

Recorded in Platte County, Missouri

Recording Date/Time: 01/28/2019 at 12:09:49 PM

Instr Number: 2019000858

Book: 1307 Page: 776

Type: DE ORD

Pages: 16

Fee: \$66.00 E



Grantor: KCMO CITY OF

Grantee: KCMO CITY OF

KC



## PLATTE COUNTY MISSOURI CERTIFICATION RECORDER OF DEEDS

### EXEMPT DOCUMENT

The Recorder of Deeds has added this page to your document per  
compliance with State law under Exempt Status.  
RSMo 59.310.4 (effective January 1, 2002)

Gloria Boyer  
Recorder of Deeds  
415 Third St., Suite 70  
Platte City, MO 64079

This Page is Part Of The Document – Do Not Detach

City of Kansas City



CITY OF KANSAS CITY MISSOURI

CERTIFICATE OF THE CITY CLERK  
DOCUMENT TO BE RECORDED  
WITH PLATTE COUNTY, MISSOURI

DATE OF DOCUMENT:

11-29-18

DOCUMENT TITLE:

180878

GRANTOR(S)  
NAME &  
ADDRESS:

City of KCMO  
414 E 12th Street  
KCMO 64106

GRANTEE(S)  
NAME &  
ADDRESS:

City of KCMO  
414 E 12th Street  
KCMO 64106

LEGAL DESCRIPTION:

See Pages 3-13 or Exhibit \_\_\_\_\_ of the subject document.

The above appears in records and is on file in the Office of the City Clerk, 25th floor, City Hall, Kansas City, Missouri. I hereby, certify that this is a true and correct copy of the above ordinance.

IN TESTIMONY WHEREOF, I have set my hand and affixed the seal of the City on this 10th day of December, 2018.

Marilyn Sanders  
City Clerk

By Marilyn Sanders  
Marilyn Sanders City Clerk



RETURN ALL RECORDED ORIGINALS TO:  
OFFICE OF THE CITY CLERK, 414 E. 12<sup>TH</sup> STREET, CITY HALL, 25<sup>TH</sup> FLOOR, KANSAS CITY  
MISSOURI 64106.

## ORDINANCE NO. 180878

Authorizing condemnation and taking of private property interests for public use for Street Right of Way purposes and for Permanent Drainage Easements, Permanent Waterline Easements, and Temporary Construction Easements, for the construction, location and maintenance of the "North Green Hills Road Complete Streets Reconstruction", project in Kansas City, Platte County, Missouri; providing for the payment of just compensation therefore; authorizing continued negotiations and purchase by the Director of the Department of Public Works; authorizing the filing of the petition for condemnation by the City Attorney; and directing the City Clerk to record this ordinance in the office of the Recorder of Deeds for Platte County, Missouri.

WHEREAS, the Council finds that the property interests herein described must be condemned for public use for the "North Green Hills Road Complete Streets Reconstruction" project in Kansas City, Platte County, Missouri; NOW, THEREFORE,

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY, MISSOURI:

Section 1. That the property interests herein described are hereby authorized condemned and taken for public use in and upon the land hereinafter described for Project No. 89008207, "North Green Hills Road Complete Streets Reconstruction", including any necessary structures or appurtenances, all in Kansas City, Platte County, Missouri.

Section 2. Said improvements shall be of the nature described and specified in, and shall be done in accordance with, the plans and specifications certified under the supervision of the Director of the Department of Public Works, the same being on file in the Office of the Director of the Department of Public Works, and being incorporated herein by reference.

Section 3. That the properties obtained by condemnation shall be used by the City of Kansas City, Missouri as street right of way and easements for the location of improvements and utilities to be constructed therein including any necessary appurtenances to it; and Kansas City or its authorized agents, employees or independent contractors, and with Kansas City, Missouri's permission, utility companies franchised to operate in Kansas City, Missouri and their authorized agents, employees or independent contractors, shall have the right to enter in or authorize the entry in and upon said properties for the purpose of constructing, reconstructing, maintaining, operating and repairing the following said improvements and utilities:

#### Street Right of Way

The Street Right of Way shall be taken and used by Kansas City, Missouri for the location, construction and maintenance of North Green Hills Road and associated improved intersections, drive approaches and infrastructure to be constructed therein, including any necessary appurtenances thereto; and Kansas City, Missouri shall have the

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right to enter in or authorize the entry in and upon said right of way for the purpose of locating, constructing, reconstructing, maintaining, operating and repairing said improvements or making connections thereto.

#### Permanent Waterline Easement

The Permanent Waterline Easement shall be used by the City of Kansas City, Missouri for the location, construction and maintenance of waterlines and associated improved infrastructure to be constructed therein, including any necessary appurtenances thereto; and Kansas City, Missouri shall have the right to enter in or authorize the entry in and upon said Permanent Waterline Easement for the purpose of locating, constructing, reconstructing, maintaining, operating and repairing said improvements or making connections thereto.

By the condemning of private property for this easement, it shall not be construed to prohibit the landowner of said condemned property from the safe and unrestricted use of the land adjacent to and above said Permanent Waterline Easement; provided, however, said easement shall be kept free from any structure or obstruction as would interfere with the proper, safe and continuous operation and maintenance of said Waterline facilities and specifically shall not build thereon or there over any structure which may interfere with the operation, maintenance and use thereof.

#### Permanent Drainage Easement

The Permanent Drainage Easements shall be used by the City of Kansas City, Missouri for the location, construction and maintenance of storm drainage systems and associated improved infrastructure to be constructed therein, including any necessary appurtenances thereto for the purpose of managing storm water runoff; and Kansas City, Missouri shall have the right to enter in or authorize the entry in and upon said Permanent Drainage Easement for the purpose of locating, constructing, reconstructing, maintaining, operating and repairing said improvements or making connections thereto.

By the condemning of private property for this easement, it shall not be construed to prohibit the landowner of said condemned property from the safe and unrestricted use of the land adjacent to and above said Permanent Drainage Easement; provided, however, said easement shall be kept free from any structure or obstruction as would interfere with the proper, safe and continuous operation and maintenance of said drainage facilities and specifically shall not build thereon or there over any structure which may interfere with the operation, maintenance and use thereof.

#### Temporary Construction Easement

The Temporary Construction Easements shall be used by the City of Kansas City, Missouri or its authorized agents, servants, employees, or independent contractors, during the construction of said project, for grading and sloping, removal of trees and shrubbery, removal and replacement of fencing, sidewalks and driveways, utility construction work,

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the storage of materials, the operation of equipment, and the movement of a working force.

The City of Kansas City, Missouri shall cause the surface of lands lying within said Temporary Construction Easements to be restored to substantially the same physical condition that existed at the time the City or its agents entered upon it, except for grading and sloping changes made to the property, and said temporary construction easement shall terminate three (3) years from the date this document is recorded by the Recorder of Deeds in the county in which the lands are located, or upon completion and acceptance of the improvements by the Director of Department of Public Works.

Section 4. That said property interests are hereby authorized condemned and taken for public use and are described as follows:

**Tract No. 1**

Temporary Construction Easement - (Three Year Term)

Bearings herein are grid bearings based on the Missouri State Plane Coordinate System of 1983 (NAD-83) West Zone, with an adjustment date of 2003.

All that part of Lot 1 Block 1 of "Amherst", a subdivision lying in the Northeast Quarter of Section 17, Township 51 North, Range 33 West of the Fifth Principal Meridian, situated in Kansas City, Platte County, Missouri and being more particularly described as follows:

Commencing at the Southwest Corner of Lot 1, Block 1 of "Amherst", a subdivision lying in the Northeast Quarter of Section 17, Township 51 North, Range 33 West; Thence North 00 degrees 19 minutes 34 seconds East along the East right-of-way of North Green Hills Road, also being the West line of said Lot 1, a distance of 87.69 feet to the point of beginning; thence continuing along said right-of-way and West line, North 00 degrees 19 minutes 34 seconds East a distance of 16.76 feet; thence Northeasterly along a curve to the right, having a radius of 15.00 feet, a central angle of 91 degrees 06 minutes 20 seconds and an arc length of 23.85 feet to a point on the South right-of-way of Northwest 78th Street, also being the North line of said Lot 1; Thence South 88 degrees 34 minutes 06 seconds East along said right-of-way and North line, a distance of 20.71 feet; Thence South 49 degrees 15 minutes 30 seconds West a distance of 47.74 feet to the point of beginning. Containing: 526 Square Feet or 0.012 Acres.

**Tract No. 2**

Street Right of Way

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Bearings herein are grid bearings based on the Missouri State Plane Coordinate System of 1983 (NAD-83) West Zone, with an adjustment date of 2003.

All that part of the Northeast Quarter of Section 17, Township 51 North, Range 33 West of the Fifth Principal Meridian, situated in Kansas City, Platte County, Missouri and being more particularly described as follows:

Beginning at the Southwest Corner of Lot 1, Block 1 of Amherst, a subdivision lying in the Northeast Quarter of Section 17, Township 51 North, Range 33 West; thence South 00 degrees 19 minutes 34 seconds West along the prolongation of said Lot 1, said line being 50.00 feet East of and parallel to the West Section line of said Northeast Quarter, a distance of 456.85 feet to the South property line described in Book 570 Page 9; Thence South 87 degrees 05 minutes 11 seconds West along said South line a distance of 15.02 feet to the East right-of-way line of North Green Hills Road; Thence North 00 degrees 19 minutes 34 seconds East along said right-of-way line a distance of 457.99 feet; thence South 88 degrees 34 minutes 06 seconds East a distance of 15.00 feet to the point of beginning. Containing: 6,861 Square Feet or 0.157 Acres

#### Permanent Drainage Easement

Bearings herein are grid bearings based on the Missouri State Plane Coordinate System of 1983 (NAD-83) West Zone, with an adjustment date of 2003.

All that part of the Northeast Quarter of Section 17, Township 51 North, Range 33 West of the Fifth Principal Meridian, situated in Kansas City, Platte County, Missouri and being more particularly described as follows:

Commencing at the Southwest Corner of Lot 1, Block 1 of Amherst, a subdivision lying in the Northeast Quarter of Section 17, Township 51 North, Range 33 West; Thence South 00 degrees 19 minutes 34 seconds West along the prolongation of said Lot 1, said line being 50.00 feet East of and parallel to the West Section line of said Northeast Quarter, a distance of 212.33 feet to the point of beginning; Thence South 89 degrees 40 minutes 26 seconds East a distance of 10.00 feet; Thence South 00 degrees 19 minutes 34 seconds West a distance of 10.00 feet; Thence North 89 degrees 40 minutes 26 seconds West a distance of 10.00 feet; Thence North 00 degrees 19 minutes 34 seconds East a distance of 10.00 feet to the point of beginning. Containing: 100 Square Feet or 0.002 Acres

#### Permanent Waterline Easement

## ORDINANCE NO. 180878

Bearings herein are grid bearings based on the Missouri State Plane Coordinate System of 1983 (NAD-83) West Zone, with an adjustment date of 2003.

All that part of the Northeast Quarter of Section 17, Township 51 North, Range 33 West of the Fifth Principal Meridian, situated in Kansas City, Platte County, Missouri and being more particularly described as follows:

Beginning at the Southwest Corner of Lot 1, Block 1 of Amherst, a subdivision lying in the Northeast Quarter of Section 17, Township 51 North, Range 33 West; Thence South 88 degrees 34 minutes 06 seconds East along South line of said Lot 1 a distance of 25.00 feet; Thence South 00 degrees 19 minutes 34 seconds West a distance of 454.96 feet to a point on the South property line described in Book 570, Page 9; Thence South 87 degrees 05 minutes 11 seconds West along said South line a distance of 25.04 feet; Thence North 00 degrees 19 minutes 34 seconds East a distance of 456.85 feet to the point of beginning. Containing: 11,398 Square Feet or 0.262 Acres

**Temporary Construction Easement - (Three Year Term)**

Bearings herein are grid bearings based on the Missouri State Plane Coordinate System of 1983 (NAD-83) West Zone, with an adjustment date of 2003.

All that part of the Northeast Quarter of Section 17, Township 51 North, Range 33 West of the Fifth Principal Meridian, situated in Kansas City, Platte County, Missouri and being more particularly described as follows:

Beginning at the Southwest Corner of Lot 1, Block 1 of "Amherst", a subdivision lying in the Northeast Quarter of Section 17, Township 51 North, Range 33 West; Thence South 88 degrees 34 minutes 06 seconds East along South line of said Lot 1 a distance of 15.00 feet; Thence South 00 degrees 19 minutes 34 seconds West a distance of 345.00 feet; Thence South 89 degrees 40 minutes 27 seconds East a distance of 85.00 feet; Thence South 00 degrees 19 minutes 34 seconds West a distance of 80.00 feet; Thence North 89 degrees 40 minutes 27 seconds West a distance of 85.00 feet; Thence South 00 degrees 19 minutes 34 seconds West a distance of 30.71 feet to a point on the South property line described in Book 570, Page 9; Thence South 87 degrees 05 minutes 11 seconds West along said South line a distance of 15.02 feet; Thence North 00 degrees 19 minutes 34 seconds East a distance of 456.85 feet to the point of beginning. Containing: 13,644 Square Feet or 0.313 Acres

**Tract No. 3**

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## Street Right of Way

Bearings herein are grid bearings based on the Missouri State Plane Coordinate System of 1983 (NAD-83) West Zone, with an adjustment date of 2003.

All that part of the Northeast Quarter of Section 17, Township 51 North, Range 33 West of the Fifth Principal Meridian, situated in Kansas City, Platte County, Missouri and being more particularly described as follows:

Commencing at the Southwest Corner of the Northeast Quarter of Section 17, Township 51 North, Range 33 West; Thence North 00 degrees 19 minutes 34 seconds East along the West line of said Northeast Quarter a distance of 471.45 feet; Thence North 89 degrees 53 minutes 23 seconds East a distance of 35.00 feet to a point on the existing East right-of-way of North Green Hills Road and the point of beginning; Thence North 00 degrees 19 minutes 34 seconds East along said right-of-way a distance of 400.93 feet to a point on the North property line described in Book 1064, Page 946; Thence North 87 degrees 05 minutes 11 seconds East along said North line a distance of 15.02 feet; Thence South 00 degrees 19 minutes 34 seconds West a distance of 401.67 feet to a point on the South property line described in Book 1064, Page 946; Thence South 89 degrees 53 minutes 23 seconds West along said South line a distance of 15.00 feet to the point of beginning. Containing: 6,019 Square Feet or 0.138 Acres

## Temporary Construction Easement - (Three Year Term)

Bearings herein are grid bearings based on the Missouri State Plane Coordinate System of 1983 (NAD-83) West Zone, with an adjustment date of 2003.

All that part of the Northeast Quarter of Section 17, Township 51 North, Range 33 West of the Fifth Principal Meridian, situated in Kansas City, Platte County, Missouri and being more particularly described as follows:

Commencing at the Southwest Corner of the Northeast Quarter of Section 17, Township 51 North, Range 33 West; Thence North 00 degrees 19 minutes 34 seconds East along the West line of said Northeast Quarter a distance of 471.45 feet; Thence North 89 degrees 53 minutes 23 seconds East a distance of 50.00 feet to the point of beginning; Thence North 00 degrees 19 minutes 34 seconds East a distance of 401.67 feet to a point on the North property line described in Book 1064, Page 946; Thence North 87 degrees 05 minutes 11 seconds East along said North line a distance of 15.02 feet; Thence South 00 degrees 19 minutes 34 seconds West a distance of 211.31 feet; thence South 89 degrees 40 minutes 26 seconds East a distance of 5.00 feet; Thence South 00 degrees 19 minutes 34



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seconds West a distance of 191.05 feet to a point on the South property line described in Book 1064, Page 946; Thence South 89 degrees 53 minutes 23 seconds West along said South line a distance of 20.00 feet to the point of beginning. Containing: 6,986 Square Feet or 0.160 Acres

**Tract No. 6**

## Temporary Construction Easement (Three Year Term)

Bearings herein are grid bearings based on the Missouri State Plane Coordinate System of 1983 (NAD-83) West Zone, with an adjustment date of 2003.

All that part of Lot 143 of "Platte Brooke North Sixth Plat", a subdivision lying in the Southeast Quarter of Section 17, Township 51 North, Range 33 West of the Fifth Principal Meridian, situated in Kansas City, Platte County, Missouri and being more particularly described as follows:

Commencing at the Northwest Corner of the Southeast Quarter of Section 17, Township 51 North, Range 33 West; Thence South 88 degrees 44 minutes 40 seconds East along the North line of said Southeast Quarter a distance of 51.79 feet to the most Northern Corner of Lot 143 of "Platte Brooke North Sixth Plat", a subdivision lying in the Southeast Quarter of Section 17, Township 51 North, Range 33 West and the point of beginning; Thence South 22 degrees 33 minutes 14 seconds East a distance of 255.56 feet to a point on the South line of said Lot 143; Thence South 77 degrees 48 minutes 48 seconds West along said South line of Lot 143 a distance of 71.99 feet to a point on the East right-of-way line of Northwest Waukomis Drive, said line also being the West Line of said Lot 143; Thence North along said right-of-way, and along a curve to the right, whose initial tangent bears North 08 degrees 12 minutes 01 seconds West, having a radius of 3774.83 feet, a central angle of 3 degrees 50 minutes 12 seconds and an arch length of 252.78 feet to the point of beginning. Containing: 9,405 Square Feet or 0.216 Acres

**Tract No. 11**

## Temporary Construction Easement - (Three Year Term)

Bearings herein are grid bearings based on the Missouri State Plane Coordinate System of 1983 (NAD-83) West Zone, with an adjustment date of 2003. All that part of Tract B of "Platte Brooke North First Plat", a subdivision lying in the Southeast Quarter of Section 17, Township 51 North, Range 33 West of the Fifth Principal Meridian, situated in Kansas City, Platte County, Missouri and being more particularly described as follows:

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Beginning at Southeast Corner of Tract B of "Platte Brooke North First Plat", a subdivision lying in the Southeast Quarter of Section 17, Township 51 North, Range 33 West; Thence South 80 degrees 26 minutes 44 seconds West along the South line of Tract B, said line also being the North right-of-way line of Northwest Platte Brooke Drive, a distance of 68.04 feet; Thence North along a curve to the right having a radius of 15.00 feet, a central angle of 89 degrees 59 minutes 33 seconds and an arch length of 23.56 feet to a point on the Easterly right-of-way line of Northwest Waukomis Drive, said point also being on the West line of said Tract B; Thence North 09 degrees 33 minutes 16 seconds West along said right-of-way line and West line a distance of 1.49 feet; Thence South 72 degrees 37 minutes 17 seconds East a distance of 25.36 feet; thence North 80 degrees 26 minutes 44 seconds East a distance of 59.56 feet to a point on the East line of said Tract B; Thence South 19 degrees 22 minutes 57 seconds East along said East line a distance of 5.07 to the point of beginning. Containing: 495 Square Feet or 0.011 Acres

**Tract No. 12**

Temporary Construction Easement - (Three Year Term)

Bearings herein are grid bearings based on the Missouri State Plane Coordinate System of 1983 (NAD-83) West Zone, with an adjustment date of 2003.

All that part of Tract A of "Platte Brooke North First Plat", a subdivision lying in the Southeast Quarter of Section 17, Township 51 North, Range 33 West of the Fifth Principal Meridian, situated in Kansas City, Platte County, Missouri and being more particularly described as follows:

BEGINNING at Northeast Corner of Tract A of "Platte Brooke North First Plat", a subdivision lying in the Southeast Quarter of Section 17, Township 51 North, Range 33 West; Thence South 11 degrees 51 minutes 58 seconds West along the East line of said Tract A a distance of 5.37 feet; Thence South 80 degrees 26 minutes 44 seconds West a distance of 57.94 feet; Thence South 50 degrees 09 minutes 03 seconds West a distance of 26.79 feet to a point on the East right-of-way line of Waukomis Drive, said line also being the West line of said Tract A; Thence North 09 degrees 33 minutes 16 seconds West along said East right-of-way line and West line of Tract A a distance of 3.52 feet; Thence North along a curve to the right, having a radius of 15.00 feet, a central angle of 90 degrees 00 minutes 00 seconds and an arch length of 23.56 feet to a point on the South right-of-way line of Northwest Platte Brooke Drive, said line also being the North line of said Tract A; Thence North 80 degrees 26 minutes 44 seconds East along said South right-of-way line and North line a

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distance of 68.04 feet to the point of beginning. Containing: 518 Square Feet or 0.012 Acres

**Tract No. 21****Street Right of Way**

Bearings herein are grid bearings based on the Missouri State Plane Coordinate System of 1983 (NAD-83) West Zone, with an adjustment date of 2003.

All that part of the Southwest Quarter of Section 17, Township 51 North, Range 33 West of the Fifth Principal Meridian, situated in Kansas City, Platte County, Missouri and being more particularly described as follows:

Commencing at the Northeast Corner of the Southwest Quarter of Section 17, Township 51 North, Range 33 West; Thence South 00 degrees 46 minutes 15 seconds West along the East line of said Southwest Quarter a distance of 49.86 feet; Thence North 89 degrees 13 minutes 45 seconds West a distance of 23.86 feet to a point on West right-of-way line of Northwest Waukomis Drive, said point also being on the South right-of-way line of Shore Drive and the point of beginning; Thence South along said right-of-way line, along a curve to the left, whose initial tangent bears South 04 degrees 59 minutes 42 seconds East, having a radius of 3854.83 feet, a central angle of 0 degrees 06 minutes 30 seconds and an arch length of 7.30 feet; Thence North 66 degrees 48 minutes 23 seconds West a distance of 19.30 feet to a point on the South right-of-way line of Shore Drive; Thence South 88 degrees 53 minutes 19 seconds East along said right-of-way line a distance of 17.10 feet to the point of beginning.

Containing: 62 Square Feet or 0.001 Acres

**Temporary Construction Easement - (Three Year Term)**

Bearings herein are grid bearings based on the Missouri State Plane Coordinate System of 1983 (NAD-83) West Zone, with an adjustment date of 2003.

All that part of the South Half of Section 17, Township 51 North, Range 33 West of the Fifth Principal Meridian, situated in Kansas City, Platte County, Missouri and being more particularly described as follows:

Commencing at the Northeast Corner of the Southwest Quarter of Section 17, Township 51 North, Range 33 West; Thence South 00 degrees 46 minutes 15 seconds West along the East line of said Southwest Quarter a distance of 57.12 feet; Thence North 89 degrees 13 minutes 45 seconds West a distance of 23.12 feet to a point on the West right-of-way line of

## ORDINANCE NO. 180878

Northwest Waukomis Drive and the point of beginning; Thence South along said right-of-way line on a curve to the left, whose initial tangent bears South 05 degrees 06 minutes 13 seconds East, having a radius of 3854.83 feet, a central angle of 2 degrees 53 minutes 25 seconds and an arch length of 194.46 feet; Thence North 88 degrees 53 minutes 19 seconds West a distance of 54.39 feet; Thence North 08 degrees 03 minutes 53 seconds West a distance of 87.69 feet; Thence North 83 degrees 55 minutes 05 seconds East a distance of 40.00 feet; Thence North 06 degrees 03 minutes 48 seconds West a distance of 70.85 feet; Thence North 46 degrees 52 minutes 06 seconds West a distance of 56.90 feet to a point on the South right-of-way line of Shore Drive; Thence South 88 degrees 53 minutes 19 seconds East along said right-of-way line a distance of 36.00 feet; thence South 66 degrees 48 minutes 23 seconds East a distance of 19.30 feet to the point of beginning. Containing: 7,210 Square Feet or 0.165 Acres

**Tract No. 24****Street Right of Way**

Bearings herein are grid bearings based on the Missouri State Plane Coordinate System of 1983 (NAD-83) West Zone, with an adjustment date of 2003.

All that part of the Northwest Quarter of Section 17, Township 51 North, Range 33 West of the Fifth Principal Meridian, situated in Kansas City, Platte County, Missouri and being more particularly described as follows:

Beginning at the Southeast corner of Tract V-I of "The Coves East-Third Plat", a subdivision lying in the Northwest Quarter of Section 17, Township 51 North, Range 33 West; Thence South 89 degrees 08 minutes 19 seconds East along the prolongation of the South line of said Tract V-1 a distance of 5.00 feet to the West right-of-way line of North Green Hills Road; Thence South 00 degrees 19 minutes 34 seconds West along said right-of-way line a distance of 438.93 feet to a point on the South property line described in Book 712, Page 1129; Thence North 88 degrees 33 minutes 30 seconds West along said South property line a distance of 5.00 feet; Thence North 00 degrees 19 minutes 34 seconds East a distance of 438.88 feet to the point of beginning. Containing: 2,195 Square Feet or 0.050 Acres

**Permanent Waterline Easement**

Bearings herein are grid bearings based on the Missouri State Plane Coordinate System of 1983 (NAD-83) West Zone, with an adjustment date of 2003.

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All that part of the Northwest Quarter of Section 17, Township 51 North, Range 33 West of the Fifth Principal Meridian, situated in Kansas City, Platte County, Missouri and being more particularly described as follows:

Beginning at the Southeast corner of Tract V-I of "The Coves East-Third Plat", a subdivision lying in the Northwest Quarter of Section 17, Township 51 North, Range 33 West; Thence North 89 degrees 08 minutes 19 seconds West along the South line of said Tract V-1 a distance of 30.00 feet; Thence South 00 degrees 19 minutes 34 seconds West a distance of 438.57 feet to the South property line described in Book 712, Page 1129; thence South 88 degrees 33 minutes 30 East along said South property line a distance of 30.01 feet; Thence North 00 degrees 19 minutes 34 seconds East a distance of 438.88 feet to the point of beginning. Containing: 13,162 Square Feet or 0.302 Acres

#### Permanent Drainage Easement

Bearings herein are grid bearings based on the Missouri State Plane Coordinate System of 1983 (NAD-83) West Zone, with an adjustment date of 2003.

All that part of the Northwest Quarter of Section 17, Township 51 North, Range 33 West of the Fifth Principal Meridian, situated in Kansas City, Platte County, Missouri and being more particularly described as follows:

Commencing at the Southeast corner of Tract V-I of "The Coves East-Third Plat", a subdivision lying in the Northwest Quarter of Section 17, Township 51 North, Range 33 West; Thence South 00 degrees 19 minutes 34 seconds West along the prolongation of the East line of said Tract V-1, said line being 40.00 feet West and parallel to the East line of said Northwest Quarter, a distance of 209.03 feet to the point of beginning; Thence continuing along said line South 00 degrees 19 minutes 34 seconds West a distance of 25.00 feet; Thence North 89 degrees 40 minutes 26 seconds West a distance of 86.68 feet; Thence North 00 degrees 19 minutes 34 seconds East a distance of 25.00 feet; Thence South 89 degrees 40 minutes 26 seconds East a distance of 86.68 feet to the point of beginning. Containing: 2,167 Square Feet or 0.050 Acres

#### Temporary Construction Easement - (Three Year Term)

Bearings herein are grid bearings based on the Missouri State Plane Coordinate System of 1983 (NAD-83) West Zone, with an adjustment date of 2003.

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All that part of the Northwest Quarter of Section 17, Township 51 North, Range 33 West of the Fifth Principal Meridian, situated in Kansas City, Platte County, Missouri and being more particularly described as follows:

Beginning at the Southeast corner of Tract V-I of "The Coves East-Third Plat", a subdivision lying in the Northwest Quarter of Section 17, Township 51 North, Range 33 West; Thence North 89 degrees 08 minutes 19 seconds West along the South line of said Tract V-1 a distance of 25.00 feet; Thence South 00 degrees 19 minutes 34 seconds West a distance of 88.48 feet; Thence South 24 degrees 33 minutes 13 seconds West a distance of 121.84 feet; Thence South 00 degrees 19 minutes 34 seconds West a distance of 9.68 feet; Thence South 89 degrees 40 minutes 26 seconds East a distance of 75.00 feet to a point here by designated as "Point A"; Thence North 00 degrees 19 minutes 34 seconds East a distance of 209.03 feet to the point of beginning.

Also,

Commencing at aforementioned "Point A"; Thence South 00 degrees 19 minutes 34 seconds West a distance of 25.00 feet to the point of beginning; Thence South 00 degrees 19 minutes 34 seconds West a distance of 204.84 feet to the South property line described in Book 712, Page 1129; Thence North 88 degrees 33 minutes 30 West along said South property line a distance of 15.00 feet; thence North 00 degrees 19 minutes 34 seconds East a distance of 90.34 feet; Thence North 28 degrees 29 minutes 05 seconds West a distance of 124.50 feet; Thence North 00 degrees 19 minutes 34 seconds East a distance of 5.12 feet; Thence South 89 degrees 40 minutes 26 seconds East a distance of 75.00 feet to the point of beginning. Containing: 15,140 Square Feet or 0.347 Acres Combined

**Tract No. 25**

Temporary Construction Easement - (Three Year Term)

Bearings herein are grid bearings based on the Missouri State Plane Coordinate System of 1983 (NAD-83) West Zone, with an adjustment date of 2003.

All that part of Tract V-I of "The Coves East-Third Plat", a subdivision lying in the Northwest Quarter of Section 17, Township 51 North, Range 33 West of the Fifth Principal Meridian, situated in Kansas City, Platte County, Missouri and being more particularly described as follows:

Beginning at the Southeast corner of Tract V-I of "The Coves East-Third Plat", a subdivision lying in the Northwest Quarter of Section 17, Township 51 North, Range 33 West; Thence North 89 degrees 08 minutes

## ORDINANCE NO. 180878

19 seconds West along the South line of said Tract V-1 a distance of 60.00 feet; Thence North 00 degrees 19 minutes 34 seconds East a distance of 121.33 feet; Thence South 89 degrees 40 minutes 26 seconds East a distance of 24.00 feet; Thence North 45 degrees 19 minutes 34 seconds East a distance of 50.91 feet to a point on the West right-of-way line of North Green Hills Road; Thence South 00 degrees 19 minutes 34 seconds West along said right-of-way line a distance of 157.89 feet to the point of beginning. Containing: 7,944 Square Feet or 0.182 Acres

**Tract No. 26**

Temporary Construction Easement - (Three Year Term)

Bearings herein are grid bearings based on the Missouri State Plane Coordinate System of 1983 (NAD-83) West Zone, with an adjustment date of 2003.

All of Tract I of "Silverbrooke Pool Tract" a subdivision lying in the Northeast Quarter of Section 17, Township 51 North, Range 33 West of the Fifth Principal Meridian, situated in Kansas City, Platte County, Missouri and being more particularly described as follows:

Beginning at the Northwest Corner of Tract I of "Silverbrooke Pool Tract" a subdivision lying in the Northeast Quarter of Section 17, Township 51 North, Range 33 West; Thence North 89 degrees 53 minutes 23 seconds East along the North line of said Tract I a distance of 30.00 feet; Thence South 00 degrees 06 minutes 26 seconds East along the East line of said Tract I a distance of 134.79 feet to a point on the North right-of-way line of Northwest 76th Terrace, also being the South line of Tract I; Thence along said right-of-way line, a curve to the left, whose initial tangent bears North 89 degrees 06 minutes 38 seconds West, having a radius of 211.50 feet, a central angle of 0 degrees 33 minutes 42 seconds and an arc distance of 2.07 feet; Thence continuing along the North right-of-way line of 76th Terrace North 89 degrees 40 minutes 59 seconds West a distance of 13.04 feet; Thence along a curve to the right, having a radius of 15.00 feet, a central angle of 89 degrees 34 minutes 00 seconds and an arc length of 23.45 feet to a point on the East right-of-way line of North Green Hills Road, also being the West line of said Tract I; Thence North 00 degrees 06 minutes 26 seconds West along said right-of-way and West line a distance of 119.67 feet to the point of beginning. Containing: 3,993 Square Feet or 0.092 Acres

Section 5. That just compensation for the property interests taken shall be assessed and paid according to law; and the proceedings to determine compensation shall be prosecuted in one or more suits in the Circuit Court of Platte County, Missouri, pursuant to the provisions of Chapter 523 of the Revised Statutes of Missouri, as

ORDINANCE NO. 180878

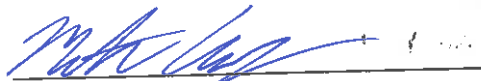
supplemented or amended by Section 86.01 to 86.10 of the Rules of Civil Procedure. Payment of compensation shall be made by Kansas City from funds appropriated, or to be appropriated, for such purposes.

Section 6. That pending the acquisition of said lands by condemnation, the Director of the Department of Public Works is hereby authorized to negotiate the purchase of said land and pay for them out of funds appropriated or to be appropriated as aforesaid, and if any tracts be so acquired by negotiation and purchase, the City Attorney is authorized to withdraw same from condemnation proceedings.

Section 7. That said tracts and interests be condemned and conveyed to Kansas City, Missouri.

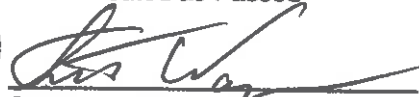
Section 8. That upon the effective date of this ordinance, the City Clerk is hereby directed to cause this ordinance to be recorded in the office of the Recorder of Deeds for Platte County, Missouri.


Approved as to form and legality:

  
Matthew Cooper  
Assistant City Attorney



Authenticated as Passed

  
Sly James, Mayor

  
Marilyn Sanders, City Clerk  
NOV 29 2010

Date Passed