

Introduced by _____

First Reading _____

Second Reading _____

Ordinance No. _____

Council Bill No. B 82-24

AN ORDINANCE

rezoning property located on the north side of Texas Avenue (107 E. Texas Avenue) from District M-OF (Mixed-use Office) to District PD (Planned Development); approving a major amendment to the PD Development Plan for “Phoenix House” located between Leslie Lane and Texas Avenue (90 E. Leslie Lane); approving a revised statement of intent; 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:

A tract of land located in Section southwest quarter of Section 1 T48N R13W, in Columbia, Boone County, Missouri, being Tract 2 of the Survey recorded in book 333 page 431, containing 1.03 acres.

will be rezoned and become a part of District PD (Planned Development) and taken away from District M-OF (Mixed-use Office). Hereafter the property may be used for the permitted uses set forth in the statement of intent.

SECTION 2. The City Council hereby approves a major amendment to the PD Development Plan for “Phoenix House,” as certified and signed by the surveyor on March 11, 2024, described as follows:

Lot 2 of H.E. Johnson Subdivision recorded in Plat Book 18, Page 14, and Tract 2 of a survey recorded in Book 333 Page 431

Such PD Development Plan approval shall replace the C-P Development Plan of Phoenix House approved by Ordinance No. 018067 and passed by the City Council on May 3, 2004, as amended by Administrative Plan approval on March 8, 2017.

SECTION 3. The City Council hereby approves the terms and conditions contained in the revised statement of intent, for that portion of the property as legally described in Section 2 of this ordinance, dated March 15, 2024, attached hereto in substantially the same form as “Exhibit A” and made a part of this ordinance and replaces the statement of

intent attached to Ordinance No. 018067 and passed by the City Council on May 3, 2004. The revised statement of intent 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 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