

ORDINANCE 2019-1785

AN ORDINANCE ACCEPTING THREE (3) NEWLY CONSTRUCTED STREETS LOCATED IN DEER MEADOW SUBDIVISION, UNIT 2, SPECIFICALLY: A STREET BEING 545 FEET IN LENGTH, HAVING A 50 FOOT RIGHT OF WAY, KNOWN AS BAMBI LANE; A STREET BEING 120 FEET IN LENGTH, HAVING A 50 FOOT RIGHT OF WAY AND KNOWN AS NORTH DEER COURT AND A STREET BEING 180 FEET IN LENGTH, HAVING A 50 FOOT RIGHT OF WAY AND, KNOWN AS SOUTH DEER COURT. BOTH NORTH DEER COURT AND SOUTH DEER COURT ARE 60 FOOT RADIUS CUL-DE-SACS.

WHEREAS, Bambi Lane, North Deer Court and South Deer Court are newly constructed streets in Deer Meadow Subdivision, Unit 2, constructed for the purpose of ingress and egress;

WHEREAS, the City has received Letters of Recommendation from Siteworx Survey & Design, LLC stating that Bambi Lane, North Deer Court and South Deer Court were constructed in conformance with the approved plans;

WHEREAS, the Murray Planning Commission met in regular session on AUGUST 20, 2019 and voted 5-0 to recommend the City accept Bambi Lane, North Deer Court and South Deer Court for maintenance purposes

WHEREAS, the following findings are established:

1. Bambi Lane is 545 feet in length, with a right of way of 50 feet. A letter was submitted to the Planning and Engineering Department by Siteworx Survey & Design, LLC stating that Bambi Lane was constructed in conformance with the approved plan.

2. North Deer Court is 120 feet in length, with a right of way of 50 feet. A letter was submitted to the Planning and Engineering Department by Siteworx Survey & Design, LLC stating that North Deer Court was constructed in conformance with the approved plan.

3. South Deer Court is 180 feet in length, with a right of way of 50 feet. A letter was submitted to the Planning and Engineering Department by Siteworx Survey & Design, LLC stating that South Deer Court was constructed in conformance with the approved plan.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MURRAY, KENTUCKY, AS FOLLOWS:

The City Council does, by the adoption of this Ordinance, accept the streets known as Bambi Lane, North Deer Court and South Deer Court, all located in Deer Meadow Subdivision, Unit 2, for maintenance purposes. A copy of the Plat depicting the location of Bambi Lane, North Deer Court and South Deer Court, as recorded in Plat Book 41, Page 41, Slide 3957, is attached hereto and incorporated by reference as if fully stated herein and marked Exhibit "A".

Nothing in this Ordinance hereby adopted shall be construed to affect any suit or proceeding impending in any court, or any rights acquired, or liability incurred, or any cause or causes of action acquired or existing, under any act or ordinance hereby repealed as cited in this Ordinance; nor shall any just or legal right or remedy of any character be lost impaired or affected by this Ordinance.

\_\_\_\_\_  
BOB ROGERS, MAYOR

ATTEST:

\_\_\_\_\_  
DANNETTA CLAYTON, CITY CLERK

Introduced by the City Council on \_\_\_\_\_.

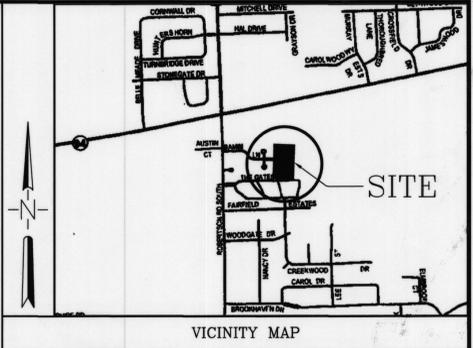
Adopted by the City Council on \_\_\_\_\_.

Published in the Murray Ledger and Times on \_\_\_\_\_.

ROTATED TO CITY OF MURRAY DATUM  
 BM. B-6 GPS AND B-6 GPS AZ. USED

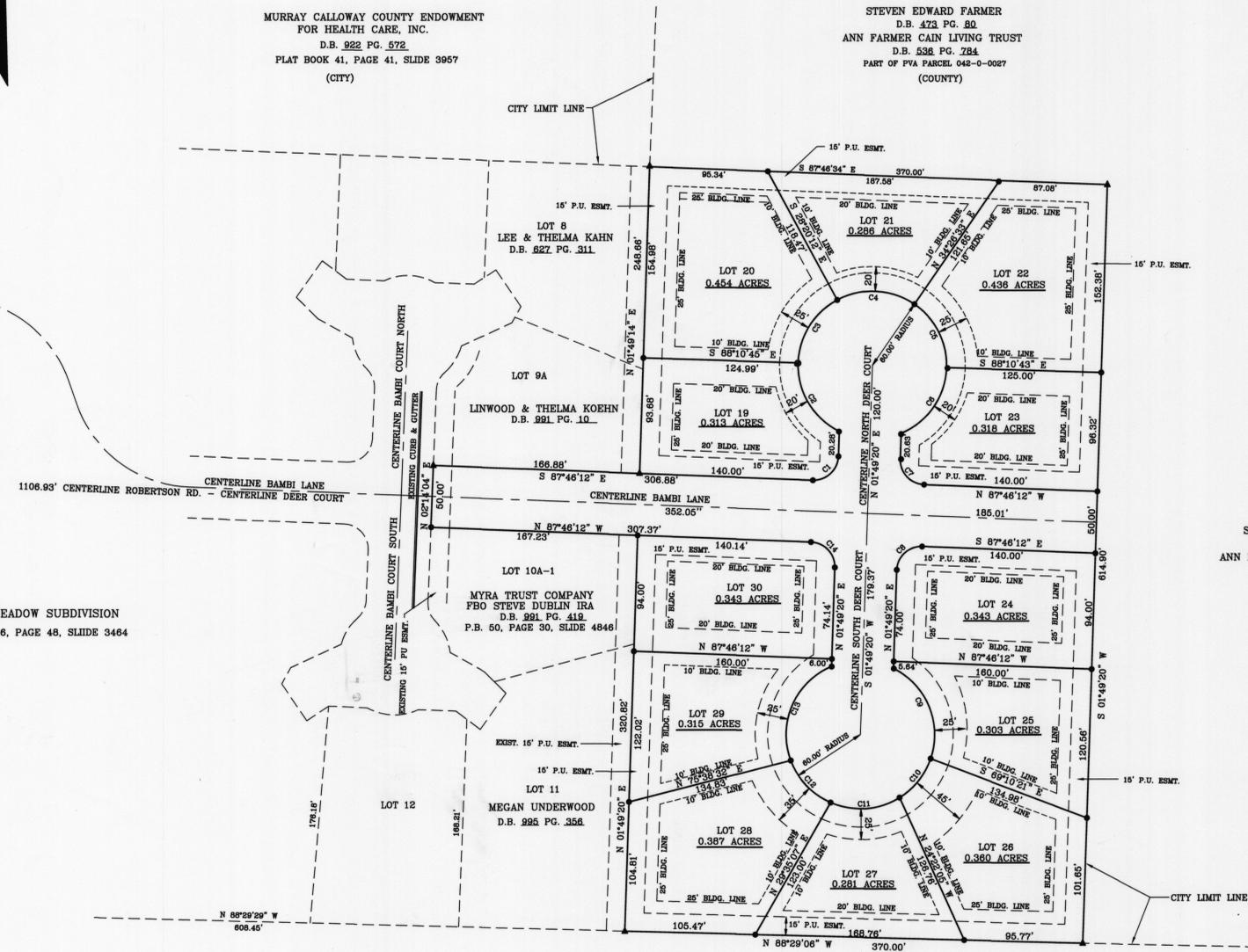


**FINAL SUBDIVISION PLAT**  
 DEER MEADOW SUBDIVISION, UNIT 2  
 DEVELOPED BY  
 DUBLIN - LEHMAN PROPERTIES, LLC.  
 1831 KANDI KAY LANE, MURRAY, KENTUCKY  
 AREA PLATTED = 5.242 ACRES



MURRAY CALLOWAY COUNTY ENDOWMENT  
 FOR HEALTH CARE, INC.  
 D.B. 922 PG. 572  
 PLAT BOOK 41, PAGE 41, SLIDE 3957  
 (CITY)

STEVEN EDWARD FARMER  
 D.B. 473 PG. 80  
 ANN FARMER CAIN LIVING TRUST  
 D.B. 538 PG. 784  
 PART OF PVA PARCEL 042-0-0027  
 (COUNTY)



DEER MEADOW SUBDIVISION  
 PLAT BOOK 36, PAGE 48, SLIDE 3464

STEVEN EDWARD FARMER  
 D.B. 473 PG. 80  
 ANN FARMER CAIN LIVING TRUST  
 D.B. 538 PG. 784  
 PART OF PVA PARCEL 042-0-0027  
 (COUNTY)

D-D KY., INC.  
 D.B. 982 PG. 321  
 PLAT BOOK 41, PAGE 41, SLIDE 3957  
 (CITY)

PROPERTY LINE CURVE DATA

CURVE	RADIUS	TANGENT	ARC LENGTH	DELTA ANGLE	DEGREE OF CURVE	CHORD LENGTH	CHORD BEARING
C1	20.00'	19.88'	31.27'	89°35'32"	286°28'18"	28.18'	N 47°01'34" E
C2	80.00'	38.50'	88.48'	89°22'32"	89°29'30"	84.81'	N 30°01'58" W
C3	80.00'	34.53'	65.68'	89°29'30"	89°29'30"	59.98'	N 31°44'38" E
C4	80.00'	38.81'	65.74'	89°48'40"	89°29'48"	82.50'	S 86°56'45" E
C5	80.00'	38.84'	60.09'	87°25'51"	89°29'45"	57.81'	S 89°55'10" E
C6	80.00'	38.50'	88.48'	89°22'32"	89°29'30"	84.81'	S 34°30'37" W
C7	20.00'	20.14'	31.56'	89°24'58"	286°28'18"	28.38'	S 45°58'29" E
C8	80.00'	19.88'	31.27'	89°35'32"	286°28'18"	28.18'	S 47°01'34" W
C9	80.00'	22.51'	66.27'	89°23'00"	89°29'35"	79.03'	S 22°21'42" E
C10	80.00'	21.43'	41.16'	39°18'08"	89°29'38"	40.38'	S 39°28'53" W
C11	80.00'	31.53'	58.05'	89°29'35"	89°29'35"	55.82'	S 89°21'05" W
C12	80.00'	25.44'	48.12'	45°57'20"	89°29'35"	46.84'	N 43°27'03" W
C13	80.00'	27.81'	91.81'	87°40'18"	89°29'35"	83.11'	N 23°21'45" E
C14	20.00'	19.88'	31.27'	89°35'32"	286°28'18"	28.18'	N 47°01'34" E

ALL IMPROVEMENTS ON THE PROPERTY SURVEYED AND SHOWN HEREON LIE WITHIN THE PROPERTY BOUNDARIES, AND THERE ARE NO ENCROACHMENTS FROM ADJACENT PROPERTIES EXCEPT AS SHOWN OR NOTED.

THE PROPERTY SHOWN AND IDENTIFIED HEREON DOES LIE WITHIN THE 4-MILE JURISDICTIONAL LIMIT OF THE CITY OF MURRAY SUBDIVISION REGULATIONS.

THIS PROPERTY DOES NOT LIE WITHIN A FLOOD ZONE BASED ON FLOOD INSURANCE RATE MAP, COMMUNITY-PANEL NUMBER 21080C0200C, DATED SEPT. 28, 2010

**NOTE**  
 BUILDING LOTS ARE RESTRICTED TO ONE (1) STRUCTURE W/TWO (2) UNITS.

ZONING IS R-4  
 BUILDING SETBACKS ARE AS SHOWN ON PLAT

**CERTIFICATE OF OWNERSHIP AND DEDICATION**  
 WE HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON AND THAT WE HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH OUR FREE CONSENT, AND DEDICATE ALL STREETS TO PUBLIC USE AS NOTED, ESTABLISH EASEMENTS (WHETHER PUBLIC OR QUASI-PUBLIC).

OWNER(S)  
 STATE OF KENTUCKY - COUNTY OF CALLOWAY  
 I, \_\_\_\_\_, NOTARY PUBLIC IN AND FOR THE STATE AND COUNTY AFORESAID, DO HEREBY CERTIFY THAT THIS PLAT OF SUBDIVISION WAS THIS DAY PRODUCED, ACKNOWLEDGED AND SIGNED BEFORE ME BY THE ABOVE NAMED OWNERS TO BE THEIR ACT AND DEED.  
 DATE \_\_\_\_\_, 2014 NOTARY PUBLIC MY COMMISSION EXPIRES: \_\_\_\_\_

**SURVEYOR'S CERTIFICATE OF ACCURACY**  
 I, JOSEPH E. SONS, DO HEREBY CERTIFY THAT THE PLAN SHOWN AND DESCRIBED HEREON IS A TRUE AND CORRECT SURVEY THAT MEETS OR EXCEEDS THE MINIMUM STANDARDS OF GOVERNING AGENCIES AND THAT ALL MARKERS AND MONUMENTS SHOWN ACTUALLY EXIST AND THEIR SIZE, TYPE, LOCATION AND MATERIALS ARE CORRECTLY SHOWN.  
 DATE 10/14/2014 2014 *Joseph E. Sons* KENTUCKY PROFESSIONAL LAND SURVEYOR #3175

**CERTIFICATION OF APPROVAL - WATER AND SEWERAGE SYSTEMS**  
 I HEREBY CERTIFY THAT THE MURRAY WATER AND SEWER SYSTEM SHALL SUPPLY THIS SUBDIVISION WITH SEWAGE DISPOSAL AND WATER SERVICES, AND THAT THE SEWAGE DISPOSAL SYSTEM AND WATER DISTRIBUTION SYSTEM OF SAID SUBDIVISION SHALL MEET THE REQUIREMENTS OF THIS AGENCY AND ALL OTHER REQUIREMENTS FOR THE PROPER DISPOSAL OF SEWAGE AND DISTRIBUTION OF WATER.  
 DATE \_\_\_\_\_, 2014 APPROVING AGENT \_\_\_\_\_

**CERTIFICATION OF APPROVAL - STREETS AND UTILITIES**  
 I HEREBY CERTIFY THAT THE PROPOSED STREETS, CONSTRUCTION PLANS FOR ALL STREETS, UTILITIES AND OTHER IMPROVEMENTS IN THIS SUBDIVISION DO MEET THE CITY SPECIFICATIONS. FURTHERMORE A HAS BEEN POSTED WITH THE MURRAY LEGISLATIVE BODY TO ASSURE THE COMPLETION OF ALL REQUIRED IMPROVEMENTS IN CASE OF DEFAULT.  
 DATE \_\_\_\_\_, 2014 APPROVING AGENT \_\_\_\_\_

**ROAD NAMES**  
 I HEREBY CERTIFY THAT I HAVE COMPARED THE ROAD NAMES WITH CURRENT RECORDS AND HAVE NOT FOUND A DUPLICATION.  
 DATE \_\_\_\_\_, 2014 911 COORDINATOR OR OTHER APPROVING AGENT \_\_\_\_\_

**CERTIFICATE OF APPROVAL FOR RECORDING**  
 I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS FOR MURRAY, KENTUCKY, WITH THE EXCEPTION OF SUCH VARIANCES IF ANY, AS ARE NOTED IN THE MINUTES OF THE PLANNING COMMISSION, AND THAT IT HAS BEEN APPROVED FOR RECORDING IN THE OFFICE OF THE COUNTY CLERK.  
 DATE \_\_\_\_\_, 2014 CHAIRMAN OR SECRETARY OF THE PLANNING COMMISSION \_\_\_\_\_

STATE OF KENTUCKY  
 COUNTY OF CALLOWAY  
 I, \_\_\_\_\_, CLERK OF THE COURT OF THE STATE AND COUNTY AFORESAID DO HEREBY CERTIFY THAT THIS PLAT OF SUBDIVISION WAS THIS DAY LODGED IN MY OFFICE FOR RECORD, AND I HAVE RECORDED SAME WITH THIS AND THE FOREGOING CERTIFICATE IN MY OFFICE, GIVEN UNDER MY HAND AND SEAL THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2014

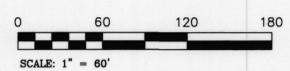
RECORDED IN PLAT BOOK \_\_\_\_\_ PAGE \_\_\_\_\_ SLIDE \_\_\_\_\_

A PART OF THE SOUTHEAST QUARTER OF SECTION 29, TOWNSHIP 2, RANGE 4 EAST, CALLOWAY COUNTY, KENTUCKY

PART OF PVA PARCEL 042-0-0027

- #4 REBAR 18" LONG W/CAP #3175 SET
- ▲ #4 REBAR 18" LONG W/CAP #3175 FOUND
- #4 REBAR FOUND
- △ ANGLE POINT
- x EXISTING FENCE

DEED REFERENCE: D.B. 1016 PG. 433  
 P.B. 50 PG. 30, SLIDE 4846



**FINAL SUBDIVISION PLAT**  
 DEER MEADOW SUBDIVISION, UNIT 2  
 DEVELOPED BY:  
 DUBLIN-LEHMAN PROPERTIES LLC.  
 1831 KANDI KAY LANE  
 MURRAY, KENTUCKY

DRAWN BY: J.S.  
 CHECKED BY: B.S.  
 PROJECT NO.: 14184  
 DATE: SEPTEMBER 29, 2014  
 SHEET NO.: 1

**siteworx**  
 SURVEY & DESIGN, LLC  
 Phone: 270-753-8050 Fax: 753-2166  
 404 Industrial Road, P.O. Box 308 Murray, KY 42071

**CERTIFICATION**  
 I HEREBY CERTIFY THAT THE SURVEY DEPICTED BY THIS PLAT WAS PERFORMED ON JULY 15, 2015, BY PERSONS UNDER MY DIRECT SUPERVISION BY THE METHOD OF RANDOM TRAVERSE WITH SIDESHOTS. THE UNADJUSTED PRECISION RATIO OF THE TRAVERSE WAS 1:25,834 AND WAS NOT ADJUSTED. THE SURVEY AS SHOWN HEREON IS AN URBAN SURVEY AND THE ACCURACY AND PRECISION OF SAID SURVEY MEETS ALL THE SPECIFICATIONS OF THIS CLASS. THIS PLAT REPRESENTS A BOUNDARY SURVEY AND COMPLIES WITH 206 KAR 181.50.

*Joseph E. Sons* 10/14/14  
 JOSEPH E. SONS PLS# 3175 DATE  
 THE PROPERTY SHOWN HEREON IS SUBJECT TO ALL PREVIOUSLY CONVEYED RIGHTS-OF-WAY AND EASEMENTS

