

018564

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Introduced by Hindman

First Reading 6-20-05

Second Reading 7-5-05

Ordinance No. 018564

Council Bill No. B 194-05 A

AN ORDINANCE

approving the C-P Development Plan of Eastport Center (Lot 10); and fixing the time when this ordinance shall become effective.

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF COLUMBIA, MISSOURI, AS FOLLOWS:

SECTION 1. The City Council hereby approves the C-P Development Plan of Eastport Center (Lot 10), dated June 8, 2005, located on the south side of Bull Run Drive, east of Port Way. The Director of Planning and Development shall use the design parameters set forth in "Exhibit A" which is attached to and made a part of this ordinance as guidance when considering any future revisions to the C-P Development Plan.

SECTION 2. Approval of the C-P Development Plan is subject to the condition that the east wall sign be deleted from the plan.

SECTION 3. This ordinance shall be in full force and effect from and after its passage.

PASSED this 5th day of July, 2005.

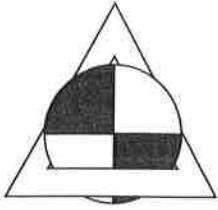
ATTEST:

[Signature]  
City Clerk

[Signature]  
Mayor and Presiding Officer

APPROVED AS TO FORM:

[Signature]  
City Counselor



**allstate consultants, p.c.**  
*Engineering • Planning • Surveying • Investigative • Geotechnical*

June 15, 2005

Mr. Bill Watkins  
Acting Director of Planning and Development  
P.O. Box N  
701 E. Broadway  
Columbia, MO 65201

Re: Revised Design Parameters for the C-P Plan for the Lots 9, 10, & 11  
Eastport Center, Ashley Furniture

The following are the Proposed Design Parameters for the aforementioned C-P Plan:

- A. The maximum gross square footage of building floor area shall be 56,000 S.F.
- B. The minimum distance between any building and a property line shall be 15'.  
The minimum distance between any building and a right of way line shall be 25'.
- C. The maximum height of any building on site shall be 36'.
- D. The minimum distance between the edge of any driveway, parking area, loading area, trash storage area and any adjacent property lines and right of way lines shall be 0' for property lines and 6' for public right of way lines.
- E. The minimum percentage of the site to be maintained in open space shall be 15%.
- F. There will be one 8' x 8' monument sign on the site. The building mounted signing will be a maximum of 612.50 square feet.
- G. The minimum percentage of the site to be maintained in landscaping shall be 15%.

Please call me at 875-8799 if you have any questions.

Sincerely,  
Allstate Consultants, P.C.

Chad Sayre, P.E.