

ORDINANCE NO. 180543

Authorizing the condemnation and taking of private property for public use for flood protection levee system and Street Right of Way purposes and for Permanent Stormwater Improvement Easements and Temporary Construction Easements for the construction, location and maintenance of Project No. 89002672, "Swope Park Industrial Area Levee and Floodwall Project," in the vicinity of the Swope Park Industrial Area, in Kansas City, Jackson County, Missouri; providing for the payment of just compensation therefore; authorizing continued negotiations and purchase by the Water Services Department; authorizing the filing of the petition for condemnation by the City Attorney on behalf of the City; and directing the City Clerk to record this ordinance in the office of the Recorder of Deeds for Jackson County, Missouri.

WHEREAS, the Council finds that the interests herein described must be condemned for public use for the "Swope Park Industrial Area Levee and Floodwall Project" in Kansas City, Jackson County, Missouri; NOW, THEREFORE,

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That the property interests herein described are hereby authorized condemned and taken for public use in and upon the land hereinafter described for Project No. 89002672, "Swope Park Industrial Area Levee and Floodwall Project," including any necessary structures or appurtenances, all in Kansas City, Jackson County, Missouri.

Section 2. Said improvements shall be of the nature described and specified in, and shall be done in accordance with, the plans and specifications certified under the supervision of the Director of Water Services, the same being on file in the Office of the Director of Water Services, and being incorporated herein by reference.

Section 3. That the properties obtained by condemnation shall be used by the City of Kansas City, Missouri for flood protection levee purposes, street right of way and for the location of improvements to be constructed therein including any necessary structures, facilities, and appurtenances to it; and Kansas City or its authorized agents, employees or independent contractors, shall have the right to enter in or authorize the entry in and upon said properties for the purpose of constructing, reconstructing, maintaining, operating, repairing, and modifying said improvements:

Fee Simple

The fee simple shall be taken and used by the City of Kansas City, Missouri as the location of the flood protection levee system to be constructed thereon including any necessary appurtenances to it.

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Permanent Stormwater Improvement Easement

The Permanent Stormwater Improvement Easement shall be used by the City of Kansas City, Missouri for the location, construction and maintenance of stormwater infrastructure and associated improved infrastructure to be constructed therein, including any necessary appurtenances thereto; and Kansas City, Missouri shall have the right to enter in or authorize the entry in and upon said easement for the purpose of locating, constructing, reconstructing, maintaining, operating and repairing said improvements.

While nothing in the acquisition of this easement through eminent domain shall be construed so as to grant any right to the City which shall in any way interfere with the safe and unrestricted use by property owner or owners of the land adjacent to and above said easement, the property owner or owners shall not use nor attempt to use said property in such manner as would interfere with the proper, safe and continuous maintenance and use of said easement and specifically shall not build thereon or there over any structure which may interfere with the maintenance and use of said stormwater infrastructure.

Temporary Construction Easement

The Temporary Construction Easements shall be used by the City of Kansas City, Missouri or its authorized agents, servants, employees or independent contractors, during the construction of said project, for grading and sloping, removal of trees and shrubbery, removal and replacement of fencing, sidewalks and driveways, the storage of materials or equipment, the operation of equipment, and the movement of a working force.

The City of Kansas City, Missouri shall cause the surface of lands lying within said temporary construction easements to be restored to substantially the same physical condition that existed at the time Kansas City or its agents entered upon them. Temporary construction easements shall terminate three (3) years from the date said easement is acquired and recorded by the Recorder of Deeds in Jackson County, or upon completion and acceptance of the improvements by the Director of the Department of Water Services, whichever occurs first.

Section 4. That the private property is hereby authorized condemned and taken for public use and hereby described as follows:

Tract No. 1

Fee Simple

All that part of Block 6, Swope Park Industrial District, a subdivision of land located in the Northwest Quarter of Section 14, Township 48, Range 33, in the City of Kansas City, Jackson County, Missouri, according to the recorded plat thereof, more particularly described as follows:

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Beginning at the Northwest corner of said Block 6, said point being on the North line of said Northwest Quarter Section and also on the East right of way line of the Union Pacific Railroad, as now established; thence South 87 degrees 16 minutes 51 seconds East, departing the East right of way line of said Union Pacific Railroad and along the North line of said Quarter Section, a distance of 301.96 feet, to a point on the West right of way line of Manchester Trafficway, as now established; thence Southwesterly along said right of way line and along a curve to the left having an initial tangent bearing of South 46 degrees 07 minutes 13 seconds West, a radius of 2914.93 feet, a central angle of 05 degrees 38 minutes 54 seconds and an arc length of 287.36 feet; thence North 87 degrees 17 minutes 41 seconds West, departing said right of way line, a distance of 92.40 feet; thence North 77 degrees 05 minutes 26 seconds West, a distance of 50.80 feet; thence South 40 degrees 42 minutes 14 seconds West, a distance of 81.22 feet; thence South 58 degrees 29 minutes 23 seconds West, a distance of 60.46 feet; thence North 56 degrees 19 minutes 52 seconds West, a distance of 58.31 feet; thence South 83 degrees 36 minutes 54 seconds West, a distance of 50.64 feet; thence South 80 degrees 17 minutes 42 seconds West, a distance of 51.20 feet; thence North 81 degrees 35 minutes 03 seconds West, a distance of 50.25 feet; thence North 73 degrees 20 minutes 23 seconds West, a distance of 135.14 feet, to a point on the East right of way line of said Union Pacific Railroad; thence Northeasterly along said right of way line and along a curve to the right having an initial tangent bearing of North 60 degrees 39 minutes 50 seconds East, a radius of 1345.50 feet, a central angle of 02 degrees 47 minutes 23 seconds and an arc length of 65.51 feet; thence North 63 degrees 27 minutes 13 seconds East, continuing along said railroad right of way line, a distance of 460.91 feet, to the point of beginning, containing 112,169.0 square feet or 2.575 acres, more or less.

Tract No. 1A

Fee Simple

A strip of land over part of Block 10, Swope Park Industrial District, a subdivision of land located in the Northwest Quarter of Section 14, Township 48, Range 33, in the City of Kansas City, Jackson County, Missouri, according to the recorded plat thereof and also the North half of the vacated right of way as described in Document No. 2009E0087260, all being more particularly described as follows:

Commencing at the Southwest corner of said block 10, said point being on the North right of way line of E. 75th Terrace, as now established; thence North 02 degrees 43 minutes 10 seconds East, departing the North right of way line of said E. 75th Terrace and along the West line of said Block 10, a distance of 155.71 feet, to the point of beginning; thence continuing North 02 degrees 43 minutes 10 seconds East, along the West line of said Block 10, a distance of 344.25 feet, to the Northwest corner of said Block

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10; thence South 87 degrees 16 minutes 51 seconds East, along the North line of said Block 10, a distance of 767.12 feet, to the Northeast corner of said Block 10; thence South 02 degrees 43 minutes 10 seconds West, along the East line of said Block 10, a distance of 524.97 feet, to a point on the centerline of that vacated portion of E. 75th Terrace as described in said Document No. 2009E0087260; thence North 87 degrees 16 minutes 50 seconds West, along said centerline, a distance of 475.05 feet; thence North 02 degrees 43 minutes 10 seconds East, a distance of 25.00 feet, to a point on the North right of way line of said E. 75th Terrace; thence North 87 degrees 16 minutes 50 seconds West, along said North right of way line, a distance of 44.40 feet; thence North 00 degrees 49 minutes 48 seconds East, departing said North right of way line, a distance of 68.77 feet; thence North 67 degrees 45 minutes 53 seconds West, a distance of 260.36 feet, to the point of beginning, containing 367,792.3 square feet or 8.443 acres, more or less.

Temporary Construction Easement – 3 Year Duration

A strip of land over part of Block 10, Swope Park Industrial District, a subdivision of land located in the Northwest Quarter of Section 14, Township 48, Range 33, in the City of Kansas City, Jackson County, Missouri, according to the recorded plat thereof said strip being more particularly described as follows:

Beginning at the Southwest corner of said Block 10, said point being on the North right of way line of E. 75th Terrace, as now established; thence North 02 degrees 43 minutes 10 seconds East, departing the North right of way line of said E. 75th Terrace and along the West line of said Block 10, a distance of 155.71 feet; thence South 67 degrees 45 minutes 53 seconds East, departing the West line of said Block 10, a distance of 260.36 feet; thence South 00 degrees 49 minutes 48 seconds West, a distance of 68.77 feet, to a point on the North right of way line of said E. 75th Terrace; thence North 87 degrees 16 minutes 50 seconds West, along said North right of way line, a distance of 247.67 feet, to the point of beginning, containing 27,616.3 square feet or 0.634 acres, more or less.

Tract No. 1B

Fee Simple

A strip of land over part of Blocks 5 and 11, Swope Park Industrial District, a subdivision of land located in the Northwest Quarter of Section 14, Township 48, Range 33, in the City of Kansas City, Jackson County, Missouri, according to the recorded plat thereof and also the South half of the vacated right of way as described in Document No. 1986K0723458, all being more particularly described as follows:

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Beginning at the Northeast corner of said Block 11, said point also being the Northeast corner of the Northwest Quarter of Section 14, Township 48, Range 33; thence South 02 degrees 17 minutes 51 seconds West, along the East line of said Block 11 and East line of the Northwest Quarter of said Section 14, a distance of 810.00 feet, to a point on the approximate centerline of the Big Blue River as shown on the recorded plat of said Swope Park Industrial District and as measured at the time of this survey; thence South 66 degrees 02 minutes 35 seconds West, departing the East line of said Block 11 and the East line of the Northwest Quarter of said Section 14 and along the approximate centerline of said Big Blue River, a distance of 465.52 feet; thence South 87 degrees 18 minutes 35 seconds West, continuing along said approximate river centerline, a distance of 261.51 feet; thence North 75 degrees 49 minutes 27 seconds West, continuing along said approximate river centerline, a distance of 124.21 feet; thence North 02 degrees 43 minutes 10 seconds East, departing said approximate river centerline, a distance of 493.99 feet, to a point on the centerline of vacated E. 75th Terrace as described in Book 1560 at Page 600; thence South 87 degrees 16 minutes 50 seconds East, along said centerline of vacated E. 75th Terrace, a distance of 475.05 feet; thence North 02 degrees 43 minutes 10 seconds East, departing said centerline, a distance of 524.97 feet, to the Northwest corner of said Block 11; thence South 87 degrees 16 minutes 51 seconds East, along the North line of said Block 11, a distance of 317.04 feet, to the point of beginning, containing 522,628.1 square feet or 11.998 acres, more or less.

Tract No. 1C

Fee Simple

A strip of land over part of Block 9, Swope Park Industrial District, a subdivision of land located in the Northwest Quarter of Section 14, Township 48, Range 33, in the City of Kansas City, Jackson County, Missouri, according to the recorded plat thereof, said strip being more particularly described as follows:

Beginning at the Northeast corner of said Block 9, said point being on the North line of said Northwest Quarter Section; thence South 02 degrees 43 minutes 10 seconds West, departing the North line of said Quarter Section and along the East line of said Block 9, a distance of 344.25 feet; thence North 67 degrees 45 minutes 53 seconds West, departing the East line of said Block 9, a distance of 39.26 feet; thence North 02 degrees 43 minutes 10 seconds East, a distance of 331.14 feet, to a point on the North line of said Quarter Section; thence South 87 degrees 16 minutes 51 seconds East, along the North line of said Quarter Section, a distance of 37.00 feet, to the point of beginning, containing 12,494.8 square feet or 0.287 acres, more or less.

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Permanent Stormwater Improvement Easement

A strip of land over part of Block 9, Swope Park Industrial District, a subdivision of land located in the Northwest Quarter of Section 14, Township 48, Range 33, in the City of Kansas City, Jackson County, Missouri, according to the recorded plat thereof, said strip being more particularly described as follows:

Commencing at the Northeast corner of said Block 9, said point being on the North line of said Northwest Quarter Section; thence North 87 degrees 16 minutes 51 seconds West, along the North line of said Quarter Section, a distance of 37.00 feet; thence South 02 degrees 43 minutes 10 seconds West, departing the North line of said Quarter Section, a distance of 331.14 feet, to the point of beginning; thence South 67 degrees 45 minutes 53 seconds East, a distance of 11.03 feet; thence South 05 degrees 53 minutes 08 seconds East, a distance of 167.02 feet, to a point on the North right of way line of East 75th Terrace, as now established; thence North 87 degrees 16 minutes 50 seconds West, along said North right of way line, a distance of 20.23 feet; thence North 05 degrees 53 minutes 08 seconds West, departing said North right of way line, a distance of 101.29 feet; thence North 02 degrees 43 minutes 10 seconds East, a distance of 68.67 feet, to the point of beginning, containing 3,040.4 square feet or 0.070 acres, more or less.

Temporary Construction Easement #1 – 3 Year Duration

A strip of land over part of Block 9, Swope Park Industrial District, a subdivision of land located in the Northwest Quarter of Section 14, Township 48, Range 33, in the City of Kansas City, Jackson County, Missouri, according to the recorded plat thereof, said strip being more particularly described as follows:

Commencing at the Northeast corner of said Block 9, said point being on the North line of said Northwest Quarter Section; thence North 87 degrees 16 minutes 51 seconds West, along the North line of said Quarter Section, a distance of 37.00 feet; thence South 02 degrees 43 minutes 10 seconds West, departing the North line of said Quarter Section, a distance of 331.14 feet, to a point hereinafter to be referred to as Point A; thence South 67 degrees 45 minutes 53 seconds East, a distance of 11.03 feet, to the point of beginning; thence continuing South 67 degrees 45 minutes 53 seconds East, a distance of 28.22 feet, to a point on the East line of said Block 9; thence South 02 degrees 43 minutes 10 seconds West, along said East line, a distance of 155.71 feet, to the Southeast corner of said Block 9, said point also being on the North right of way line of E. 75th Terrace, as now established; thence North 87 degrees 16 minutes 50 seconds West, along said North right of way line, a distance of 1.61 feet; thence North 05 degrees 53 minutes 08 seconds West, departing said North right of way

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line, a distance of 167.02 feet, to the point of beginning, containing 2,204.4 square feet or 0.051 acres, more or less.

Temporary Construction Easement #2 – 3 Year Duration

A strip of land over part of Block 9, Swope Park Industrial District, a subdivision of land located in the Northwest Quarter of Section 14, Township 48, Range 33, in the City of Kansas City, Jackson County, Missouri, according to the recorded plat thereof, said strip being more particularly described as follows:

Commencing at aforesaid Point A; thence South 02 degrees 43 minutes 10 seconds West, a distance of 68.67 feet, to the point of beginning; thence South 05 degrees 53 minutes 08 seconds East, a distance of 101.29 feet, to a point on the North right of way line of said E. 75th Terracer; thence North 87 degrees 16 minutes 50 seconds West, along said North right of way line, a distance of 15.16 feet; thence North 02 degrees 43 minutes 10 seconds East, departing said North right of way line, a distance of 100.15 feet, to the point of beginning, containing 759.1 square feet or 0.017 acres, more or less.

Tract No. 3

Fee Simple

A strip of land over part of Block 6, Swope Park Industrial District, a subdivision of land located in the Northwest Quarter of Section 14, Township 48, Range 33, in the City of Kansas City, Jackson County, Missouri, according to the recorded plat thereof, said strip being more particularly described as follows:

Commencing at the Southeast corner of said Block 6, said point being the intersection of the North right of way line of 75th Street Terrace with the West right of way line of Manchester Trafficway, as now established; thence North 87 degrees 17 minutes 03 seconds West, along the North right of way line of said 75th Street Terrace, a distance of 152.36 feet; thence North 02 degrees 42 minutes 57 seconds East, departing said North right of way line, a distance of 153.17 feet, to the point of beginning; thence continuing North 02 degrees 42 minutes 57 seconds East, a distance of 56.83 feet; thence North 83 degrees 36 minutes 54 seconds East, a distance of 50.64 feet; thence South 56 degrees 19 minutes 52 seconds East, a distance of 58.31 feet; thence North 58 degrees 29 minutes 23 seconds East, a distance of 60.46 feet; thence North 40 degrees 42 minutes 14 seconds East, a distance of 81.22 feet; thence South 77 degrees 05 minutes 26 seconds East, a distance of 50.80 feet; thence South 87 degrees 17 minutes 41 seconds East, a distance of 92.40 feet, to a point on the West right of way line of said Manchester Trafficway; thence Southwesterly along said West right of way line and along a curve to the

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left having an initial tangent bearing of South 40 degrees 27 minutes 50 seconds West, a radius of 2914.93 feet, a central angle of 01 degrees 37 minutes 00 seconds and an arc length of 82.24 feet; thence North 87 degrees 17 minutes 28 seconds West, departing said West right of way line, a distance of 26.25 feet; thence South 69 degrees 59 minutes 47 seconds West, a distance of 26.21 feet; thence Southwesterly along a curve to the left having an initial tangent bearing of South 38 degrees 06 minutes 39 seconds West, a radius of 2949.93 feet, a central angle of 01 degrees 09 minutes 58 seconds and an arc length of 60.03 feet; thence North 86 degrees 56 minutes 20 seconds West, a distance of 208.27 feet, to the point of beginning, containing 23,031.2 square feet or 0.529 acres, more or less.

Street Right of Way

A strip of land over part of Block 6, Swope Park Industrial District, a subdivision of land located in the Northwest Quarter of Section 14, Township 48, Range 33, in the City of Kansas City, Jackson County, Missouri, according to the recorded plat thereof, said strip being more particularly described as follows:

Commencing at the Southeast corner of said Block 6, said point being the intersection of the North right of way line of E. 75th Terrace with the West right of way line of Manchester Trafficway, as now established; thence Northeasterly along the West right of way line of said Manchester Trafficway and along a curve to the right having an initial tangent bearing of North 33 degrees 51 minutes 23 seconds East, a radius of 2914.93 feet, a central angle of 3 degrees 01 minutes 37 seconds and an arc length of 154.00 feet, to the point of beginning; thence North 14 degrees 12 minutes 54 seconds West, departing said West right of way line, a distance of 21.10 feet; thence North 87 degrees 17 minutes 28 seconds West, a distance of 22.45 feet; thence Northeasterly along a curve to the right having an initial tangent bearing of North 36 degrees 53 minutes 44 seconds East, a radius of 2949.93 feet, a central angle of 1 degree 12 minutes 55 seconds and an arc length of 62.56 feet; thence North 69 degrees 59 minutes 47 seconds East, a distance of 26.21 feet; thence South 87 degrees 17 minutes 28 seconds East, a distance of 26.25 feet, to a point on the West right of way line of said Manchester Trafficway; thence Southwesterly along said right of way line and along a curve to the left having an initial tangent bearing of South 38°50'50" West, a radius of 2914.93 feet, a central angle of 1 degree 57 minutes 50 seconds and an arc length of 99.92 feet, to the point of beginning, containing 2,748.1 square feet or 0.063 acres, more or less.

Temporary Construction Easement – 3 Year Duration

A strip of land over part of Block 6, Swope Park Industrial District, a subdivision of land located in the Northwest Quarter of Section 14,

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Township 48, Range 33, in the City of Kansas City, Jackson County, Missouri, according to the recorded plat thereof, said strip being more particularly described as follows:

Commencing at the Southeast corner of said Block 6, said point being the intersection of the North right of way line of 75th Street Terrace with the West right of way line of Manchester Trafficway, as now established; thence Northeasterly along the West right of way line of said Manchester Trafficway and along a curve to the right having an initial tangent bearing of North 33 degrees 51 minutes 23 seconds East, a radius of 2914.93 feet, a central angle of 2 degrees 34 minutes 50 seconds and an arc length of 131.29 feet, to the point of beginning; thence North 53 degrees 33 minutes 22 seconds West, departing said West right of way line, a distance of 10.00 feet; thence North 36 degrees 44 minutes 46 seconds East, a distance of 30.84 feet; thence South 14 degrees 12 minutes 54 seconds East, a distance of 12.83 feet, to a point on the West right of way line of said Manchester Trafficway; thence Southwesterly along said West right of way line and along a curve to the left having an initial tangent bearing of South 36 degrees 53 minutes 00 seconds West, a radius of 2914.93 feet, a central angle of 0 degrees 26 minutes 47 seconds and an arc length of 22.71 feet, to the point of beginning, containing 267.0 square feet or 0.006 acres, more or less.

Tract No. 4

Fee Simple

A strip of land over part of Block 7 and also part of the West 150 feet of Block 8, Swope Park Industrial District, a subdivision of land located in the Northwest Quarter of Section 14, Township 48, Range 33, in the City of Kansas City, Jackson County, Missouri, according to the recorded plat thereof, said strip being more particularly described as follows:

Beginning at the North corner of said Block 7, said point being on the East right of way line of Manchester Trafficway, as now established and also on the North line of said Northwest Quarter Section; thence South 87 degrees 16 minutes 51 seconds East, departing said East right of way line and along said North Quarter Section line, a distance of 150.00 feet; thence South 02 degrees 43 minutes 08 seconds West, departing said North Quarter Section line, a distance of 195.74 feet; thence North 87 degrees 07 minutes 48 seconds West, a distance of 22.24 feet; thence North 02 degrees 52 minutes 12 seconds East, a distance of 70.42 feet; thence North 66 degrees 29 minutes 28 seconds West, a distance of 161.20 feet; thence South 47 degrees 25 minutes 31 seconds West, a distance of 136.33 feet; thence South 69 degrees 59 minutes 47 seconds West, a distance of 59.80 feet, to a point on the East right of way line of said Manchester Trafficway; thence Northeasterly along said East right of way line and along a curve to the right having an initial tangent bearing of

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North 42 degrees 51 minutes 47 seconds East, a radius of 2814.93 feet, a central angle of 05 degrees 12 minutes 50 seconds and an arc length of 256.16 feet, to the point of beginning, containing 23,950.3 square feet or 0.550 acres, more or less.

Street Right of Way

A strip of land over part of Block 7, Swope Park Industrial District, a subdivision of land located in the Northwest Quarter of Section 14, Township 48, Range 33, in the City of Kansas City, Jackson County, Missouri, according to the recorded plat thereof, said strip being more particularly described as follows:

Commencing at the Southwest corner of said Block 7, said point being on the North right of way line of E. 75th Terrace and the East right of way line of Manchester Trafficway, as now established; thence Northerly along said East right of way line, along a curve to the right having an initial tangent bearing of North 34 degrees 59 minutes 19 seconds East, a radius of 2814.93 feet, a central angle of 01 degree 42 minutes 50 seconds and an arc length of 84.20 feet, to the point of beginning; thence continuing along said right of way line and along said curve to the right having a radius of 2814.93 feet, a central angle of 01 degree 55 minutes 37 seconds and an arc length of 94.66 feet; thence South 51 degrees 22 minutes 14 seconds East, departing said East right of way line, a distance of 20.00 feet; thence Southerly along a curve to the left having an initial tangent bearing of South 38 degrees 37 minutes 46 seconds West, a radius of 2794.93 feet, a central angle of 01 degree 55 minutes 37 seconds and an arc length of 93.99 feet; thence North 53 degrees 17 minutes 51 seconds West, a distance of 20.00 feet, to the point of beginning, containing 1,886.5 square feet or 0.0433 acres, more or less.

Temporary Construction Easement – 3 Year Duration

A strip of land over part of Block 7, Swope Park Industrial District, a subdivision of land located in the Northwest Quarter of Section 14, Township 48, Range 33, in the City of Kansas City, Jackson County, Missouri, according to the recorded plat thereof, said strip being more particularly described as follows:

Commencing at the Southwest corner of said Block 7, said point being on the North right of way line of E. 75th Terrace and the East right of way line of Manchester Trafficway, as now established; thence Northerly along said East right of way line, along a curve to the right having an initial tangent bearing of North 34 degrees 59 minutes 19 seconds East, a radius of 2814.93 feet, a central angle of 01 degree 42 minutes 50 seconds and an arc length of 84.20 feet; thence South 53 degrees 17 minutes 51 seconds East, departing said East right of way line, a distance of 20.00 feet, to the point of beginning; thence continuing South 53 degrees 17 minutes 51

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seconds East, a distance of 15.00 feet; thence Northerly along a curve to the right having an initial tangent bearing of North 36 degrees 42 minutes 09 seconds East, a radius of 2779.93 feet, a central angle of 01 degree 55 minutes 37 seconds and an arc length of 93.49 feet; thence North 51 degrees 22 minutes 14 seconds West, a distance of 15.00 feet; thence Southerly along a curve to the left having an initial tangent bearing of South 38 degrees 37 minutes 46 seconds West, a radius of 2794.93, a central angle of 01 degree 55 minutes 37 seconds and an arc length of 93.99 feet, to the point of beginning, containing 1,406.1 square feet or 0.0323 acres, more or less.

Tract No. 5

Fee Simple

A strip of land over part of Blocks 8 and 9, Swope Park Industrial District, a subdivision of land located in the Northwest Quarter of Section 14, Township 48, Range 33, in the City of Kansas City, Jackson County, Missouri, according to the recorded plat thereof, said strip being more particularly described as follows:

Commencing at the Northeast corner of said Block 9, said point being on the North line of said Northwest Quarter Section; thence North 87 degrees 16 minutes 51 seconds West, along the North line of said Quarter Section, a distance of 37.00 feet, to the point of beginning; thence South 02 degrees 43 minutes 10 seconds West, departing said Section line, a distance of 329.45; thence South 84 degrees 09 minutes 17 seconds West, a distance of 6.56 feet; thence North 02 degrees 36 minutes 01 seconds East, a distance of 112.08 feet; thence North 87 degrees 16 minutes 42 seconds West, a distance of 206.29 feet; thence North 02 degrees 43 minutes 08 seconds East, a distance of 218.34 feet, to a point on the North line of the Northwest Quarter of said Section 14; thence South 87 degrees 16 minutes 51 seconds East, along the North line of said Quarter Section, a distance of 213.01 feet, to the point of beginning, containing 47,244.8 square feet or 1.08 acres, more or less.

Permanent Stormwater Improvement Easement

A strip of land over part of Blocks 8 and 9, Swope Park Industrial District, a subdivision of land located in the Northwest Quarter of Section 14, Township 48, Range 33, in the City of Kansas City, Jackson County, Missouri, according to the recorded plat thereof, said strip being more particularly described as follows:

Commencing at the Northeast corner of said Block 9, said point being on the North line of said Northwest Quarter Section; thence North 87 degrees 16 minutes 51 seconds West, along the North line of said Quarter Section, a distance of 37.00 feet; thence South 02 degrees 43 minutes 10 seconds

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West, departing said Section line, a distance of 329.45 feet, to the point of beginning; thence continuing South 02 degrees 43 minutes 10 seconds West, a distance of 70.34 feet; thence North 05 degrees 53 minutes 08 seconds West, a distance of 69.56 feet; thence North 84 degrees 09 minutes 17 seconds East, a distance of 10.52 feet, to the point of beginning, containing 366.0 square feet or 0.008 acres, more or less.

Tract No. 6A

Fee Simple

The West half of the Southwest Quarter of Section 11, Township 48, Range 33, in Kansas City, Jackson County, Missouri, lying Southeasterly of the Union Pacific Railroad (Missouri Pacific Railroad), more particularly described as follows:

Beginning at the North corner of Block 7, Swope Park Industrial District, a subdivision in the City of Kansas City, Jackson County, Missouri, according to the recorded plat thereof, said point being on the South line of said Southwest Quarter Section and also on the East right of way line of Manchester Trafficway as now established and as shown on the recorded plat of said Swope Park Industrial District; thence North 87 degrees 16 minutes 51 seconds West, departing said East right of way line and along said Quarter Section line, a distance of 441.85 feet, to a point on the East right of way line of said Union Pacific Railroad; thence North 63 degrees 27 minutes 13 seconds East, along said East right of way line, a distance of 690.62, to a point on the East line of the West half of said Southwest Quarter Section; thence South 02 degrees 11 minutes 15 seconds West, departing said East right of way line and along the East line of the West half of said Southwest Quarter Section, a distance of 337.63 feet, to a point on the South line of said Southwest Quarter Section; thence North 87 degrees 16 minutes 51 seconds West, along said South line, a distance of 163.76 feet, to the point of beginning, containing 102,232.3 square feet or 2.347 acres, more or less.

Tract No. 7

Fee Simple

A strip of land over part of Block 1, Swope Park Industrial District, a subdivision of land located in the Northwest Quarter of Section 14, and the Northeast Quarter of Section 15, both in Township 48, Range 33, in the City of Kansas City, Jackson County, Missouri, according to the recorded plat thereof, said strip being more particularly described as follows:

Beginning at the Northwest corner of said Block 1, said point being the intersection of the South right of way line of E. 75th Terrace and the East

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right of way line of the Union Pacific Railroad, as now established; thence South 57 degrees 18 minutes 32 seconds East, along the South right of way line of said E. 75th Terrace and departing the East right of way line of said Union Pacific railroad, a distance of 38.91 feet; thence South 72 degrees 36 minutes 06 seconds West, departing the South right of way line of said E. 75th Terrace, a distance of 74.88 feet; thence South 31 degrees 07 minutes 43 seconds West, a distance of 378.30 feet; thence North 67 degrees 07 minutes 34 seconds West, a distance of 45.66 feet, to a point on the East right of way line of said Union Pacific railroad; thence Northeasterly along said East right of way line and along a curve to the right having an initial tangent bearing of North 28 degrees 48 minutes 12 seconds East, a radius of 1,345.50 feet, a central angle of 19 degrees 03 minutes 37 seconds and an arc length of 447.60 feet, to the point of beginning, containing 14,420.7 square feet or 0.331 acres, more or less.

Tract No. 12

Permanent Stormwater Improvement Easement

A strip of land over part of Block 5, Swope Park Industrial District, a subdivision of land located in the Northwest Quarter of Section 14, Township 48, Range 33, in the City of Kansas City, Jackson County, Missouri, according to the recorded plat thereof, said strip being more particularly described as follows:

Commencing at the Northwest corner of said BLOCK 5, said point being the intersection of the South right of way line of E. 75th Terrace with the East right of way line of Manchester Trafficway, as now established; thence South 87 degrees 16 minutes 50 seconds East, along the South right of way line of said E. 75th Terrace, a distance of 381.00 feet, to the point of beginning; thence continuing South 87 degrees 16 minutes 50 seconds East, along said South right of way line, a distance of 20.00 feet; thence South 02 degrees 43 minutes 10 seconds West, departing said South right of way line, a distance of 138.50 feet; thence South 87 degrees 16 minutes 50 seconds East, a distance of 24.00 feet; thence South 02 degrees 43 minutes 10 seconds West, a distance of 20.00 feet; thence North 87 degrees 16 minutes 50 seconds West, a distance of 24.00 feet; thence South 02 degrees 43 minutes 10 seconds West, a distance of 177.21 feet; thence North 87 degrees 16 minutes 23 seconds West, a distance of 20.00 feet; thence North 02 degrees 43 minutes 10 seconds East, a distance of 335.70 feet, to the point of beginning, containing 7,194.1 square feet or 0.165 acres, more or less.

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Tract No. 13

Permanent Stormwater Improvement Easement

A strip of land over part of Block 5, Swope Park Industrial District, a subdivision of land located in the Northwest Quarter of Section 14, Township 48, Range 33, in the City of Kansas City, Jackson County, Missouri, according to the recorded plat thereof, said strip being more particularly described as follows:

Commencing at the Northwest corner of said BLOCK 5, said point being the intersection of the South right of way line of E. 75th Terrace with the East right of way line of Manchester Trafficway, as now established; thence South 87 degrees 16 minutes 50 seconds East, along the South right of way line of said E. 75th Terrace, a distance of 425.00 feet; thence South 02 degrees 43 minutes 10 seconds West, departing said South right of way line, a distance of 138.50 feet, to the point of beginning; thence South 87 degrees 16 minutes 50 seconds East, a distance of 26.00 feet; thence South 02 degrees 43 minutes 10 seconds West, a distance of 20.00 feet; thence North 87 degrees 16 minutes 50 seconds West, a distance of 26.00 feet; thence North 02 degrees 43 minutes 10 seconds East, a distance of 20.00 feet, to the point of beginning, containing 520.0 square feet or 0.012 acres, more or less.

Temporary Construction Easement – 3 Year Duration

A strip of land over part of Block 5, Swope Park Industrial District, a subdivision of land located in the Northwest Quarter of Section 14, Township 48, Range 33, in the City of Kansas City, Jackson County, Missouri, according to the recorded plat thereof, said strip being more particularly described as follows:

Commencing at the Northwest corner of said Block 5, said point being the intersection of the South right of way line of E. 75th Terrace with the East right of way line of Manchester Trafficway, as now established; thence South 87 degrees 16 minutes 50 seconds East, along the South right of way line of said E. 75th Terrace, a distance of 1106.68 feet, to the point of beginning; thence continuing South 87 degrees 16 minutes 50 seconds East, along said South right of way line, a distance of 18.32 feet; thence South 02 degrees 43 minutes 10" West, a distance of 230.96 feet; thence South 50 degrees 30 minutes 06 seconds West, a distance of 14.77 feet; thence North 00 degrees 57 minutes 55 seconds East, a distance of 241.00 feet, to the point of beginning, containing 3,469.2 square feet or 0.080 acres, more or less.

Section 5. That just compensation for the properties taken shall be assessed and paid according to law; and the proceedings to determine compensation shall be prosecuted in one or more suits in the Circuit Court of Jackson County, Missouri,

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pursuant to the provisions of Chapter 523 of the Revised Statutes of Missouri, as supplemented or amended by Section 86.01 to 86.10 of the Rules of Civil Procedure. Payment of compensation shall be made by Kansas City from funds appropriated for such purposes.

Section 6. That pending the acquisition of said lands by condemnation, the Director of the Department of Water Services is hereby authorized to negotiate the purchase of said land and pay for them out of funds appropriated or to be appropriated as aforesaid, and if any tracts be so acquired by negotiation and purchase, the City Attorney is authorized to withdraw same from condemnation proceedings.

Section 7. That said properties be condemned and conveyed to Kansas City, Missouri.

Section 8. That upon the effective date of this ordinance, the City Clerk is hereby directed to record this ordinance in the office of the Recorder of Deeds for Jackson County, Missouri.

Approved as to form and legality:

Matthew Cooper
Assistant City Attorney