

MUNICIPAL ORDER 16-2025

A MUNICIPAL ORDER AUTHORIZING AND DIRECTING THE MAYOR TO EXECUTE A REAL ESTATE PURCHASE AGREEMENT FOR THE ACQUISITION OF PROPERTY LOCATED ON WEST PARRISH AVENUE CONTAINING 73.372 ACRES, MORE OR LESS.

WHEREAS, J.E. Massie Farm, LLC owns certain real property located on West Parrish Avenue in Daviess County, Kentucky; and

WHEREAS, the property owner now desires to sell the real property located on West Parrish Avenue in Daviess County, Kentucky; and

WHEREAS, the City of Owensboro seeks to acquire said property for economic development purposes.

NOW, THEREFORE, BE IT ORDERED BY THE CITY OF OWENSBORO, KENTUCKY, AS FOLLOWS:

Section 1. The Board of Commissioners hereby authorizes and directs the Mayor and other appropriate city officials to execute a real estate purchase agreement which sets forth the terms and conditions for the City's acquisition of the property located on West Parrish Avenue containing 73.372 acres, more or less. The property is more particularly described on Exhibit A.

Section 2. That the City of Owensboro, Kentucky, by and through its Board of Commissioners, hereby approves the purchase of the property located on West Parrish Avenue containing 73.372 acres, more or less, in accordance with the terms of the proposed real estate purchase agreement mentioned above in Section 1, as such purchase is for economic development purposes.

Section 3 That the Mayor, City Manager and appropriate staff members are hereby authorized to sign any and all deeds or other documents deemed necessary to the furtherance of the authority outlined herein.

INTRODUCED, PUBLICLY READ AND FINALLY APPROVED ON ONE READING, this the 19th day of August, 2025.

Thomas H. Watson, Mayor

ATTEST:

Beth Davis, City Clerk

WE, THE UNDERSIGNED OWNER(S) OF THE REAL ESTATE SHOWN AND DESCRIBED HEREIN, DO HEREBY CERTIFY THAT WE HAVE LAID OFF, PLATTED AND SUBDIVIDED AND DO HEREBY "LAY-OFF" PLAT AND SUBDIVIDE SAID REAL ESTATE IN ACCORDANCE WITH THE WITHIN PLAT, ALL STREETS AND ALLEYS (, AND OTHER LANDS INTENDED FOR PUBLIC USE.) SHOWN AND NOT HERETOFORE DEDICATED ARE HEREBY DEDICATED TO THE PUBLIC.

OWNER'S SIGNATURE _____

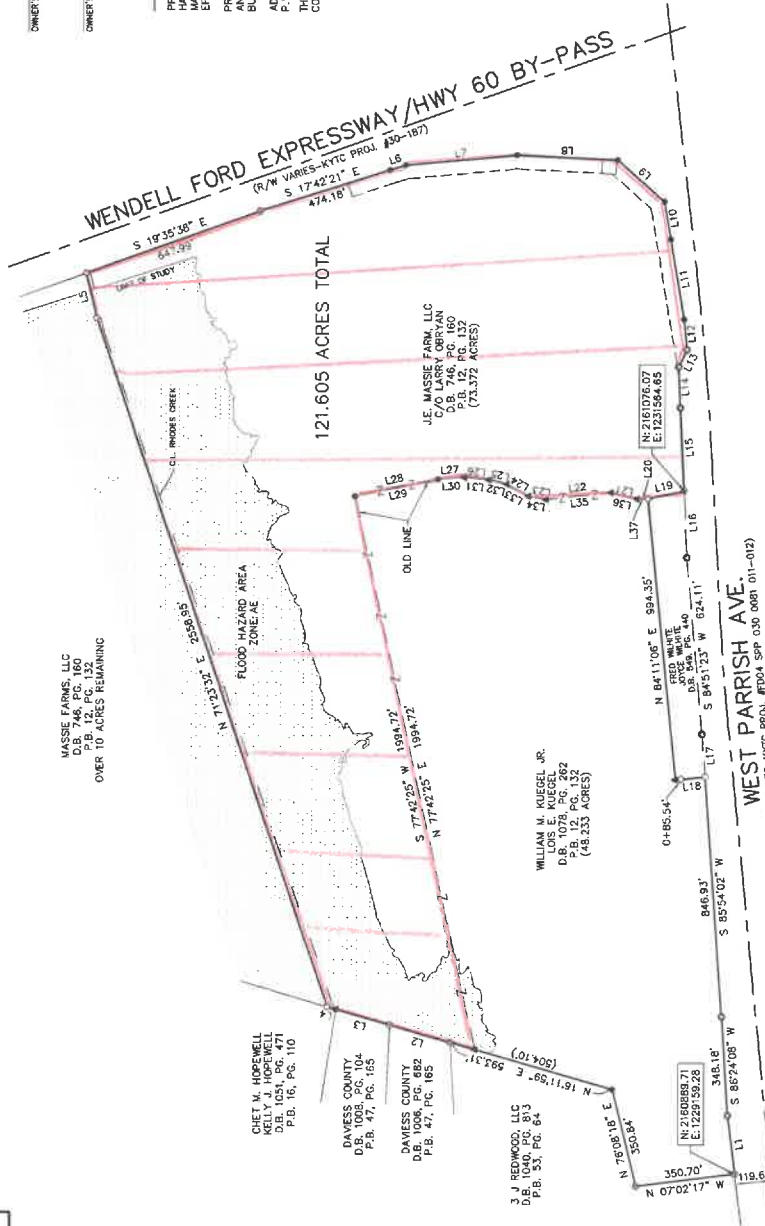
PROPERTY IS PARTIALLY LOCATED IN A SPECIAL FLOOD
HAZARD AREA:
MAP NUMBER: 21059C0118E
EFFECTIVE DATE: 7-31-2024

PROPERTY SHOWN HEREON IS SUBJECT TO ALL LEGAL AND EXISTING EASEMENTS AND RIGHTS OF WAY INCLUDING BUT NOT LIMITED TO THOSE SHOWN HEREON.

ADJONERS PROPERTY INFORMATION PER DAVESS COUNTY
P.V.A. OFFICE.

THE FIELD SURVEY AND INFORMATION SHOWN HEREON
COMPLIES WITH 201 K.A.R. 18:150.

- 5/8"X18" REBAR EST. W/CAP STAMPED
KEVIN SIMMONS PLS 3535
- 1/4"X2" MAC NAIL SET W/WASHER
STAMPED PLS 3535
- 1" IRON PIPE FOUND
(NO IDENTIFY)
- ▲ CALCULATED POINT, NO MONUMENT SET
- 5/8"REBAR FOUND W/CAP STAMPED
KEVIN SIMMONS PLS 3535
- KYTC ALUMINUM R/W DISK FOUND
- 5/8"REBAR FOUND W/CAP STAMPED
KY PLS 3526
- 1" IRON PIPE FOUND W/CAP STAMPED
KY PLS 2492
- DRILL HOLE FOUND



CITY OF OWENSBORO
ENGINEERING DEPARTMENT
1410 W. FIFTH STREET
OWENSBORO, KY 42301

PHONE: 270-597-8841 FAX: 270-597-9570

FAX: 770-681-9570

1	2	3	4	5	6	7	8	9	10	11	12	13	14	15	16	17	18	19	20	21	22	23	24	25	26	27	28	29	30	31	32	33	34	35	36	37	38	39	40	41	42	43	44	45	46	47	48	49	50	51	52	53	54	55	56	57	58	59	60	61	62	63	64	65	66	67	68	69	70	71	72	73	74	75	76	77	78	79	80	81	82	83	84	85	86	87	88	89	90	91	92	93	94	95	96	97	98	99	100
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OWENSBORO METROPOLITAN PLANNING COMMISSION

APPROVED: _____ DIRECTOR _____ DATE _____

VICINITY MAP



11	5	87.59	5.03	W	708.42
12	1	151.67	2.21	W	621.02
13	4	151.67	2.21	W	621.02
14	2	151.67	2.21	W	621.02
15	8	77.11	1.9	W	639.55
16	3	103.05	1.6	W	657.56
17	6	103.05	1.6	W	657.56
18	8	103.05	1.6	W	657.56
19	3	4.1	6	W	657.56
20	3	4.1	6	W	657.56
21	8	84.19	1.7	W	708.99
22	2	84.19	1.7	W	708.99
23	14	470.94	186.94	W	657.56
24	1	10.03	0.3	W	621.02
25	1	10.03	0.3	W	621.02
26	1	10.03	0.3	W	621.02
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77	1	10.03	0.3	W	621.02</

SURVEYOR'S CERTIFICATION

I HEREBY CERTIFY THAT THE SURVEY SHOWN HEREON WAS PERFORMED USING THE FOLLOWING METHODS, INSTRUMENTS, AND DISTANCES SHOWN ARE BASED ON A REASONABLE CORRECTION FOR CURVATURE AND REFRACTION. THE DISTANCES WERE MEASURED WITH AN SP-80 GPS RECEIVER WITH ACCURACY OF 0.03 METERS. THE DISTANCES SHOWN ARE BASED ON THE KENTUCKY STATE PLANE COORDINATE SYSTEM SOUTH ZONE (KY-1602). NAD83 USING GEOID18. THIS SURVEY MEETS THE SPECIFICATIONS OF A KENTUCKY URBAN SURVEY CLASSIFICATION PER 201 KAR 18.05. THE INFORMATION SHOWN HEREON IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. ACCORDING TO THE INFORMATION AVAILABLE AT THE TIME OF THIS SURVEY.

Author	Year	Country	Sample Size	Age Range	Gender	Study Type	Findings
Wright et al.	1997	USA	1,000	18-25	Male	Survey	High levels of stress and anxiety reported.
Smith et al.	2001	UK	2,500	16-24	Female	Survey	Increased levels of depression and anxiety.
Johnson et al.	2005	Canada	1,200	17-26	Male	Survey	Significant increase in stress levels.
Lee et al.	2008	South Korea	1,800	18-25	Female	Survey	High prevalence of anxiety disorders.
Chen et al.	2010	Taiwan	2,100	17-24	Male	Survey	Increased levels of stress and anxiety.
Ng et al.	2012	Singapore	1,500	18-25	Female	Survey	Significant increase in stress levels.
Kim et al.	2014	South Korea	1,900	17-26	Male	Survey	High levels of stress and anxiety.
Yamamoto et al.	2016	Japan	2,300	18-25	Female	Survey	Increased levels of depression and anxiety.
Patel et al.	2018	India	1,700	17-24	Male	Survey	Significant increase in stress levels.
Al-Sayid et al.	2020	Iraq	1,600	18-25	Female	Survey	High prevalence of anxiety disorders.