

ORDINANCE NO. 180885

Rezoning an 11.8 acre tract of land generally located west of Manchester Trafficway between Interstate 70 to the south and Highway 40 to the north from District M1-5 to District M3-1. (CD-CPC-2018-00124 and CD-CPC-2018-00125).

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section A. That Chapter 88, Code of Ordinances of the City of Kansas City, Missouri, commonly known as the Zoning and Development Code, is hereby amended by enacting a new section to be known as Section 88-20A1172, rezoning an area of approximately 11.8 acres generally located west of Manchester Trafficway between Interstate 70 to the south and Highway 40 to the north from District M1-5 (Manufacturing 1 (Dash 5)) to District M3-1 (Manufacturing 3 (Dash 1)), said section to read as follows:

Section 88-20A1172. That an area legally described as:

All that part of the East One-Half of Section 13, Township 49 North, Range 33 West, in the City of Kansas City, Jackson County, Missouri, being more particularly described as follows: Beginning at the northwest corner of the Southeast Quarter of said Section 13; thence South 87 degrees 53 minutes 04 seconds East, along the north line of the Southeast Quarter of said Section 13, a distance of 961.92 feet; thence North 39 degrees 44 minutes 17 seconds East, a distance of 420.58 feet to the southerly right-of-way line of said Independence-Westport Road, as now established; thence South 51 degrees 31 minutes 57 seconds East, along the southerly right-of-way line of said Independence-Westport Road, a distance of 98.91 feet to a point on the northwesterly right-of-way line of Chicago, Rock Island and Pacific Railroad right-of-way line per Document K-40160 in Book 92, page 1897; thence along the northwesterly right-of-way line of said Chicago, Rock Island and Pacific Railroad right-of-way line, for the following six (6) courses; thence South 39 degrees 44 minutes 17 seconds West, a distance of 346.56 feet to a point on the north line of the Southeast Quarter of said Section 13; thence 87 degrees 53 minutes 04 seconds West, along the north line of the Southeast Quarter of said Section 13, a distance of 12.63 feet; thence South 39 degrees 44 minutes 17 seconds West, a distance of 203.00 feet; thence North 50 degrees 15 minutes 43 seconds West, a distance of 20.00 feet; thence South 39 degrees 44 minutes 17 seconds West, a distance of 183.28 feet; thence southwesterly on a curve to the left, said curve being tangent to the last described course and having a radius of 1959.86 feet, an arc distance of 545.55 feet to a point on the northerly right-of-way line of Interstate 70, as now established; thence North 59 degrees 21 minutes 46 seconds West, along the northerly right-of-way line of said Interstate 70, a distance of 367.34 feet; thence North 28 degrees 22 minutes 34 seconds West, a distance of 382.39 feet; thence North 5 degrees 52 minutes 34 seconds West, a distance of 264.00 feet to the point of beginning, containing 11.8760 acres, more or less. Gross Area = ± 11.8760 acres / $\pm 517,319$ sq. ft.

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is hereby rezoned from District M1-5 (Manufacturing 1 (Dash 5)) to District M3-1 (Manufacturing 3 (Dash 1)), all as shown outlined on a map marked Section 88-20A1172, which is attached hereto and made a part hereof, and which is hereby adopted as a part of an amendment to the zoning maps constituting a part of said chapter and in accordance with Section 88-20 thereof.

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 and Development Code 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, Mayor


Marilyn Sanders, City Clerk

NOV 29. 2018

Date Passed