

Introduced by _____

First Reading _____

Second Reading _____

Ordinance No. _____

Council Bill No. B 215-24

AN ORDINANCE

rezoning property located on the south side of Fyfer Place and east of Ann Street (119 Fyfer Place) from District R-1 (One-family Dwelling) to District R-2 (Two-family Dwelling); 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 R-2 (Two-family Dwelling) and taken away from District R-1 (One-family Dwelling):

A TRACT OF LAND LOCATED IN THE NORTHEAST QUARTER OF SECTION 18, TOWNSHIP 48 NORTH, RANGE 12 WEST IN THE COUNTY OF BOONE, THE STATE OF MISSOURI, BEING LOT 14 OF GENTRY'S REVISION RECORDED IN PLAT BOOK 4, PAGE 39, ALSO PART OF VACATED ROCKHILL ROAD FORMERLY MOSS AVENUE RECORDED IN BOOK 1359, PAGE 83, ALSO BEING DESCRIBED BY WARRANTY DEED RECORDED IN BOOK 4874, PAGE 96, ALL BEING OF THE BOONE COUNTY RECORDS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 14 AND BEING A POINT ON THE SOUTH RIGHT-OF-WAY LINE OF FYFER PLACE, THENCE EAST ALONG SAID RIGHT-OF-WAY AND A NON-TANGENT CURVE TO THE LEFT HAVING A RADIUS OF 311.50 FEET, AN ARC LENGTH OF 77.30 FEET, AND SAID CURVE HAVING A CHORD WHICH BEARS N 83°38'15"E, 77.10 FEET, THENCE N 90°00'00"E, 20.00 FEET TO A POINT ON THE CENTER LINE OF SAID VACATED ROCKHILL ROAD; THENCE LEAVING SAID SOUTH RIGHT-OF-WAY LINE, SOUTH ALONG SAID CENTERLINE S 00°00'00"E, 251.08 FEET; THENCE LEAVING SAID CENTERLINE, N 75°13'10"W, 20.68 FEET TO THE SOUTHEAST CORNER OF SAID LOT 14; THENCE CONTINUING ALONG THE SAME BEARING AND THE SOUTH LINE OF SAID LOT 14 N 75°13'10"W, 79.40 FEET; THENCE LEAVING SAID SOUTH LINE, NORTH

ALONG THE WEST LINE OF SAID LOT 14 N 00°00'00"E, 217.00 FEET TO THE POINT OF BEGINNING AND CONTAINING 0.52 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 All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.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 _____, 2024.

ATTEST:

City Clerk

Mayor and Presiding Officer

APPROVED AS TO FORM:

City Counselor