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Introduced by Treece

First Reading 4-2-18

Second Reading 4-16-18

Ordinance No. 023511

Council Bill No. B 69-18 A

**AN ORDINANCE**

rezoning thirty-eight (38) parcels in the West Ash and North Central Neighborhoods within an area bounded by Sexton Road on the north, West Boulevard on the west, West Broadway on the south, and Tenth Street on the east with thirty-three (33) of such parcels rezoned from R-2 (Two-Family Dwelling District) to R-1 (One-Family Dwelling District), four (4) parcels rezoned from R-MF (Multiple-Family Dwelling District) to R-1 (One-Family Dwelling District), one (1) parcel rezoned from R-MF (Multiple-Family Dwelling District) to R-2 (Two-Family Dwelling District); repealing all conflicting ordinances or parts of ordinances; 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 Zoning District Map established and adopted by Section 29-1.4 of the Code of Ordinances of the City of Columbia, Missouri, is amended so that the following thirty-three (33) properties are rezoned and become part of District R-1 (One-Family Dwelling District) and taken away from R-2 (Two-Family Dwelling District):

**804 Again Street**

Lot Seven (7) in Block Four (4) of WESTERN HEIGHTS as shown by Plat of said subdivision recorded in Plat Book 3, Page 28, Boone County Records.

**805 Again Street**

LOT ELEVEN (11) IN BLOCK TWO (2) OF WESTERN HEIGHTS, A SUBDIVISION OF LOTS 13, 14, 15, 16, 17 AND THE NORTH PART OF LOTS 8 TO 12 INCLUSIVE OF GARTH'S SUBDIVISION OF GARTH'S ADDITION TO THE CITY OF COLUMBIA, MISSOURI.

**807 Again Street**

LOT TWELVE (12) IN BLOCK TWO (2) OF WESTERN HEIGHTS AS SHOWN BY THE PLAT RECORDED IN PLAT BOOK 3, PAGE 28, RECORDS OF BOONE COUNTY, MISSOURI.

**809 Again Street**

LOT THIRTEEN (13) IN BLOCK TWO (2) OF WESTERN HEIGHTS, A SUBDIVISION OF LOTS 13, 14, 15, 16, 17 AND THE NORTH PART OF LOTS 8 TO 12 INCLUSIVE OF GARTH'S SUBDIVISION OF GARTH'S ADDITION TO THE CITY OF COLUMBIA, MISSOURI.

**115 Anderson Avenue**

LOT NUMBER FIVE (5) IN W. T. ANDERSON'S SUBDIVISION OF THE NORTH PART OF LOT NUMBER SIXTEEN (16) AND ALL OF LOT NUMBER TWENTY-FIVE (25) OF GARTH'S ADDITION TO THE CITY OF COLUMBIA, BOONE COUNTY, MISSOURI AS SHOWN BY THE PLAT RECORDED IN PLAT BOOK 3, PAGE 11, RECORDS OF BOONE COUNTY, MISSOURI

**112 Anderson Avenue**

THE NORTH ½ OF LOT 6, ALL OF LOT 7 AND THE SOUTH ½ OF LOT 8 IN BLOCK "A" OF BROADVIEW ACCORDING TO THE PLAT OF SAID SUBDIVISION RECORDED IN DEED BOOK 211 PAGE 143 OF THE BOONE COUNTY RECORDS.

**117 Anderson Avenue**

Lot Four (4) of W.T. Anderson's Subdivision as shown by the plat recorded in Plat Book 3, Page 11, Records of Boone County, Missouri.

**14 Anderson Avenue**

Lot C of a Subdivision of Lot Fifteen (15) of GARTH'S ADDITION to the City of Columbia, Boone County, Missouri, as shown on Survey No. 7346 in the Recorder's office of Boone County and shown in Book 213, Page 608, Boone County Records.

**304 Anderson Avenue**

LOT NUMBER THIRTY (30) IN F.M. BATES' SUBDIVISION OF LOTS EIGHT (8) AND NINE (9) IN GARTH'S SUBDIVISION OF GARTH'S ADDITION TO COLUMBIA, MISSOURI, AS SHOWN BY PLAT RECORDED IN PLAT BOOK 3 AT PAGE 38, RECORDS OF BOONE COUNTY, MISSOURI.

**103 Anderson Avenue**

LOT ELEVEN (11) OF W. T. ANDERSON'S SUBDIVISION OF THE NORTH PART OF LOT NUMBER SIXTEEN (16) AND ALL OF LOT NUMBER TWENTY-FIVE (25) OF GARTH'S ADDITION TO THE CITY OF COLUMBIA, BOONE COUNTY, MISSOURI, AS SHOWN BY THE PLAT THEROF RECORDED IN PLAT BOOK 3, PAGE 11, RECORDS OF BOONE COUNTY, MISSOURI.

**308 Anderson Avenue**

The middle fifty-four and two-thirds (54 2/3) feet of Lots Twenty-five, Twenty-six, and Twenty-seven (25, 26, and 27) in F.M. Bates Subdivision of Lots Eight (8) and Nine (9) in Garth's Subdivision of Garth's Addition to Columbia, Boone County, Missouri.

**320 Anderson Avenue**

A part of Lot Two (2) in Block Five (5) of WESTERN HEIGHTS, a Subdivision of Lots Thirteen (13), Fourteen (14), Fifteen (15), Sixteen (16) and Seventeen (17) and the North part of Lots Eight (8) to Twelve (12), inclusive, of Garth's Subdivision of Garth's Addition to the City of Columbia, Boone County, Missouri, described as follows:

BEGINNING on the West line of said Lot Two (2) at a point 218 feet North of the Southwest corner thereof; thence East 150 feet, thence Northerly parallel with the West line of said Lot 55 feet, thence West 150 feet to the West line of said Lot Two (2); thence South along the said West line, 55 feet to the POINT OF BEGINNING, Boone County Records.

**322 Anderson Avenue**

A part of Lots 1 and 2 in Block 5 of WESTERN HEIGHTS, a subdivision of lots 13, 14, 15, 16, and 17 and the North part of Lots 8 to 12, inclusive, of Garth's Subdivision of Garth's Addition to the City of Columbia, Boone County, Missouri, described as follows:

Beginning on the West Line of said Lot 1 at a point 310 feet South of the Northwest Corner thereof; thence East 150 feet; thence parallel with the West Line of said lot, in southerly direction 6.7 feet to the South line of said Lot 1; thence continue in same direction 48.8 feet in Lot 2; thence West 150 feet to West Line of Lot 2; thence North 48.8 feet along the West Line of Lot 2 to the Northwest Corner thereof; thence North 6.7 feet along the West Line of Lot 1 to the POINT OF THE BEGINNING.

**211 Anderson Avenue**

LOT FIFTEEN (15) IN F.M. BATES' SUBDIVISION OF LOTS EIGHT (8) AND NINE (9) IN GARTH'S SUBDIVISION OF GARTH'S ADDITION TO THE CITY OF COLUMBIA, BOONE COUNTY, MISSOURI, AS SHOWN BY THE PLAT THEREOF RECORDED IN BOOK 3, PAGE 38, RECORDS OF BOONE COUNTY, MISSOURI.

**810 Broadhead Street**

The West 56.49 feet of Lot 15 and the East 2 feet of Lot 16 in C.H. CURTRIGHT'S SUBDIVISION of Lots 10, and 11 of Garth's Subdivision of Garth's Addition to the City of Columbia, Missouri, as shown on plat recorded in Plat Book 3, Page 30, Boone County, Missouri Records.

**511 Donnelly Avenue**

Lot Thirteen (13) of T.N. COATS SUBDIVISION of Lot Forty-five (45) of Garth's Subdivision of Garth's Addition to the City of Columbia, Boone County, Missouri, as shown by Plat thereof recorded in Plat Book 4, Page 22, Records of Boone County, Missouri.

**903 Hirth Avenue**

Lot Twenty-six (26) of A.T & R.G. CLINKSCALES SUBDIVISION of part of lots M and N of Farley's Second Addition to the City of Columbia, Boone County, Missouri.

**704 Independence Street**

LOT FIFTY-SEVEN (57) OF NORTHWEST HIGHLANDS ADDITION TO THE CITY OF COLUMBIA, BOONE COUNTY, MISSOURI, AS SHOWN BY THE PLAT RECORDED IN PLAT BOOK 4, PAGE 6, RECORDS OF BOONE COUNTY, MISSOURI.

**117 Meadow Lane**

The South Fifteen (15) of Lot Eighteen (18), All of Lot Seventeen (17) and the North Ten (10) feet of Lot Sixteen (16) in Section "A" in Broadview Subdivision of Lots Twenty-Six (26) and Lot Twenty-Seven (27) in Garth's Addition to Columbia, Boone County, Missouri, with the exception of the West Forty (40) feet of Lot Twenty-six (26).

**122 Meadow Lane**

LOT TEN (10) AND THE SOUTH HALF (S ½) OF LOT ELEVEN (11) IN SECTION "B" IN BROADVIEW SUBDIVISION OF LOTS 26 AND 27, EXCEPT 40 FEET OFF THE WEST SIDE OF LOT 26 HERETOFORE DEEDED AS A ROADWAY, OF A SUBDIVISION KNOWN AS GARTH'S ADDITION TO THE CITY OF COLUMBIA, MISSOURI.

**110 Meadow Lane**

LOT NUMBER ONE (1) AND THE SOUTH TWENTY (20) FEET OF LOT NUMBER TWO (2) IN SECTION "B" IN BROADVIEW SUBDIVISION OF LOTS TWENTY-SIX (26) AND TWENTY-SEVEN (27) IN GARTH'S ADDITION TO THE CITY OF COLUMBIA, BOONE COUNTY, MISSOURI, WITH THE EXCEPTION OF THE WEST FORTY (40) FEET OF LOT NUMBER TWENTY-SIX (26) USED FOR STREET PURPOSES.

**116 Meadow Lane**

THE NORTH HALF (N ½) OF LOT FIVE (5) AND ALL OF LOT SIX (6) IN SECTION "B" IN BROADVIEW SUBDIVISION OF LOTS TWENTY-SIX (26) AND TWENTY-SEVEN (27) IN GARTH'S ADDITION TO THE CITY OF COLUMBIA, MISSOURI, WITH THE EXCEPTION OF THE WEST FORTY (40) FEET OF LOT NUMBER TWENTY-SIX (26).

**124 Meadow Lane**

Lot 12 and the North Half of Lot 11 IN SECTION B of BROADVIEW SUBDIVISION as per survey recorded in Book 211, Page 143, Boone County Records.

**11 N. Glenwood Avenue**

A part of Lot Number 13 in Garth's Addition to the City of Columbia, Missouri, recorded in Book 94, page 298, Boone County, Missouri Records, beginning at a point on the West Side of Glenwood Avenue 15 feet West and 264 feet North of the Southeast Corner of Lot 13; thence West 185 feet parallel to the South Line of Lot Number 26 in Broadway Subdivision of Lots 12, 29, 28 and North 300 feet of Lot 13 in Garth's Addition, to the West line of said Lot 13 in Garth's Addition; thence North along the West line of said Lot 13, 40 feet to the Southwest Corner of Lot 26 in said Broadway Subdivision; thence East along the South Line of said Lot 26, 185 feet to West Line of Glenwood Avenue; thence South along said West Line of Glenwood Avenue, 40 feet to the point of beginning; also the South 28 feet of Lot Number 26 in Broadway Subdivision of Lots 12, 28, 29 and the North 300 feet of Lot 13 in Garth's

Addition to the City of Columbia, according to the plat thereof on file and of record in Plat Book 2, page 12, Boone County, Missouri Records.

**111 N. Greenwood Avenue**

Lot Number Twenty-Two (22) in Ridgeway Subdivision of Lots Number Seventeen (17), Twenty-Three (23), Twenty-Four (24), and the north three hundred thirty-seven (337) feet of Lot Eighteen (18) of Garth's Addition to the City of Columbia, Boone County, Missouri.

**114 N. Greenwood Avenue**

Lot number Fifteen (15) in Ridgeway subdivision of Lots Number Seventeen (17), Twenty-Three (23), Twenty-Four (24) and the North three hundred thirty seven (337) feet of Lot Eighteen (18) in Garth's Addition to the City of Columbia, Boone County, Missouri; as shown by the plat recorded in Plat Book 4, Page 7, of the Records of Boone County, Missouri.

**320 N. West Boulevard**

Lot Number Two (2) in block Number Three (3) of Western Heights, a subdivision of Lots 13, 14, 15, 16, 17, and the North part of Lots 8 to 12 inclusive, of Garth's Subdivision of Garth's Addition to the City of Columbia, Boone County, Missouri, as shown by the plat thereof recorded in Plat Book 3, Page 28, Records of Boone County, Missouri.

**311 Ridgeway Avenue**

Lot Thirty-eight (38) in Smithton Addition to the City of Columbia, Boone County, Missouri, as shown by the plat thereof recorded in Plat Book 1, Page 45, Records of Boone County, Missouri.

**710 Ridgeway Avenue**

Lot Thirty-Seven (37) of A.T. & R.G. CLINKSCALES SUBDIVISION (Plat Book 4, Page 30) of parts of Lots M and N of Farley's Second Addition (Plat Book 3, Page 5) to the City of Columbia, Boone County, Missouri.

**711 Ridgeway Avenue**

LOT SIX (6) OF A.T. AND R.G. CLINKSCALES SUBDIVISION OF LOTS M & N OF FARLEY'S SECOND ADDITION TO THE CITY OF COLUMBIA, BOONE COUNTY, MISSOURI AS SHOWN BY PLAT RECORDED IN PLAT BOOK 4, PAGE 30, RECORDS OF BOONE COUNTY, MISSOURI.

**702 W. Ash Street**

The West Fifty-Five (55) feet of Lots Numbered Fifteen (15) and Sixteen (16) and the West Fifty-Five (55) feet of the North Fifteen (15) feet of Lot Number Seventeen (17), all in Broadway Subdivision of Lots Numbered 12, 28, and 29 and the North 300 feet of Lot Number 13 in Garth's Addition to the City of Columbia, Boone County, Missouri.

**719 West Broadway**

LOT "A" OF THE SUBDIVISION OF LOT FIFTEEN (15) OF GARTH'S ADDITION TO THE CITY OF COLUMBIA, MISSOURI, AS SHOWN BY BOONE COUNTY SURVEY NO. 7346 RECORDED IN BOOK 213, PAGE 610, DEED RECORDS OF BOONE COUNTY, MISSOURI.

**903 Jewell Avenue**

A part of Lots Four (4) and Five (5) of ALEX BRADFORD, JR'S SUBDIVISION of Lots Seven (7), Eight (8), Seventeen (17) and Eighteen (18), of John A. Stewart's Addition to the City of Columbia, Boone County, Missouri, according to the Plat thereof recorded in Plat Book 1, Page 30, of the Boone County Records and described as follows:

Beginning at the Northeast corner of said Lot (5), thence South along the East lines of Lots Four (4) and Five (5), a distance of 80 feet to a point, thence Westerly 140 feet on a straight line which would, if extended, intersect with the West line of said Lot Four (4) at a point 15 feet South of the Northwest corner of said Lot Four (4), thence North on a line parallel with the West line of said Lot Four (4) (and along the East line of the tract conveyed to Naomi Steinkühler by deed recorded in Book 294, Page 560, Records of Boone County, Missouri) to the North line of said Lot Five (5), thence East along the North line of said Lot Five (5) a distance of 140 feet to the Northeast corner thereof, the point and corner of beginning, all in the City of Columbia, Boone County, Missouri, subject to easements and rights-of-way of record.

SECTION 2. The Zoning District Map established and adopted by Section 29-1.4 of the Code of Ordinances of the City of Columbia, Missouri, is amended so that the following properties are rezoned and become part of District R-1 (One-Family Dwelling District) and taken away from District R-MF (Multiple-Family Dwelling District):

**305 N. Fifth Street**

A part of Eleven-acre Lot 1 in the Original Town, now City of Columbia, Boone County, Missouri, as described by survey recorded in Book 253, page 540 of the Deed Records of Boone County, Missouri, and as described in deed recorded in Book 361, Page 342, of the Boone County Records.

**612 N. Sixth Street**

THE SOUTH FIFTY-FIVE (55) FEET OF LOT NUMBER NINE (9) IN NOWELL'S ADDITION TO THE CITY OF COLUMBIA, MISSOURI.

**715 Lyon Street**

A part of Lot Number Three (3) in WILSON'S FIRST ADDITION to the City of Columbia, described as follows: Beginning at a point on the South line of said lot 3, 70 feet East of the Southwest corner thereof, thence East 52 feet, thence North 69 feet, thence West 52 feet, thence South 69 feet, to the point of beginning.

**606 N. Sixth Street**

Fifty (50) feet off the Northwest part of Lot Number Eighteen (18) in NORTHERN ADDITION to the City of Columbia, Boone County, Missouri, more particularly described as follows, to wit BEGINNING at the Northwest corner of said Lot Number 18, thence East along the North line of said Lot, 65 feet, thence South parallel with the West line of said Lot 18, 50 feet, thence West parallel with the North line of said Lot 18, 65 feet to the West line of said Lot 18, thence North along the West line of said Lot 18 to the POINT OF BEGINNING.

ALSO a tract of land located in Section Twelve (12), Township Forty eight (48), Range Thirteen (13), being the South 5 feet of the West 65 feet of Lot Nineteen (19), NORTHERN ADDITION to the City of Columbia, situate in Boone County, Missouri.

SECTION 3. The Zoning District Map established and adopted by Section 29-1.4 of the Code of Ordinances of the City of Columbia, Missouri, is amended so that the following property is rezoned and becomes a part of District R-2 (Two-Family Dwelling District) and taken away from District R-MF (Multiple-Family Dwelling District):

**403 N Ninth Street**

The East Half (E ½) of the South Ten (10) feet of Lot Six (6) of WILSON'S ADDITION to the Town, now City of, Columbia, Missouri and the North Thirty-five (35) feet of the East Half (E ½) of Lot One (1) of the Subdivision of Lots Seven (7) and Eight (8) of WILSON'S ADDITION to the Town, now City of, Columbia, Missouri.

SECTION 4. All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.




SECTION 5. This ordinance shall be in full force and effect from and after its passage.


PASSED this 16th day of April, 2018.

ATTEST:

  
\_\_\_\_\_  
City Clerk

  
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Mayor and Presiding Officer

APPROVED AS TO FORM:

  
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City Counselor