

Introduced by \_\_\_\_\_

First Reading \_\_\_\_\_

Second Reading \_\_\_\_\_

Ordinance No. \_\_\_\_\_

Council Bill No. B 274-24

**AN ORDINANCE**

approving the PD Planned Development of “Discovery Hotel – Lot 2”; approving a revised statement of intent; setting forth a condition for approval to impose construction restrictions; 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 PD Planned Development of “Discovery Hotel – Lot 2,” described as follows:

A TRACT OF LAND LOCATED IN THE NORTHEAST QUARTER OF SECTION 32 AND THE NORTHWEST QUARTER OF SECTION 33, TOWNSHIP 48 NORTH, RANGE 12 WEST, COLUMBIA, BOONE COUNTY, MISSOURI AND BEING ALL OF LOT 2, DISCOVERY HOTEL, PLAT NO. 1 RECORDED IN PLAT BOOK 57, PAGE 23 AND DESCRIBED IN WARRANTY DEED RECORDED IN BOOK 3790, PAGE 48 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTH CORNER OF SAID LOT 2 AND WITH THE NORTHEAST LINE THEREOF, SAID LINE ALSO BEING THE SOUTHEAST LINE OF LOT 1, OF SAID DISCOVERY HOTEL, PLAT NO. 1, S 49°56’20”E, 400.08 FEET TO THE EAST CORNER OF SAID LOT 2; THENCE LEAVING SAID NORTHEAST LINE AND WITH THE SOUTHEAST LINE OF SAID LOT 2, S 40°03’20”W, 66.23 FEET; THENCE CONTINUING WITH SAID SOUTHEAST LINE, 117.28 FEET ALONG A 350.00-FOOT RADIUS TANGENT CURVE TO THE RIGHT, SAID CURVE HAVING A CHORD, S 49°39’20”W, 116.73 FEET; THENCE S 59°15’15”W, 39.00 FEET TO THE EAST RIGHT OF WAY LINE OF NACONA PARKWAY, SAID POINT BEING THE SOUTH CORNER OF SAID LOT 2; THENCE WITH SAID EAST LINE, 122.80 FEET ALONG A 108.00-FOOT RADIUS NON-TANGENT CURVE TO THE LEFT, SAID CURVE HAVING A CHORD, N 63°18’35”W, 116.29 FEET; THENCE CONTINUING WITH SAID EAST LINE, 31.93 FEET ALONG A 32.00-FOOT RADIUS TANGENT CURVE TO THE RIGHT, SAID CURVE HAVING A CHORD, N 67°17’40”W, 30.63 FEET; THENCE CONTINUING WITH SAID LINE, N 38°42’20”W, 171.51 FEET; THENCE 64.03 FEET ALONG A 552.25-FOOT RADIUS TANGENT CURVE TO THE LEFT, SAID CURVE HAVING A CHORD, N 42°01’40”W, 63.99 FEET TO

THE WEST CORNER OF SAID LOT 2; THENCE LEAVING SAID EAST RIGHT OF WAY LINE AND WITH THE NORTHWEST LINE OF SAID LOT 2, SAID LINE ALSO BEING THE SOUTHEAST LINE OF LOT 303, DISCOVERY PARK SUBDIVISION PLAT 3, RECORDED IN PLAT BOOK 49, PAGE 18, N 44°39'05"E, 77.18 FEET; THENCE CONTINUING WITH SAID NORTHWEST LINE, N 40°03'30"E, 135.04 FEET TO THE POINT OF BEGINNING AND CONTAINING 2.07 ACRES.

as certified and signed by the surveyor on October 15, 2024, located on the north side of Nocona Parkway and south of Ponderosa Street. Hereafter the property may be used for the permitted uses set forth in the revised statement of intent.

SECTION 2. The City Council hereby approves the terms and conditions contained in the revised statement of intent, for that portion of the property described in Section 1 of this ordinance, dated August 30, 2024, marked "Exhibit A," which is attached to and made a part of this ordinance and replaces the uses established by Ordinance No. 025281 and passed by the City Council on March 20, 2023, and it shall be binding on the owners until such time as the Council shall release such limitations and conditions on the use of the property.

SECTION 3. Approval of the PD Planned Development of Discovery Hotel – Lot 2 is subject to the condition that the hotel shall be constructed in substantial conformance with the architectural rendering as set forth in "Exhibit B" attached hereto and incorporated by reference.

SECTION 4. This ordinance shall be in full force and effect from and after its passage.

PASSED this \_\_\_\_\_ day of \_\_\_\_\_, 2024.

ATTEST:

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

\_\_\_\_\_  
Mayor and Presiding Officer

APPROVED AS TO FORM:

\_\_\_\_\_  
City Counselor