

AN ORDINANCE TO AMEND SECTION 405.040 (ZONING MAP), ORDINANCE NO. 4984 (ZONING ORDINANCE), FOR PROPERTY OWNED BY JASON BROWN AND ROXANNE POWELL TO CONFIRM ZONING OF SAID PROPERTIES AS R-2, SINGLE FAMILY RESIDENCE ZONE

WHEREAS, on February 26, 2018, City Council approved the annexation of property owned by Jason Brown and Roxanne Powell, by Ordinance No. 8051, extending the city limits to include said property; and,

WHEREAS, said property was designated as R-2, Single Family Residence Zone in Polk Township; and,

WHEREAS, Section 405.060.2 of the Maryville Municipal Code states that land shall remain subject to the zoning designation in effect prior to annexation until such time as the City adopts zoning regulation for the annexed property; and,

WHEREAS, on July 18, 2018, the Planning and Zoning Commission unanimously recommended confirmation of the property as R-2, Single Family Residence Zone.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF MARYVILLE, MISSOURI, as follows:

SECTION 1: The City Council of the City of Maryville, Missouri, confirms the designation of R-2, Single Family Residence Zone for the property annexed on February 26, 2018.

SECTION 2: Section 405.040 (Official Zoning Map), of Ordinance No. 4984, (Zoning Ordinance), be and the same is hereby amended by incorporating the following described properties as R-2, Single Family Residence Zone, to-wit:

Tract 1 (Plat of Survey dated 10/19/16)

Commencing at the Center of Section 20, Township 64 North, Range 35 West, Nodaway County, Missouri; thence along Quarter Section Line, South 88 degrees 21 minutes 08 seconds East 1414.82 feet to the Point of Beginning; thence continuing along said line, South 88 degrees 21 minutes 08 seconds East 613.43 feet to the Westerly right-of-way of Depot Street as surveyed by Adam Teale PLS 2004001336 on August 12, 2009; thence along said right-of-way the following courses and distances: 55.04 feet by arc distance along a curve to the left having a radius of 580.00 feet and a chord bearing of South 20 degrees 37 minutes 27 seconds East 55.02 feet; thence South 23 degrees 24 minutes 07 seconds East 93.94 feet; thence 226.05 feet by arc distance along a curve to the right having a radius of 520.00 feet and a chord bearing of South 10 degrees 24 minutes 11 seconds East 224.27 feet; thence South 00 degrees 21 minutes 27 seconds West 35.32 feet; thence departing said right-of-way and following the centerline of an existing ditch the following courses and distances: South 64 degrees 47 minutes 14 seconds West 49.96 feet; thence South 49 degrees 46 minutes 52 seconds West 73.30 feet; thence South 88 degrees 20 minutes 09 seconds West 40.75 feet; thence South 23 degrees 20 minutes 40 seconds West 48.72 feet; thence South 24 degrees 21 minutes 23 seconds East 23.64 feet; thence South 87 degrees 55 minutes 56 seconds East 48.24 feet; thence South 14 degrees 17 minutes 27 seconds East 49.46 feet; thence South 27 degrees 38 minutes 40 seconds West 41.54 feet; thence North 50 degrees 23 minutes 22 seconds West 72.63 feet; thence South 78 degrees 11 minutes 49 seconds West 56.84 feet; thence South 66 degrees 09 minutes 18 seconds West 46.72 feet; thence South 44 degrees 29 minutes 26 seconds West 31.77 feet; thence South 02 degrees 28 minutes 30 seconds East 57.34 feet; thence South 63 degrees 31 minutes 39 seconds East 48.70 feet; thence North 70 degrees 15 minutes 45 seconds East 37.84 feet; thence South 36 degrees 29 minutes 58 seconds East 38.75 feet; thence South 29 degrees 59 minutes 41 seconds West 41.34 feet; thence South 07 degrees 39 minutes 46 seconds West 44.13 feet; thence North 77 degrees 16 minutes 41 seconds West 38.68 feet; thence South 61 degrees 58 minutes 53 seconds West 110.67 feet; thence North 86 degrees 43 minutes 47 seconds West 46.39 feet; thence North 72 degrees 43 minutes 30 seconds West 49.26 feet; thence South 44 degrees 34