



File #: 250206

ORDINANCE NO. 250206

Rezoning an area of about one acre from District R-2.5 to District M1-5 generally located at the northwest corner of East U.S. 40 Highway and Lewis Avenue. (CD-CPC-2024-00105).

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 88-20A-1472, rezoning an area of about one acre from District R-2.5 (Residential) to District M1-5 (Manufacturing) generally located at the northwest corner of East U.S. 40 Highway and Lewis Avenue, said section to read as follows:

Section 88-20A-1472. That an area legally described as:

All of Lot 4, Ford C. Turpins 2nd Addition, a subdivision in the City of Kansas City, Jackson County, Missouri, and All of Lot 3, Ford C. Turpins 2nd Addition, a subdivision in the City of Kansas City, Jackson County, Missouri, Except the following described tract: Beginning at the Southwest corner of said Lot 3, said corner being the intersection of the West right of way line of Lewis Avenue as now established and recorded in said Ford C. Turpins 2nd Addition and the Northerly right of way line of East U.S. 40 Highway as now established; thence along the said Northerly right of way line the following three courses, North 74 degrees 42 minutes 43 seconds West a distance of 227.80 feet; thence North 15 degrees 17 minutes 17 seconds East a distance of 5.00 feet; thence North 74 degrees 42 minutes 43 seconds West a distance of 72.20 feet to the Southeast of Lot 2 of said subdivision; thence along the East line of said Lot 2, North 15 degrees 26 minutes 58 seconds East a distance of 203.24 feet; thence South 74 degrees 37 minutes 20 seconds East a distance of 250.49 feet to a point on the said West right of way line of said Lewis Avenue; thence along said West right of way line South 02 degrees 02 minutes 17 seconds West a distance 213.54 to the Point of Beginning.

is hereby rezoned from R-1.5 (Residential) to M1-5 (Manufacturing), all as shown outlined on a map marked Section 88-20A-1472, 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 in accordance with Section 88-20 thereof.

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

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

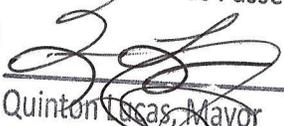


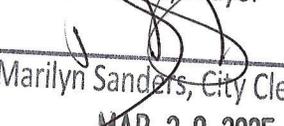
Sara Copeland, FAICP
Secretary, City Plan Commission

Approved as to form:

Sarah Baxter
Senior Associate City Attorney



Authenticated as Passed


Quinton Lucas, Mayor


Marilyn Sanders, City Clerk
MAR 20 2025

Date Passed