P & Z Case 007-17
Schuber Mitchell Homes.
(P & Z Recommended Approval)

COUNCIL BILL NO. 2017-255 ORDINANCE NO.

AN ORDINANCE establishing grands and accepting the Plat of CEDAR POINT SUBDIVISION PLAT located Southwest Corner of South Even Avenue and West 26th Place, in the City of Joplin, Jasper County, Missouri.

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF JOPLIN, MISSOURI, as follows:

Section 1. That the grades in the Plat of CEDAR POINT SUBDIVISION located on the Southwest Corner of South Even Avenue and West 26th Place in the City of Joplin, Jasper County, Missouri be and the same are hereby fixed and established as follows:

A PARCEL OF LAND LYING IN THE SOUTHEAST QUARTER OF SECTION 18, TOWNSHIP 27 NORTH, RANGE 33 WEST, JASPER COUNTY, MISSOURI, BEING PART OF THE PARCEL DESCRIBED IN THE JASPER COUNTY, MISSOURI RECORDER'S OFFICE IN BOOK 2405, AT PAGE 34, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF CEDAR RIDGE SUBDIVISION PLAT 2, AS FOUND IN THE JASPER COUNTY, MISSOURI RECORDER'S OFFICE IN PLAT BOOK 18, AT PAGE 32; THENCE ALONG THE WEST LINE OF SAID SUBDIVISION THE FOLLOWING THREE COURSES, SOUTH 01°57'08" WEST, 175.00 FEET; THENCE SOUTH 88°30'54" EAST, 30.00 FEET; THENCE SOUTH 01°57'08" WEST, 725.00 FEET TO THE NORTHEAST CORNER OF CEDAR RIDGE PLAT 6, PHASE 1; THENCE ALONG THE NORTH LINE OF SAID SUBDIVISION, NORTH 88°30'54" WEST, 688.75 FEET; THENCE LEAVING THE NORTH LINE OF SAID SUBDIVISION, NORTH 1°14’51” EAST, 124.73 FEET; THENCE 20.58 FEET ON A CURVE TO THE RIGHT WITH A RADIUS OF 2766.80 FEET, HAVING A CHORD BEARING SOUTH 89°08’00” EAST, 20.58 FEET; THENCE NORTH 1°14’51” EAST, 183.05 FEET; THENCE NORTH 88°31’40” WEST, 73.41 FEET; THENCE NORTH 1°14’51” EAST, 592.00 FEET TO A POINT ON THE NORTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 18; THENCE ALONG SAID NORTH LINE, SOUTH 88°30’54” EAST, 722.65 FEET TO THE POINT OF BEGINNING. ALL LYING IN THE SOUTHEAST QUARTER OF SECTION 18, TOWNSHIP 27 NORTH, RANGE 33 WEST, JASPER COUNTY, MISSOURI. CONTAINING 14.86 ACRES, MORE OR LESS. BEARINGS BASED ON GRID NORTH OF THE MISSOURI COORDINATE SYSTEM OF 1983, WEST ZONE. SUBJECT TO ALL EASEMENTS, COVENANTS, RESTRICTIONS AND RESERVATIONS OF RECORD.

Section 2. That said plat, having been filed showing that the lots have been staked out and platted and the streets and alleys have been dedicated to the public for public use, and that the proper levels have been run and the grades established for said addition, is hereby accepted by the City of Joplin, Jasper County, Missouri, and according to the statues of the State of Missouri.

Section 3. That the City Clerk is hereby authorized and directed to endorse upon such

plat the approval of the Council under her hand and the Seal of the City of Joplin, Missouri.

PASSED BY THE COUNCIL OF THE CITY OF JOPLIN, MISSOURI, this _____ day of _____, 2017, by a vote of _____.

_____

ATTEST: Michael L. Seibert, Mayor

_____

Barbara L. Hogelin, City Clerk

APPROVED AS TO FORM:

_____

Peter C. Edwards, City Attorney