

ORDINANCE NO. 110579

Rezoning an area of approximately 62 acres generally located at the northwest corner of N.E. Soccer Drive and I-435 from District R-80 to District O-2. (14205-P)

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section A. That Chapter 88, Code of Ordinances of the City of Kansas City, Missouri, commonly known as the Zoning and Development Code, is hereby amended by enacting a new section to be known as Section 88-20A0888, rezoning an area of approximately 62 acres generally located at the northwest corner of N.E. Soccer Drive and I-435 from District R-80 (Residential 80) to District O-2 (Office, Dash 2), said section to read as follows:

Section 88-20A0888. That an area legally described as:

A tract of land in the Northwest Quarter of Section 16, Township 51 North, Range 32 West, of the 5th Principal Meridian in Kansas City, Clay County, Missouri, being bounded and described as follows: Beginning at the Northwest corner of the Northwest Quarter of said Section 16; thence North 89 degrees 52 minutes 06 seconds East, along the north line of said Northwest Quarter, 1,078.29 feet to a point on the Westerly right-of-way line of Interstate 435, as now established; thence South 43 degrees 23 minutes 48 seconds East, along said right-of-way line. 196.61 feet; thence South 20 degrees 26 minutes 36 seconds East, continuing along said right-of-way line, 309.26 feet; thence South 21 degrees 00 minutes 11 seconds East, continuing along said right-of-way line, 277.80 feet; thence South 30 degrees 55 minutes 45 seconds East, continuing along said right-of-way line, 406.08 feet; thence South 21 degrees 00 minutes 11 seconds East, continuing along said right-of-way line and it's Southerly prolongation, 475.37 feet; thence South 69 degrees 01 minutes 57 seconds West, 840.80 feet; thence Westerly, along a curve to the right, being tangent to the last described course with a radius of 1,268.50 feet, a central angle of 48 degrees 24 minutes 46 seconds and an arc distance of 1,071.84 feet to a point on the West line of said Northwest Quarter; thence North 00 degrees 47 minutes 09 seconds East, along said West line, 1,723.89 feet to the point of beginning. Containing 2,670,355 square feet or 61.30 acres, more or less,

is hereby rezoned from District R-80 (Residential 80 to District O-2 (Office, Dash 2) as described above, all as shown outlined on a map marked Section 88-20A0888, which is attached hereto and made a part hereof, and which is hereby adopted as a part of an amendment to the zoning maps constituting a part of said chapter and as an amendment to Section 88-20 thereof.

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Section B. That the Council finds and declares that before taking any action on the proposed amendment hereinabove, all public notices have been given and hearings have been held as required by the Zoning and Development Code.

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I hereby certify that as required by Chapter 88, Code of Ordinances, the foregoing ordinance was duly advertised and public hearings were held.

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Secretary, City Plan Commission

Approved as to form and legality:

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M. Margaret Sheahan Moran  
Assistant City Attorney