

Introduced by _____

First Reading _____

Second Reading _____

Ordinance No. _____

Council Bill No. B 78-23

AN ORDINANCE

extending the corporate limits of the City of Columbia, Missouri, by annexing property located on the west side of Highway PP and north of Mexico Gravel Road; directing the City Clerk to give notice of the annexation; placing the property annexed in District R-1 (One-family Dwelling); 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 finds that verified petitions were filed with the City on March 6, 2023, requesting the annexation of land which is contiguous and compact to the existing corporate limits of the City and which is described in Section 4 of this ordinance. The petitions were signed by representatives of JR2 Development, LLC and Patterson Property Management, LLC, the owners of the fee interest of record in the land proposed to be annexed. A public hearing was held concerning this matter on April 17, 2023. Notice of this hearing was published more than seven days prior to the hearing in a newspaper of general circulation qualified to publish legal matters. At the public hearing all interested persons, corporations and political subdivisions were permitted to present evidence regarding the proposed annexation.

SECTION 2. The Council determines that the annexation is reasonable and necessary to the proper development of the City and that the City has the ability to furnish normal municipal services to the area to be annexed within a reasonable time.

SECTION 3. The Council determines that no written objection to the proposed annexation has been filed within fourteen days after the public hearing.

SECTION 4. The City Council hereby extends the city limits by annexing the land described in Section 1-11.____ **[number to be assigned by the City Clerk]** of the Code of Ordinances of the City of Columbia, Missouri, which is hereby added to Chapter 1 of the City Code and which reads as follows:

Section 1-11.____ **[number to be assigned by the City Clerk]**. May, 2023 Extension of Corporate Limits.

The corporate limits of the City of Columbia shall include the following land:

TRACT ONE:

TRACT 1 OF THE SURVEY RECORDED IN BOOK 5703, PAGE 181. LOCATED IN THE NORTHWEST QUARTER (NW 1/4) OF SECTION 35, TOWNSHIP 49 NORTH, RANGE 12 WEST OF BOONE COUNTY, MISSOURI, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT AN IRON PIPE FOUND AT THE SOUTHEAST CORNER OF FOX CREEK SUBDIVISION PLAT 1 RECORDED IN PLAT BOOK 51, PAGE 29; THENCE N88°57'15"W ALONG THE SOUTH LINE OF SAID SUBDIVISION, 572.47 FEET TO THE POINT OF BEGINNING; THENCE LEAVING THE SOUTH LINE OF SAID SUBDIVISION, S30°05'55"W, 288.30 FEET; THENCE S1°02'50"W, 517.45 FEET TO THE INTERSECTION WITH THE NORTH LINE OF THE SURVEY IN BOOK 2287, PAGE 144; THENCE N88°54'40"W, 168.55 FEET TO THE NORTHWEST CORNER OF SAID SURVEY; THENCE S0°40'05"W ALONG THE WEST LINE OF SAID SURVEY, 48.75 FEET TO THE NORTHEAST CORNER OF BELL ACRES SUBDIVISION; THENCE N88°15'10"W ALONG THE NORTH LINE OF SAID SURVEY, 240.61 FEET TO THE NORTHWEST CORNER OF SAID SUBDIVISION; THENCE S0°40'05"W ALONG THE WEST LINE OF SAID SUBDIVISION, 40.65 FEET TO THE NORTHEAST CORNER OF THE SURVEY IN BOOK 793, PAGE 713; THENCE N88°15'05"W ALONG THE NORTH LINE OF SAID SURVEY, 205.06 FEET TO THE NORTHWEST CORNER OF SAID SURVEY AND THE EAST LINE OF LOT 10 OF LEWIS-SMARR SUBDIVISION; THENCE N0°38'00"E ALONG THE EAST LINE OF SAID SUBDIVISION, 551.33 FEET TO THE SOUTHEAST CORNER OF MARYLAND HEIGHTS SUBDIVISION; THENCE N0°41'00"E ALONG THE EAST LINE OF SAID SUBDIVISION, 301.98 FEET; THENCE S88°57'15"E, 759.50 FEET TO THE POINT OF BEGINNING;

THE ABOVE DESCRIBED TRACT OF LAND CONTAINS 11.96 ACRES AND IS THE SAME LAND DESCRIBED BY DEED RECORDED IN BOOK 5706, PAGE 2 OF THE BOONE COUNTY RECORDS. SUBJECT TO ANY EASEMENT OR RESTRICTION OF RECORD OR NOT OF RECORD, IF ANY.

TRACT TWO:

A TRACT OF LAND CONTAINING 1.00 ACRE, MORE OR LESS, LOCATED IN THE WEST HALF (W 1/2) OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION THIRTY-FIVE (35), TOWNSHIP FORTY-NINE (49) NORTH, RANGE TWELVE (12) WEST, OF THE FIFTH (5TH) PRINCIPAL MERIDIAN, IN BOONE COUNTY, MISSOURI, AS SHOWN AND DESCRIBE BY THE SURVEY THEREOF RECORDED APRIL 3, 1984 AS DOCUMENT NO. 3224 IN BOOK 509, PAGE 316, RECORDS OF BOONE COUNTY, MISSOURI.

AND ALSO, A TRACT OF LAND CONTAINING 3.60 ACRES, MORE OR LESS, LOCATED IN THE WEST HALF (W 1/2) OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION THIRTY-FIVE (35), TOWNSHIP FORTY-NINE (49) NORTH, RANGE TWELVE (12) WEST, OF THE FIFTH (5TH) PRINCIPAL MERIDIAN, IN BOONE COUNTY, MISSOURI, AS SHOWN AND DESCRIBED BY THE SURVEY THEREOF RECORDED DECEMBER 6, 1990 AS DOCUMENT NO. 18377 IN BOOK 801, PAGE 392, RECORDS OF BOONE COUNTY, MISSOURI.

SECTION 5. The City Clerk is hereby authorized and directed to cause three certified copies of this ordinance to be filed with the Clerk of Boone County, Missouri and three certified copies with the Assessor of Boone County, Missouri. The City Clerk is further authorized and directed to forward to the Missouri Department of Revenue, by registered or certified mail, a certified copy of this ordinance and a map of the City clearly showing the area annexed to the City.

SECTION 6. The property described in Section 4 is in the Third Ward.

SECTION 7. The "Official Zoning Map of the City of Columbia, Missouri" established and adopted by Section 29-1.4 of the Code of Ordinances of the City of Columbia, Missouri, is hereby amended so that the property described in Section 4 will be zoned and become a part of District R-1 (One-family Dwelling).

SECTION 8. This ordinance shall be in full force and effect from and after its passage.

PASSED this _____ day of _____, 2023.

ATTEST:

City Clerk

Mayor and Presiding Officer

APPROVED AS TO FORM:

City Counselor