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Trini Beaver  
HAMILTON County Record IN  
Recorded as Presented  


## ORDINANCE NO. 11-04-23

**AN ORDINANCE AMENDING THE UNIFIED DEVELOPMENT ORDINANCE NO. 62-12-95 AND THE SAXONY  
CORORATE CAMPUS PLANNED DEVELOPMENT ORDINANCE NO. 03-02-20 AND ALL AMENDMENTS  
THERETO, A PART OF THE COMPREHENSIVE MASTER PLAN FOR THE CITY OF NOBLESVILLE,  
HAMILTON COUNTY, INDIANA**

*Document Cross-Reference No. 2020010832*

An Ordinance to amend the Unified Development Ordinance and Ordinance No. 03-02-20 the Saxony Corporate Campus Planned Development Ordinance and all amendments thereto for the City of Noblesville, Hamilton County, Indiana, enacted by the City of Noblesville under the authority of Chapter 174 of the Acts of the Indiana General Assembly 1947, as amended, and

**WHEREAS**, the Plan Commission of the City of Noblesville has conducted a public hearing on Application No. LEGP NO. 0222-2022 as required by law concerning an amendment to the adopted Planned Development Ordinance No. 03-02-20 regarding a sign amendment for Outlaws Restaurant, all a part of the Unified Development Ordinance and after due consideration has sent a favorable recommendation for adoption to the Council with a vote of eleven (11) ayes, zero (0) nay, and zero (0) abstentions at their March 20, 2023 meeting, and

**NOW, THEREFORE; BE IT ORDAINED** by the Common Council of the City of Noblesville, Hamilton County, Indiana, meeting in regular session, that the Unified Development Ordinance, and all amendments thereto are hereby amended as follows:

**SECTION 1.** That the subject real estate located at within the right-of-way of Cabela Parkway, south of Campus Parkway specifically the designation sign; said real estate is located within the zoning jurisdiction of the City of Noblesville, Hamilton County, Indiana and is currently a part of the "Saxony Corporate Campus Planned Development" district, and


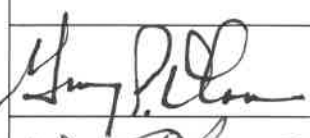
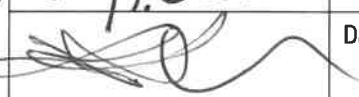
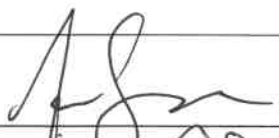


**SECTION 2.** That this ordinance and the attached "Exhibit 1 – Signage for "Outlaws" Restaurant for the designation sign is hereby granted the following waivers (1) the letter "O" in the word Outlaws is permitted at a maximum letter height of 14-inches, (2) the remaining letters of the word Outlaws that includes the letters "u, t l a w s" shall be a maximum letter height of 12-inches and (3) the words "Steaks, Burgers, Brews" shall not exceed 4.5-inches in height and are stacked words as per Exhibit 1 - Signage.


**SECTION 3.** Unless a development standard, specification, guideline, and/or requirement contained in the Unified Development Ordinance, As Amended and/or the adopted planned development ordinance as amended and adopted at the time of the public hearing is varied, altered, or modified by this ordinance and/or exhibits, then such development standards, specifications, guidelines, and/or requirements as specified in the Unified Development Ordinance shall apply.

**SECTION 4.** This Ordinance shall be in full force and effect from and upon its adoption and publication in accordance with the law. All prior ordinances or parts thereof in conflict therewith are repealed and deemed to conform to the provisions of these amendments.

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**SECTION 5.** Upon motion duly made and seconded; this Ordinance was fully passed by the members of the Common Council this 11<sup>th</sup> day of April, 2023.

AYE	COUNCIL	NAY	ABSTAIN
	Brian Ayer		
	Mark Boice		
	Michael J. Davis		
	Gregory P. O'Connor		
	Darren Peterson		
	Pete Schwartz		
	Aaron Smith		
	Dan Spartz		
	Megan G. Wiles		

ATTEST:   
Evelyn L. Lees, City Clerk

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Presented by me to the Mayor of the City of Noblesville, Indiana this 11<sup>th</sup> day  
of April, 2023 at 7:33 P.M.

Evelyn L. Lees  
Evelyn L. Lees, City Clerk

MAYOR'S APPROVAL

Chris Jensen  
Chris Jensen, Mayor

4-11-2023  
Date

MAYOR'S VETO

\_\_\_\_\_  
Chris Jensen, Mayor

\_\_\_\_\_  
Date

ATTEST:

Evelyn L. Lees  
Evelyn L. Lees, City Clerk



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.

Joyceann Yelton  
Printed Name of Declarant

This document prepared by: Joyceann Yelton, City of Noblesville, Planning Department, 16 S. 10<sup>th</sup> Street, Noblesville, Indiana 46060  
317-776-6325

Ordinance No. 00-04-23





MarketPlace  
at SAXONY

Cabela's

WORLD'S FOREMOST OUTFITTER

Marshalls

Michaels

DULUTH TRADING

OUTLAWS

STEAKS  
BURGERS  
BREWS

Maximum Letter  
height 14-inches

Maximum letter height  
12-inches

Maximum letter height 4.5  
inches per word

## Noblesville Plan Commission Noblesville, Indiana

*To the Noblesville City Council:*

*This is to certify that the Plan Commission of Noblesville, Indiana held a public hearing on the 20<sup>th</sup> day of March, 2023 for the adoption of a text amendment to the adopted Saxony Corporate Campus Planned Development Ordinance, a part of the Comprehensive Master Plan, and after due consideration, recommends that the City of Noblesville ADOPT said amendment.*

**Request:** Application No. 0222-2022 Amendment to the adopted Plan Development Ordinance for the "Saxony Corporate Campus" regarding signage for Outlaws Restaurant located in the 13000 block of Campus Parkway at Cabela Drive, South Side (Noblesville City). Submitted by Interstate Holdings, LLC (Owners) and BML Holdings, LLC (Blake Lilly, Applicant)

**Plan Commission Action:** 11 Ayes 0 Nays 0 Abstentions

Petition is forwarded with a Favorable recommendation

*Respectfully submitted,*  
**Noblesville Plan Commission**

**By:**

  
Malinda Wilcox President

  
Caleb P. Gutshall Secretary