BILL 2015-4

****** First Reading ******

AGENDA ITEM

TO: Mayor and Council

FROM: Clyde Han, City Inspector / Zoning Officer

DATE: Tuesday, February 10, 2015

RE: Rezone from R-2 Residential to C-2 General Commercial

A petition has been filed for a "zoning" change for the north 309.73 feet of the 900 block of Ensign Trace in Cameron. The proposed zoning action would change the property from R-2 (One and two-family dwellings) to C-2 (General commercial).

LEGAL DESCRIPTION

The North 319.73 feet of the following described real estate:
A tract of land described as beginning at the Southwest corner of the Southwest Quarter of the Southeast Quarter of Section Fifteen (15), Township Fifty-seven (57) North, Range Thirty (30) West, in the City of Cameron, Clinton County, Missouri; thence South 89 degrees 29'58" East, 428.78 feet; thence North 20 degrees 26 minutes 52 seconds West 191.73 feet along the East right-of-way line of Ensign Trace to the Northwest corner of Northridge Estates Plat No. 1, and the True Point of Beginning; thence continuing North 20 degrees 26 minutes 52 seconds West, along the East right-of-way line of Ensign Trace, 24.7 feet to the PC of a curve to the right having a radius of 919.93 feet; thence Northwesterly along the arc of said curve 301.18 feet; thence North 0 degrees 35 minutes 45 seconds West, 346.55 feet; thence North 89 degrees 45 minutes 46 seconds East, 576.29 feet; thence South 0 degrees 21 minutes 53 seconds East, 391.73 feet to the Northeast corner of Northridge Estates Plat No. 1; thence South 89 degrees 42 minutes 47 seconds West, 514.84 feet, along the North line of said Northridge Estate Plat No. 1 to the True Point of Beginning.

As required by Ordinance, a "Public Hearing" was held Monday, February 9, 2015 at 6:00 PM at City Hall during the Planning and Zoning meeting regarding the issue. Also required by Ordinance is the notification of any property owner within 185 feet of the property of the proposed change; a sign was placed on the property notifying of the "Pending Zoning Action" and a "Public Notice" was published in the newspaper at least two weeks prior to the public hearing.

At the Public Hearing the applicant spoke as to the purpose for the rezoning.

Planning and Zoning closed the Public Hearing, discussed the presented request and voted Six Yes and Zero No, to Approve "Recommendation to Council" of the Zoning Map Amendment.

Bill 2015-4

AN ORDINANCE FOR THE CITY OF CAMERON, CLINTON AND DeKALB COUNTIES, MISSOURI FOR CHANGE IN ZONING FROM "R-2" TWO-FAMILY RESIDENTIAL TO "C-2" GENERAL COMMERCIAL AS REQUESTED BY CLARK STORAGE, LLC

WHEREAS, on Thursday, January 8, 2015 a verified Request for Zoning Map Amendment was filed with the City of Cameron, Missouri by Clark Storage LLC. (Dennis M. Clark); and

WHEREAS, a public hearing concerning said matter was held before the Planning and Zoning Commission at City Hall in Cameron, Missouri at 6:00 p.m. on Monday, February 9, 2015; and

WHEREAS, notice of said hearing was published in the *Cameron Citizen-Observer*, a newspaper of general circulation, on Thursday, January 22, 2015 and neighboring property owners were notified thereof by U.S. mail in a letter dated Wednesday, January 14, 2015; and

WHEREAS, the Planning and Zoning Commission, having met and reviewed said request, approved said rezoning and recommends adoption by the City Council for the herein described tract of land.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF CAMERON, CLINTON AND DEKALB COUNTIES, MISSOURI, AS FOLLOWS:

Section 1. Article Six, Zoning District Map, of Chapter 13, Zoning, of the Cameron City Code is hereby amended by changing the following described tract of land which is now zoned "R-2" Two-family Residential, to "C-2" General Commercial; said tract being described as:

> The North 319.73 feet of A tract of land described as beginning at the Southwest corner of the Southwest Quarter of the Southeast Quarter of Section Fifteen (15), Township Fifty-seven (57) North, Range Thirty (30) West, in the City of Cameron, Clinton County, Missouri; thence South 89 degrees 29'58" East, 428.78 feet; thence North 20 degrees 26 minutes 52 seconds West 191.73 feet along the East right-of-way line of Ensign Trace to the Northwest corner of Northridge Estates Plat No. 1, and the True Point of Beginning; thence continuing North 20 degrees 26 minutes 52 seconds West, along the East right-of-way line of Ensign Trace, 24.7 feet to the PC of a curve to the right having a radius of 919.93 feet; thence Northwesterly along the arc of said curve 301.18 feet; thence North 0 degrees 35 minutes 45 seconds West, 346.55 feet; thence North 89 degrees 45 minutes 46 seconds East, 576.29 feet; thence South 0 degrees 21 minutes 53 seconds East, 391.73 feet to the Northeast corner of Northridge Estates Plat No. 1; thence South 89 degrees 42 minutes 47 seconds West, 514.84 feet, along the North line of said Northridge Estate Plat No. 1 to the True Point of Beginning.

First Reading

, Cameron, DeKalb County, Missouri.

Section 2. The Mayor Pro-Tem is authorized to sign this ordinance, approving it on behalf of the City.

Section 3. The City Clerk is directed to attest to the Mayor Pro-Tem's signature.

Section 4. This Ordinance shall take effect and be in full force from and after its passage and approval.

Passed and approved on first reading this 2nd day of March 2015.
Passed and approved on second reading this _____ day of _____ 2015.
Passed and approved on third and final reading this _____ day of _____ 2015.

_____
Mayor Pro-Tem Ronnie Jack

ATTEST:

_____
City Clerk/Finance Clerk

First Reading