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**File #: 230809**

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ORDINANCE NO. 230809

Rezoning an area of about 10 acres generally located at the northeast corner of N. Nevada Avenue and N.W. 136th Street from District AG-R to District M2-2 to allow the development of the property for industrial uses. (CD-CPC-2023-00092).

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-1409, rezoning an area of about 10 acres generally located at the northeast corner of N. Nevada Avenue and N.W. 136th Street from District AG-R to District M2-2, said section to read as follows:

Section 88-20A-1409. That an area legally described as:

A tract of land in the Southeast Quarter of Section 5, Township 52 North, Range 34 West, Kansas City, Platte County, Missouri, being described as follows: Commencing at the southwest corner of said Southeast Quarter; thence North 89°33'53" East, along the south line of said Southeast Quarter, a distance of 210.52 feet; thence North 00°26'19" West, a distance of 44.03 feet to a point on the northerly right of way line of N.W. 136th Street as described in Book 1048 at page 243, said point being the point of beginning of the tract of land to be herein described; thence North 48°37'27" West, along said northerly right of way line, a distance of 239.20 feet to a point on the easterly right of way line of N. Nevada Avenue; thence North 00°11'32" East, along said easterly right of way line, a distance of 586.89 feet to a point on the southerly right of way line of the southbound lanes of Interstate 435 as described in condemnation suit Case No.: C-75-372; thence South 58°19'20" East, along said southerly right of way line, a distance of 675.69 feet; thence South 52°35'47" East, continuing along said southerly right of way line, a distance of 497.96 feet; thence South 64°18'18" East, continuing along said southerly right of way line, a distance of 38.91 feet; thence South 61°55'20" West, continuing along said southerly right of way line, a distance of 137.48 feet to a point on the aforementioned northerly right of way line of N.W. 136th Street; thence South 89°30'17" West, along said northerly right of way line, a distance of 239.83 feet; thence North 05°07'44" East, continuing along said northerly right of way line, a distance of 15.07 feet; thence South 89°30'17" West, continuing along said northerly right of way line, a distance of 30.15 feet; thence South 05°07'44" West, continuing along said

northerly right of way line, a distance of 15.07 feet; thence South 89°30'17" West, continuing along said northerly right of way line, a distance of 436.87 feet to the point of beginning.

is hereby rezoned from AG-R to M2-2, all as shown outlined on a map marked Section 88-20A-1409, 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 rezoning hereinabove, all public notices and hearings required by the Zoning and Development Code have been given and had.

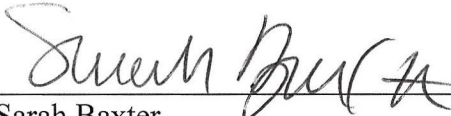
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I hereby certify that as required by Chapter 88, Code of Ordinances, the foregoing ordinance was duly advertised and public hearings were held.

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Joseph Rexwinkle, AICP  
Secretary, City Plan Commission

Approved as to form:



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Sarah Baxter  
Senior Associate City Attorney



Authenticated as Passed



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Quinton Lucas, Mayor

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Marilyn Sanders, City Clerk

SEP 28 2023

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Date Passed