

Series 101 2000 ORDINANCES/RESOLUTIONS

Section 101-553 Ord. 16642; Rezoning Property Located on the East Side of Providence Outer Roadway, along Both Sides of Proposed Eastward Extension of Green Meadows Road, from R-1, R-2, R-3 and C-1 to C-P and O-P

Ordinance No. 16642 Council Bill No. B 337-00

AN ORDINANCE

rezoning property located on the east side of Providence Outer Roadway, along both sides of the proposed eastward extension of Green Meadows Road, from Districts R-1, R-2, R-3, and C-1 to Districts C-P and O-P; amending the land use plan; 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 294 of the Code of Ordinances of the City of Columbia, Missouri, is amended so that the following property:

A TRACT OF LAND LOCATED IN THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 25, TOWNSHIP 48 NORTH, RANGE 13 WEST, COLUMBIA, BOONE COUNTY, MISSOURI, BEING PART OF THE TRACT DESCRIBED BY THE TRUSTEE'S DEED RECORDED IN BOOK 1560, PAGE 649 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF LOT 1, GREEN MEADOWS EAST PLAT 1, RECORDED IN PLAT BOOK 33, PAGE 70; THENCE WITH THE EAST RIGHT-OF-WAY LINE OF STATE HIGHWAY 163 (PROVIDENCE ROAD), N7°31'10"E, 285.85 FEET; THENCE N10°12'40"W, 277.42 FEET; THENCE N19°57'30"W, 209.90 FEET; THENCE N11°34'30"W, 26.51 FEET TO THE NORTH LINE OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 25-48-13; THENCE LEAVING SAID RIGHT-OF-WAY AND SAID NORTH LINE, S59°28'25"E, 476.89 FEET; THENCE S32°16'00"E, 130.00 FEET; THENCE S3°44'00"W, 130.00 FEET; THENCE S86°16'00"E, 60.00 FEET; THENCE S7°37'00"W, 150.00 FEET TO THE NORTHEAST CORNER OF SAID LOT 1, GREEN MEADOWS EAST PLAT 1; THENCE WITH THE LINES OF SAID LOT 1, S7°37'00"W, 200.00 FEET; THENCE N82°23'00"W, 400.00 FEET TO THE POINT OF BEGINNING AND CONTAINING 5.90 ACRES.

will be rezoned and become a part of District C-P (Planned Business District) and taken away from Districts R-3 (Medium Density Multiple-Family Dwelling District) and C-1 (Intermediate Business District). Hereafter the property may be used for all permitted uses in District C-3 except the following:

- a. Bowling Alleys
- b. Farm Machinery Sales & Service
- c. Miniature Golf Courses
- d. Mortuaries
- e. Armories
- f. Bus Stations
- g. Bars, Cocktail Lounges and Night Clubs

SECTION 2. The property described in Section 1 is designated "Planned Commercial" on the Land Use Plan.

→ SECTION 3. The Zoning District Map established and adopted by Section 294 of the Code of Ordinances of the City of Columbia, Missouri, is amended so that the following property:

A TRACT OF LAND LOCATED IN THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 25, TOWNSHIP 48 NORTH, RANGE 13 WEST, COLUMBIA, BOONE COUNTY, MISSOURI, BEING PART OF THE TRACT DESCRIBED BY THE TRUSTEE'S DEED RECORDED IN BOOK 1560, PAGE 649 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF CHRISTIAN CHAPEL SUBDIVISION, RECORDED IN PLAT BOOK 11, PAGE 232; THENCE WITH THE NORTH LINE THEREOF, N82°23'00"W, 559.46 FEET TO THE SOUTHEAST CORNER OF LOT 1, GREEN MEADOWS EAST PLAT 1, RECORDED IN PLAT BOOK 33, PAGE 70; THENCE LEAVING SAID NORTH LINE AND WITH THE EAST LINE OF SAID LOT 1, N7°37'00"E, 200.00 FEET TO THE NORTHEAST CORNER OF SAID LOT 1; THENCE LEAVING SAID EAST LINE, CONTINUING N7°37'00"E, 150.00 FEET; THENCE N86°16'00"W, 60.00 FEET; THENCE N3°44'00"E, 130.00 FEET; THENCE N32°16'00"W, 119.40 FEET; THENCE S83°11'00"E, 625.50 FEET TO THE EAST LINE OF SAID SOUTHWEST QUARTER OF THE NORTHEAST QUARTER; THENCE WITH THE SAID EAST LINE, S0°13'00"E, 581.40 FEET TO THE POINT OF BEGINNING AND CONTAINING 7.25 ACRES.

will be rezoned and become a part of District C-P (Planned Business District) and taken away from Districts R-1 (One-Family Dwelling District), R-2 (Two-Family Dwelling District) and R-3 (Medium Density Multiple-Family Dwelling District).

→ Hereafter the property may be used for all permitted uses in District C-1.

SECTION 4. The property described in Section 3 is designated "Planned Commercial" on the Land Use Plan.

SECTION 5. The Zoning District Map established and adopted by Section 294 of the Code of Ordinances of the City of Columbia, Missouri, is amended so that the following property:

A TRACT OF LAND LOCATED IN THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 25, TOWNSHIP 48 NORTH, RANGE 13 WEST, COLUMBIA, BOONE COUNTY, MISSOURI, BEING PART OF THE TRACT DESCRIBED BY THE TRUSTEE'S DEED RECORDED IN BOOK 1560, PAGE 649 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 25-48-13; THENCE WITH THE EAST LINE THEREOF, S0°13'00"E, 201.52 FEET; THENCE LEAVING SAID EAST LINE, N83°11'00"W, 625.50 FEET; THENCE N32°16'00"W, 10.60 FEET; THENCE N59°28'25"W, 476.89 FEET TO THE NORTH LINE OF SAID SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 25-48-13 ON THE EAST RIGHT-OF-WAY LINE OF STATE HIGHWAY 163 (PROVIDENCE ROAD); THENCE WITH SAID NORTH LINE, S83°11'00"E, 1044.15 FEET TO THE POINT OF BEGINNING AND CONTAINING 3.81 ACRES.

will be rezoned and become a part of District O-P (Planned Office District) and taken away from Districts R-1 (One-Family Dwelling District), R-2 (Two-Family Dwelling District) and R-3 (Medium Density Multiple-Family Dwelling District).

Hereafter the property may be used for all permitted uses in District O-1.

SECTION 6. The property described in Section 5 is designated "Planned Office" on the Land Use Plan.

SECTION 7. The rezoning of land set forth in this ordinance is subject to the following conditions:

a. That any C-P development plan submitted for the property described in Section 3 show the easternmost 25 feet (minimum) to be left as an undisturbed vegetative buffer.

b. That any O-P development plan submitted for the property described in Section 5 show the northernmost 25 feet (minimum) to be left as an undisturbed vegetative buffer.

SECTION 8. All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

SECTION 9. This ordinance shall be in full force and effect from and after its passage.

PASSED this 16th day of October, 2000.