August 11, 1992

The meeting of the Board of Zoning was held in the Sellersburg Library, on the 11th day of August, at 6:30 p.m. The chairman, Rodney Pate, called the meeting to order.

THE FOLLOWING MEMBERS WERE PRESENT:

Rodney Pate  
Dan Vogel  
Dave Broady  
Stan Tucker  
Steve Prather (Building Inspector)

THE FOLLOWING MEMBERS WERE ABSENT:

J. D. Downing  
Karl Truman

Stan Tucker made a motion to accept the minutes as written and it was seconded by Dave Broady. All members present, were in favor of the motion.

There was no new business to discuss at tonight's meeting.

Stan Tucker gave the board some input on how the "Master Plan for the Town of Sellersburg" is going.

Stan Tucker made a motion to adjourn the meeting and it was seconded by Dave Broady. All members present, voted in favor of the motion. The meeting was adjourned at 6:54 p.m.

Submitted by: Benita Pate  
Secretary

MINUTES OF THE MEETING

Board of Zoning Appeals

September 8, 1992

The meeting of the Zoning of Appeals was held at the Sellersburg Library, on the 8th day of September, at 6:00 p.m. The Chairman, Rodney Pate, called the meeting to order.

THE FOLLOWING MEMBERS WERE PRESENT:

Rodney Pate  
J. D. Downing  
Dan Vogel

THE FOLLOWING MEMBERS WERE ABSENT:

Kevin Waiz  
Bill Keeney  
Steve Prather (Building Inspector)

Wayne Byrn addressed the Board of Zoning of Appeals for a variance to build his garage on the existing property line of old garage line. The new building regulations would require him to build 5 feet from the property line.

Dan Vogel made a motion to grant a variance on contingency upon his neighbor (Bobby Smith), notarizing a letter saying he had no objections of Wayne Byrn building within two feet of his property line. J. D. Downing seconded this motion. All members present, voted in favor of this motion.

The appeals board will approve this before next month's meeting if the notarized letter is obtained and members will be contacted and give their okay.

No other business was discussed. A motion was made by Dan Vogel to adjourn the meeting, and it was seconded by Rodney Pate. All members present, voted in favor of this motion. The meeting was adjourned at 6:20 p.m.

Submitted by: Benita Pate



MINUTES OF THE MEETING

Board of Zoning

September 8, 1992

The meeting of the Board of Zoning was held in the Sellersburg Library, on the 8th day of September, at 6:30 p.m. Rodney Pate called the meeting to order.

THE FOLLOWING MEMBERS WERE PRESENT:

J. D. Downing  
Rodney Pate  
Dan Vogel  
Stan Tucker  
Dave Broady  
Karl Truman

THE FOLLOWING MEMBERS WERE ABSENT:

Steve Prather (Building Inspector)

Mark Fraley was present at tonight's meeting. He had put down a deposit on a Lot 13 of Advo Industrial Park, assuming it was zoned industrial, and all parties had agreed to the sum of money he offered on the property.

Then, the Century I Realtor said 14 letters had to be sent out to the property owners due to the 1984 Resolution passed by the Town of Sellersburg Planning Commission on November 19, 1984.

This was not a zoning issue, but needs to be taken to the Town Council meeting on September 15th.

This resolution was supposed to be used after the land is purchased in Advo Industrial Park.

Stan Tucker was going to call Barbara Carter, the realtor and discuss this problem with her.

Stan Tucker made a motion to adjourn the meeting and it was seconded by Dan Vogel. All members present, voted in favor of the motion. The meeting was adjourned at 7:10 p.m.

Submitted by: Benita Pate





STATE OF INDIANA,  
COUNTY OF CLARK - SS

Sue Widener \_\_\_\_\_, on oath says that she is book-keeper of the News & Journal and in the employ of the publisher of

*The Evening News, a daily*

newspaper of general circulation printed and published in the City of Jeffersonville, Clark County, State of Indiana, and further says that the annexed advertisement was published in said paper for 2 times ..... to-wit: In issue of said Evening News dated Nov. 13, 20, 1992 .....

..... *Sue Widener* .....

State of Indiana  
County of Clark

Subscribed and sworn to before me this

.. 20th day of November ..... 1992

..... *Helma W. Adams* .....

Notary Public, Clark County, Indiana

My commission expires *July 21, 1995* .....

BEFORE THE TOWN BOARD OF TRUSTEES TOWN OF SELLERSBURG IN RE: THE PETITION OF WILLIAM D. WELLS II AND J. ANNE WELLS NOTICE OF HEARING ON PETITION TO VACATE ALLEY  
Notice is hereby given that the above Petitioners have filed a Petition with the Board of Trustees of the Town of Sellersburg, Clark County, Indiana, requesting said Board of Trustees to vacate a part of an alley, described as follows, to-wit: Being all of the 20 foot wide by 180 foot long alley in the Town of Hamburg, Clark County, Indiana as shown in Deed Record Book 30, Page 397 and in Plat Book 3, Page 49, bounded on the north by Lots 37 and 25, and on the south by Lots 38 and 27 and on the east by New Albany Street (State Highway #311).  
Notice is further given that the Petition will be heard and determined by the Board of Trustees, for the Town of Sellersburg, on the 23rd day of November, 1992 at 6:30 P.M. All interested parties are invited to attend and express their opinion and/or objections.  
WITNESS my hand and seal this 10th day of November 1992

Publication Fee \$ 20.00 .....





YOUR REAL ESTATE CENTER

BETTY RIGOT

OFFICE 948-1101 • RESIDENCE 288-4477

3719 CHARLESTOWN ROAD  
NEW ALBANY INDIANA  
47150





WARRANTY DEED

THIS INDENTURE WITNESSETH, that GERALD L. DENNIS and CORA ANN DENNIS, husband and wife, of Clark County, Indiana, as grantors, for and in consideration of the sum of One Dollar (\$1.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

## CONVEY AND WARRANT

to CAROLYN SUE CURTIS, of Clark County, Indiana, whose mailing address is 8108 Highway 31 Sellersburg, Indiana 47172, as grantee, the following described real estate in Clark County, Indiana, to-wit:

Lots Numbers 14, 15, 16, 17 and 18  
in Block F, in Fairview Addition to  
the Town of Sellersburg, Clark County,  
Indiana.

Being the same real estate conveyed to  
the grantors herein by Deed dated November  
28, 1973, and recorded in Deed Drawer 5, as  
Instrument No. 11071, in the office of the  
Recorder of Clark County, Indiana.

This conveyance is made subject to all applicable easements, right-of-way, restrictions and agreements of record.

The grantee assumes and agrees to pay the Spring installment of real estate taxes for the year 1980, payable in Spring 1981, and all subsequent real estate taxes.

IN WITNESS WHEREOF, the said grantors have hereunto set their hands this 15<sup>th</sup> day of October, 1980.

Gerald L. Dennis  
Gerald L. Dennis  
Cora Ann Dennis  
Cora Ann Dennis

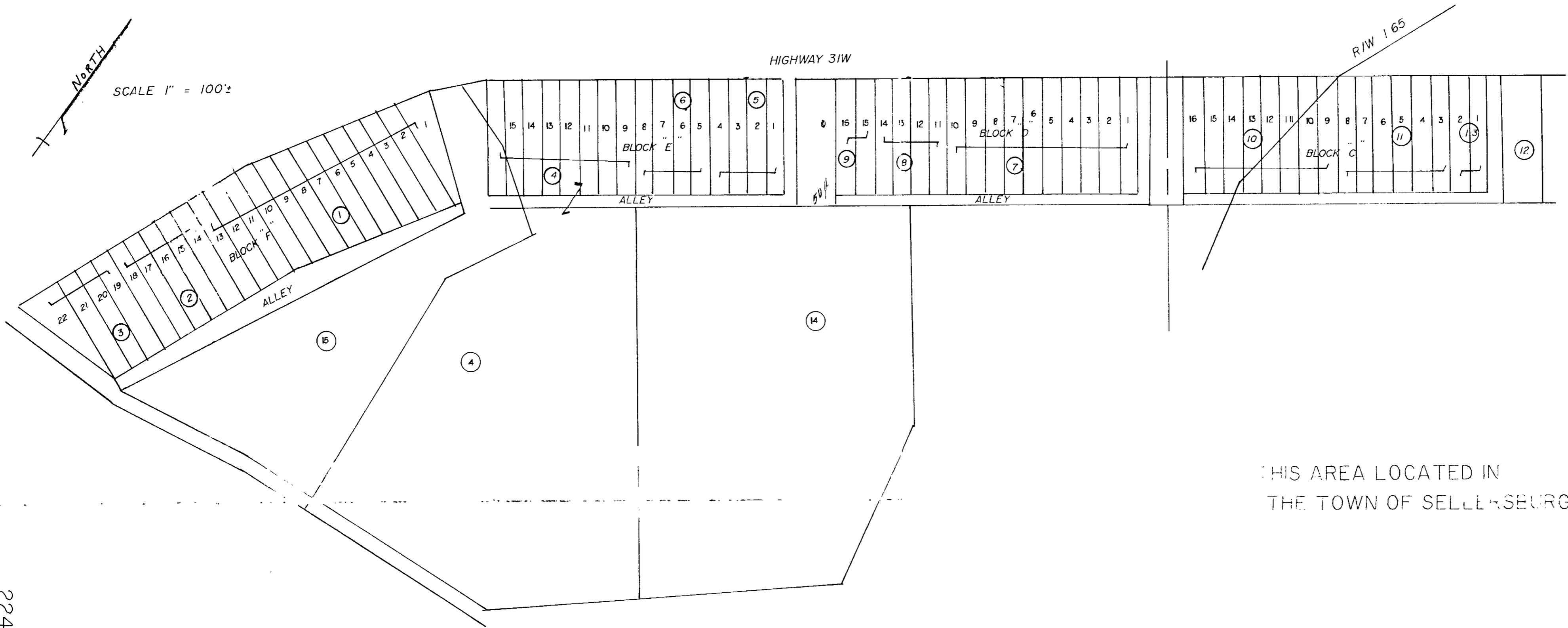
DULY ENTERED  
FOR TAXATION

OCT 16 1980

John Kuehans  
AUDITOR CLARK COUNTY

RECEIVED  
FOR RECORD  
OCT 16 9 54 AM '80  
RECORDED IN Deed 12  
INSTR. NO. 9295  
JULIA LOVE  
RECORDER OF CLARK CO.

FAIRVIEW ADDITION  
SILVER CREEK TWP



THIS AREA LOCATED IN  
THE TOWN OF SELLERSBURG

	OWNERS	D. O. T.	D. R.	PAGE	LOT-AC.
1	...	...	...	...	...
2	...	...	...	...	...
3	...	...	...	...	...
4	...	...	...	...	...
5	...	...	...	...	...
6	...	...	...	...	...
7	...	...	...	...	...
8	...	...	...	...	...
9	...	...	...	...	...
10	...	...	...	...	...
11	...	...	...	...	...
12	...	...	...	...	...
13	...	...	...	...	...
14	...	...	...	...	...
15	...	...	...	...	...

4/1/12

6460

WARRANTY DEED

THIS INDENTURE WITNESSETH, that Nelinda Roberts McCoy, f/k/a Nelinda Roberts, of Clark County, Indiana, as grantor, for and in consideration of the sum of One Dollar (\$1.00) and other good and valuable considerations, the receipt of which is hereby acknowledged,

CONVEYS AND WARRANTS

to Ronald W. Hutchison and Bonnie J. Hutchison, husband and wife, of Clark County, Indiana, as grantees, the following described real estate in Clark County, Indiana, to-wit:

Lots Nos. Nineteen (19), Twenty (20), Twenty-one (21) and Twenty-two (22) in Block F, all in Fairview Addition, to the Town of Sellersburg, Indiana.

This conveyance is made subject to all applicable easements, rights-of-way, restrictions and agreements of record.

The grantees assume and agree to pay the 2 installment of real estate taxes for the year 1987, payable in 1988, and all subsequent real estate taxes.

IN WITNESS WHEREOF, the said grantor has hereunto set her hand this 17 day of June, 1988.

Nelinda Roberts McCoy  
Nelinda Roberts McCoy

STATE OF INDIANA  
COUNTY OF Clark

BEFORE ME, the undersigned, a Notary Public, in and for the above-named County and State, this 17 day of June, 1988, personally appeared Nelinda Roberts McCoy, f/k/a Nelinda Robert, and acknowledged the execution of the foregoing Deed.

WITNESS my hand and notarial seal.

Sharon Schaler  
Notary Public

My commission expires:

Sharon Schaler  
Printed Signature

03-02-90

Resident of Clark County,  
Indiana

The Grantees, Ronald W. Hutchison and Bonnie J. Hutchison, husband and wife, acknowledge and accept the conveyance of the above described real estate and request that the tax statement be sent to 8018 Hwy 311, Sellersburg, Ind 47172.

Ronald W. Hutchison  
Ronald W. Hutchison

Bonnie J. Hutchison  
Bonnie J. Hutchison

STATE OF INDIANA  
COUNTY OF Clark

BEFORE ME, the undersigned, a Notary Public, in and for the above-named County and State, this 17 day of June, 1988, personally appeared Ronald W. Hutchison and Bonnie J. Hutchison, husband and wife, and acknowledged the execution of the foregoing request for tax statements mailings.

WITNESS my hand and notarial seal.

Sharon Schaler  
Notary Public

My commission expires:

Sharon Schaler  
Printed Signature

03-02-90

Resident of Clark County,  
Indiana

This Instrument Was Prepared By:  
Charles R. Murphy  
STITES & HARBISON  
FIFER, LANUM & BLAU  
323 E. Court Avenue  
Jeffersonville, Indiana 47130  
(812) 282-7566

DULY ENTERED  
FOR TAXATION  
JUN 23 1988

Richard P. Jones  
Notary Public

RECEIVED  
FOR RECORD

JUN 23 9 21 AM '88  
RECORDED IN 0365  
INSTR. NO. 0365  
CAROLYN P. MAKOWSKI  
RECORDER OF CLARK CO.

