

THIS INSTRUMENT PREPARED BY:

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DEVELOPED BY:  
CITY OF GREENFIELD  
10 S. STATE STREET  
GREENFIELD, IN 46140

DATE: JANUARY 16, 2026

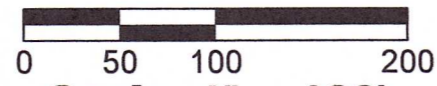
# LABCORP FRONTAGE SUBDIVISION SECONDARY PLAT

SECTION 6, TOWNSHIP 15 NORTH, RANGE 7 EAST  
CITY OF GREENFIELD, CENTER TOWNSHIP,  
HANCOCK COUNTY, INDIANA

CABINET SLIDE  
INST. NO.



Assumed North

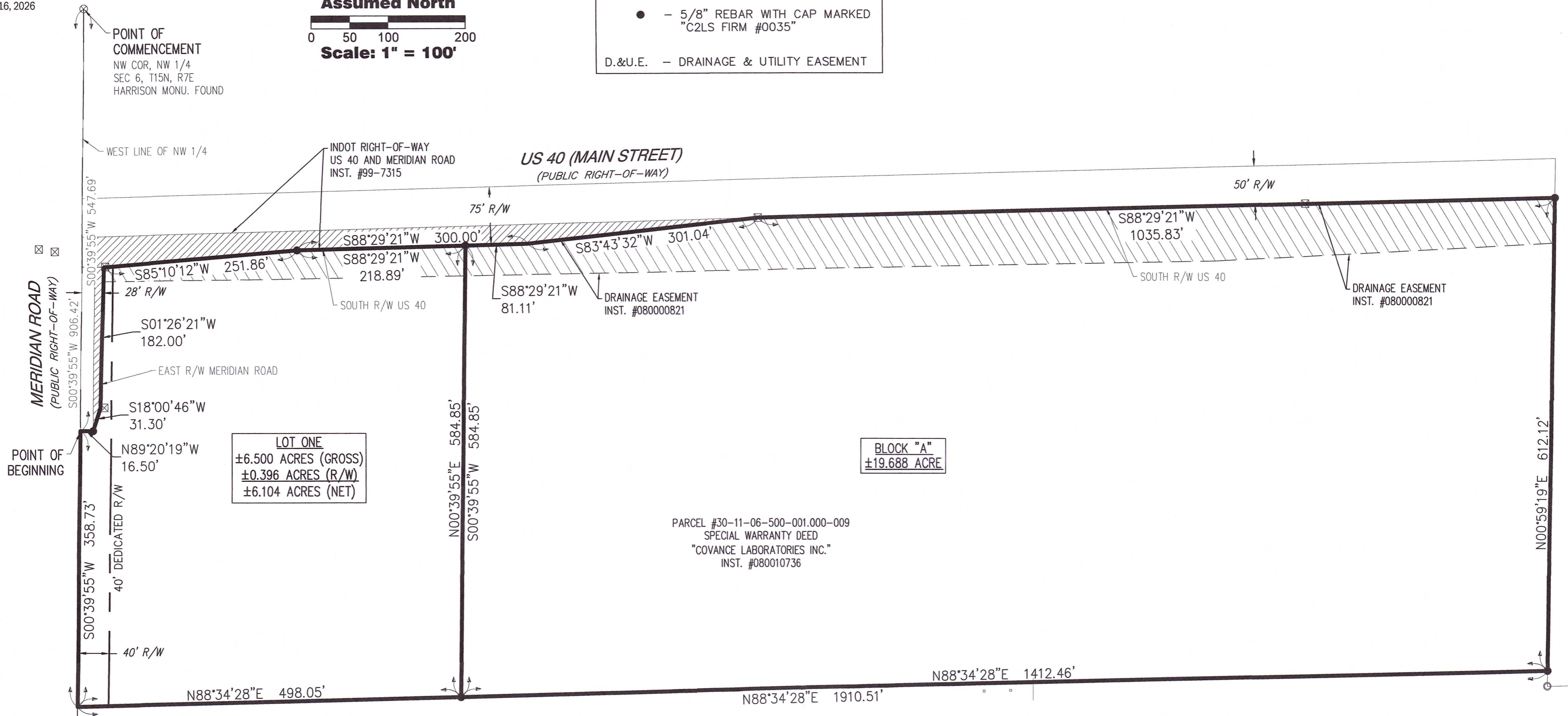


Scale: 1" = 100'

### LEGEND

● - 5/8" REBAR WITH CAP MARKED  
"C2LS FIRM #0035"

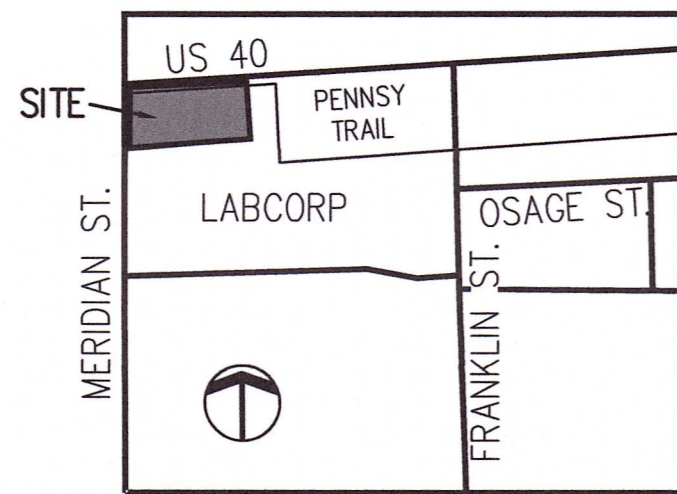
D.&U.E. - DRAINAGE & UTILITY EASEMENT



**LOT ONE**  
±6.500 ACRES (GROSS)  
±0.396 ACRES (R/W)  
±6.104 ACRES (NET)

**BLOCK "A"**  
±19.688 ACRE

PARCEL #30-11-06-500-001.000-009  
SPECIAL WARRANTY DEED  
"COVANCE LABORATORIES INC."  
INST. #080010736



SITE LOCATION MAP  
NO SCALE

### ZONING INFORMATION:

SITE ZONED "BP" (BUSINESS PARK)

#### MANUFACTURING/LARGE SCALE:

- FRONT YARD SETBACK = 40' MIN.
- SIDE YARD SETBACK = 10' MIN.
- REAR YARD SETBACK = 10' MIN.

#### MANUFACTURING/SMALL/MEDIUM SCALE:

- FRONT YARD SETBACK = 25' MIN.
- SIDE YARD SETBACK = 10' MIN.
- REAR YARD SETBACK = 10' MIN.

#### COMMERCIAL, MULTI-UNIT, MIXED-USE, NON-INDUSTRIAL USES:

- FRONT YARD SETBACK = 20 TO 35' MIN.
- SIDE YARD SETBACK = 10' MIN.
- REAR YARD SETBACK = 10' MIN.

### Flood Hazard Statement

The accuracy of the flood hazard information shown or identified hereon is subject to map scale uncertainty and to any other uncertainty in location or elevation on the referenced Flood Insurance Rate Map. The within described tract of land lies within Flood Hazard Zone X as said tract plots by scale on Community Panel Number 18059C0141E of the Flood Insurance Rate Maps for Hancock County, Indiana (maps dated December 4, 2007).

### Redaction Statement

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. Christopher M. Cooper