

Introduced by _____

First Reading _____

Second Reading _____

Ordinance No. _____

Council Bill No. B 152-25

AN ORDINANCE

rezoning property located on the north side of Grindstone Parkway and west of Rock Quarry Road from District PD (Planned Development) to District M-C (Mixed-use Corridor); 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 "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 amended so that the following property will be rezoned and become a part of District M-C (Mixed-use Corridor) and taken away from District PD (Planned Development):

A TRACT OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 30 T48N R12W, IN COLUMBIA, BOONE COUNTY, MISSOURI, BEING PART OF LOT 3 OF GRINDSTONE PLAZA SUBDIVISION RECORDED IN PLAT BOOK 40 PAGE 6 AND THE TRACT DESCRIBED BY QUIT CLAIM DEED RECORDED IN BOOK 3098 PAGE 174, FURTHER DESCRIBED A FOLLOWS:

STARTING AT THE NORTHEAST CORNER OF LOT 3 OF GRINDSTONE PLAZA SUBDIVISION RECORDED IN PLAT BOOK 40 PAGE 6, THENCE ALONG THE NORTHERLY LINE OF SAID LOT 3, N 89°46'10"W 294.72 FEET TO THE POINT OF BEGINNING.

FROM THE POINT OF BEGINNING, THENCE S 0°13'50"W 242.68 FEET TO THE NORTHERLY RIGHT-OF-WAY LINE OF GRINDSTONE PARKWAY; THENCE ALONG SAID LINE S 4°22'50"E 49.63 FEET; THENCE N 84°57'20"W 460.53 FEET; THENCE ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 1289.57 FEET, A DISTANCE OF 247.83 FEET, THE CHORD BEING S 89°32'20"W 247.45 FEET; THENCE N 5°58'00"W 5.82 FEET; THENCE ALONG A NON TANGENT CURVE TO THE LEFT, HAVING A RADIUS OF 1295.39 FEET, A DISTANCE OF 295.23 FEET, THE CHORD BEING S 77°30'10"W 294.59 FEET; THENCE N 61°58'00"W 28.28 FEET; THENCE LEAVING SAID LINE, AND ALONG A NON TANGENT CURVE TO THE RIGHT, HAVING A RADIUS OF 30.00

FEET, A DISTANCE OF 45.12 FEET, THE CHORD BEING N 65°36'50"W 40.99 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF GRINDSTONE PLAZA DRIVE; THENCE ALONG SAID LINE, N 22°31'20"W 191.94 FEET; THENCE ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 417.00 FEET, A DISTANCE OF 27.99 FEET, THE CHORD BEING N 20°36'00"W 27.98 FEET; THENCE N 18°40'30"W 45.19 FEET; THENCE ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 30.00 FEET, A DISTANCE OF 57.02 FEET, THE CHORD BEING N 35°46'40"E 48.82 FEET TO THE NORTHERLY LINE OF LOT 3 OF GRINDSTONE PLAZA SUBDIVISION RECORDED IN PLAT BOOK 40 PAGE 6; THENCE ALONG SAID LINE, S 89°46'10"E 1123.19 FEET TO THE POINT OF BEGINNING, AND CONTAINING 6.92 ACRES.

SECTION 2. All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

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

PASSED this _____ day of _____, 2025.

ATTEST:

City Clerk

Mayor and Presiding Officer

APPROVED AS TO FORM:

City Counselor