

**NOTICE OF PUBLIC HEARING
VOLUNTARY ANNEXATION OF CONTIGUOUS TERRITORY**

The Common Council of the City of Berne will hold a public hearing on January 23, 2017 at 7:40 P.M., at City Hall, Berne, Indiana to consider the voluntary annexation petition of Blue Skies Development, LLC, the approval of a fiscal plan for the area and the adoption of Annexation Ordinance No. 687 which was introduced at the January 9, 2017 regular Common Council meeting. The territory which is contiguous to the City of Berne to be considered for annexation is legally described as follows, to-wit:

Part of the Southwest Quarter of Section 5, Township 25 North, Range 14 East of the Second Principal Meridian, Wabash Township in Adams County, Indiana, more particularly described as follows:

Commencing at a Harrison Marker at the Southeast corner of said Southwest Quarter; thence North 00 degrees 18 minutes 33 seconds West (GPS Grid bearing and basis of bearings to follow), a distance of 831.50 feet along the East line of said Southwest Quarter and within the right-of-way of County Road 150 West to a point on the South line of an existing 1.923 acre tract described in Document Number 200500006294 in the Office of the Recorder of Adams County, Indiana, said point being referenced by a Survey Marker Nail with a "Bertsch" identification ring found 0.09 feet South, said point also being 1150.38 feet (deed) South of the Northeast corner of the South Half of the North Half of said Southwest Quarter; thence South 88 degrees 59 minutes 57 seconds West, a distance of 808.23 feet (deed) along said South line to a 5/8" steel rebar with a "Bertsch" identification cap found at the Southwest corner of said 1.923 acre tract, said point also being the POINT OF BEGINNING of the herein described tract; thence continuing South 88 degrees 59 minutes 57 seconds West, a distance of 433.23 feet along the South line of an existing tract described in Document Number 2011004652 in the Office of the Recorder of Adams County, Indiana to a 5/8" steel rebar with a "Miller Firm #0095" identification cap found on the East line of Black Bear Meadows, Section 1; thence North 01 degrees 00 minutes 03 seconds West, a distance of 128.04 feet along said East line to a 5/8" steel rebar with a "Miller Firm #0095" identification cap set; thence North 88 degrees 59 minutes 57 seconds East, a distance of 28.21 feet along said East line to a 5/8" steel rebar with a "Miller Firm #0095" identification cap set; thence North 01 degrees 00 minutes 03 seconds West, a distance of 167.93 feet along said East line to a 5/8" steel rebar with a "Miller Firm #0095" identification cap set; thence North 88 degrees 59 minutes 57 seconds East, a distance of 78.49 feet along said East line to a 5/8" steel rebar with a "Miller Firm #0095" identification cap set; thence North 00 degrees 18 minutes 33 seconds West, a distance of 511.05 feet along said East line and its Northerly extension thereof to a 5/8" steel rebar with a "Miller Firm #0095" identification cap set on the East line of an existing 6.24 acre tract described in Document Number 200300001122 in the Office of the Recorder of Adams County, Indiana; thence South 88 degrees 59 minutes 57 seconds West, a distance of 229.00 feet (deed) along said East line; thence North 41 degrees 41 minutes 03 seconds West, a distance of 87.00 feet (deed) along said East line to a 5/8" steel rebar with a "Miller Firm #0095" identification cap feet; thence North 02 degrees 27 minutes 57 seconds East, a distance of 160.00 feet (deed) along said East line; thence North 17 degrees 33 minutes 10 seconds East, a distance of 62.51 feet along the West line of an existing 0.306 acre tract to a 5/8" steel rebar with a "Miller Firm #0095" identification cap set; thence North 53 degrees 04 minutes 00 seconds East, a distance of 56.60 feet along said West line to a 5/8" steel rebar with a "Miller Firm #0095" identification cap set on the North line of said 0.306 acre tract; thence North 88 degrees 59 minutes 57 seconds East, a distance of 354.16 feet along said North line to a 5/8" steel rebar with a "Miller Firm #0095" identification cap set; thence North 00 degrees 18 minutes 33 seconds West, a distance of 25.15 feet to a point on the North line of the South Half of the North Half of said Southwest Quarter, said point being 1674.82 feet (deed) East of the West line of said Southwest Quarter; thence North 88 degrees 59 minutes 57 seconds East, a distance of 150.09 feet along said North line to a 5/8" steel rebar with a "Miller Firm #0095" identification cap set on the West line of an existing tract described in Deed Record 205, Page 479 in the Office of the Recorder of Adams County, Indiana; thence South 00 degrees 18 minutes 33 seconds East, a distance of 50.00 feet (deed) along said West line to a 5/8" steel rebar with a "Miller Firm #0095" identification cap set on the South line of said Deed Record 205, Page 479; thence North 88 degrees 59 minutes 57 seconds East, a distance of 40.00 feet along said South line to a point on the West line of an existing 0.52 acre tract described in Deed Record 174, Page 525 in the Office of the Recorder of Adams County, Indiana, said point being referenced by a 1/2" steel rebar found 0.32 feet West; thence South 00 degrees 18 minutes 33 seconds East, a distance of 1100.38 feet (deed) along said West line and along the West line of the tracts described in Deed Record 216, Page 368, Document Number 2003000000144 and Document Number 200500006294 in the Office of the Recorder of Adams County, Indiana to the Point of Beginning. Containing 11.168 Acres, more or less. Subject to easements of record.

Being also known as Black Bear Meadows - Section II, City of Berne, Adams County, Indiana.

The current zoning classification of this area is R-1 Single Family Residential. A fiscal plan for the area shall be finally adopted prior to adoption of any annexation ordinance. The proposed fiscal plan states that all direct costs have been provided by the developer. A copy of the fiscal plan is available for copying and inspection at the office of the Clerk-Treasurer, City Hall, Berne, Indiana. A copy of the finally adopted fiscal plan will be provided the developer upon written request. The City contact person is David N. Baumgartner, City Attorney, 360 West Main Street, Berne, Indiana 46711. The public is invited to attend and offer testimony at the hearing as to the proposed annexation.

January 10, 2017

Gwen Maller, Clerk-Treasurer
City of Berne, Indiana