

COMMITTEE SUBSTITUTE FOR ORDINANCE NO. 180176

Approving a development plan in District B3-3 (Community Business dash 3) on approximately a 2.45 acre tract of land generally located at 9600 N. Polo Drive, to consider an amendment to a previously approved development plan to allow an existing boat structure to remain. (6091-P-21)

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section A. That a development plan in District B3-3 (Community Business dash 3) on approximately a 2.45 acre tract of land generally located at 9600 N. Polo Drive, and more specifically described as follows:

That part of Lot 12G, Block 12, Executive Hills North, Blocks 12 and 26, a subdivision of land in Kansas City, Platte County, Missouri, more particularly described as follows: Beginning at the Northerly most corner of said Lot 12G; thence Southeasterly on a curve to the left on the Northeasterly line of said Lot 12G (said curve having an initial tangent bearing of South 45 degrees 50 minutes 21 seconds East, a radius of 734.67 feet, chord bearing South 46 degrees 25 minutes 55 seconds East, chord distance of 15.20 feet) an arc distance of 15.20 feet to a point 15.20 feet Southeasterly from, as measured perpendicular to, the Northwesterly line of said Lot 12G; thence South 44 degrees 09 minutes 39 seconds West on a line 15.20 feet Southeasterly from, and parallel with, said Northwesterly line, 229.33 feet; thence South 45 degrees 50 minutes 21 seconds East, on a line perpendicular to said Northwesterly line 1.00 feet; thence South 44 degrees 09 minutes 39 seconds West on a line 16.20 feet Southeasterly from, and parallel with, said Northwesterly line 8.65 feet; thence north 45 degrees 50 minutes 21 seconds West on a line perpendicular to said Northwesterly line 16.20 feet to a point on said Northwesterly line; thence North 44 degrees 09 minutes 39 seconds East on said Northwesterly line 237.82 feet to the point of beginning.

is hereby approved, subject to the following conditions:

1. A sign shall be installed in accordance with the sign permit issued on August 5, 2015.
2. The boat shall be sealed to prevent further decay.
3. If the restaurant closes, the boat shall be removed.
4. All approved plan corrections shall be executed on site prior to issuance of any certificate of occupancy.

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5. A trail easement shall be granted to the City prior to approval by the City Council.

A copy of said development plan is on file in the office of the City Clerk with this ordinance and is made a part hereof.

Section B. That the Council finds and declares that before taking any action on the proposed amendment hereinabove, all public notices and hearings required by the Zoning Ordinance have been given and had.

I hereby certify that as required by Chapter 88, Code of Ordinances, the foregoing ordinance was duly advertised and public hearings were held.



Secretary, City Plan Commission

Approved as to form and legality:



Sarah Baxter
Assistant City Attorney



Authenticated as Passed

Sly James
Sly James, Mayor

Marilyn Sanders
Marilyn Sanders, City Clerk

MAY 24 2018

Date Passed