P & Z Case 042-20
City of Joplin
(P & Z Recommended Approval)

COUNCIL BILL NO. 2020-280 ORDINANCE NO.

AN ORDINANCE amending Ordinance No. 2004-256, passed by the Council of the City of Joplin, Missouri, November 15, 2004, by removing from District R-1 and including in District R-1-HP property as described below and known as Osborne Cemetery, City of Joplin, Newton County, Missouri.

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

Section 1. Having referred the subject matter of this ordinance to the City Planning and Zoning Commission and having given at least fifteen days' notice of time and place of hearing on same by publication in the Joplin Globe, Ordinance No. 2004-256 is hereby amended by the following described property and including in District R-1-HP:

That part of the Northeast Quarter of Section 21, Township 27, Range 33, Newton County, Missouri, lying South of 32nd Street and West of McClelland Boulevard. EXCEPT All of a tract of land located in the Northeast Quarter of Section 21, Township 27 North, Range 33 West, Newton County, Missouri and described as follows: Beginning at the Northeast corner of Section 21, Township 27 North, Range 32 West, Newton County, Missouri; thence South 1°28'West along the East line of said Section 186.41 feet, more or less, to a point on the Northeast right of way line of proposed 32nd Street relocation; thence at an angle to the right of 118°55'30" (bearing North 59°36'30"West) a distance of 80.92 feet to a point on the Northeast right of way line of proposed 32nd Street relocation (100 feet Southeasterly from the Southeast right of way line of McClelland Boulevard); thence at an angle to the right of 39°56'30" (bearing North 19°40'West) a distance of 129.47 feet to a point on the Southeast right of way line of McClelland Boulevard and 150 feet Northeasterly from the center line of proposed 32nd Street relocation; thence at an angle to the right of 47°59'30" (bearing North 28°19'30"East) a distance of 26.58 feet to a point on the North line of said Section 21; thence at an angle to the right of 61°40'30" (bearing North 90°East) a distance of 105.5 feet, more or less to the point of beginning. AND EXCEPT Beginning at a point 634 feet East and 50 feet South of the Northwest corner of the Northeast Quarter of Section 21, Township 27 North, Range 33 West; thence East 870 feet parallel to the North line of said Northeast Quarter of said Section; thence South 500 feet parallel to the West line of said Northeast Quarter of said Section; thence West 870 feet, parallel to the North line of said Northeast Quarter of said Section; thence North 500 feet parallel to the West line of said Northeast Quarter of said Section to the point of beginning. All within the North Half of the Northeast Quarter of Section 21, Township 27 North, Range 33 West, Newton County, Missouri. AND EXCEPT A tract of land in the Northwest Quarter of the Northeast Quarter of Section 21, Township 27 North, Range 33 West, in the city of Joplin, Newton County, Missouri, being more particularly described as follows: Commencing at a 60d nail found at the North Quarter corner of Section 21, Township 27 North, Range 33 West, Newton County, Missouri; thence South 01°19'14"West 50.01 feet along the West line of the Northwest Quarter of the Northeast Quarter of said Section 21; thence East 25.01 feet to a 5/8 inch iron pin set at the intersection of the South right of way line of 32nd Street and the East right of way line of Oliver Avenue, for the true point of beginning; thence East 300.00 feet along the South right of way line of 32nd Street to a 5/8 inch iron pin set at the Northeast corner of the tract; thence South 01°19'14"West 300.00 feet to a 5/8 inch iron pin set at the Southeast corner of the tract; thence West 300.00 feet to a 5/8 inch iron pin set at the Southwest corner of the tract and the East right of way line of Oliver Avenue; thence North 01°19'14"East 300.00 feet along the East right of way line of Oliver Avenue to

the true point of beginning. AND EXCEPT A tract of land located in the Northeast Quarter of Section 21, Township 27, Range 33, in the city of Joplin, Newton County, Missouri and described as follows: Commencing at the Northwest corner of the Northwest Quarter of said Northeast Quarter; thence South 01°42'35"West along the West line of said Northeast Quarter, a distance of 50.01 feet; thence South 89°36'28"East and parallel with the North line of said Northeast Quarter a distance of 1504.01 feet to the point of beginning of the tract to be described; thence continuing South 89°36'28"East and parallel with said North line a distance of 377.53 feet; thence on a curve to the right having a radius of 905.37 feet, a chord bearing of South 79°12'25"East a chord distance of 326.26 feet, an arc distance of 328.06 feet, thence South 06°25'38"East a distance of 121.77 feet to a point on the West right of way line of McClelland Boulevard; thence on a curve to the right, along said West right of way line, having a distance of 1292.44 feet, a chord bearing of South 46°56'48"West a chord distance of 179.41 feet, an arc distance of 179.56 feet; thence continuing along said West right of way line South 50°47'10"West a distance of 111.62 feet; thence continuing along said West right of way line on a curve to the left having a radius of 624.78 feet, a chord bearing of South 26°59'20"West, a chord distance of 504.89 feet, an arc distance of 519.75 feet; thence North 89°36'28"West and parallel with said North line of the Northeast Quarter, a distance of 444.92 feet; thence North 00°23'33"East a distance of 29.00 feet; thence North 89°36'28"West and parallel with said North line of the Northeast Quarter, a distance of 244.00 feet; thence North 01°42'35"East and parallel with the West line of said Northeast Quarter, a distance of 297.02 feet; thence South 89°36'28"East and parallel with said North line of the Northeast Quarter, a distance of 400.00 feet; thence North 01°42'35"East and parallel with the West line of said Northeast Quarter, a distance of 500.00 feet to the point of beginning. AND EXCEPT Part of the Northeast Quarter of Section 21, Township 27, Range 33, city of Joplin, Newton County, Missouri, described as: Commencing at the Northwest corner of the Northeast Quarter of said Section 21; thence South 01°42'35"West along the West line of said Northeast Quarter 50.01 feet; thence South 89°36'28"East and parallel with the North line of said Northeast Quarter 534.01 feet to the true point of beginning; thence continuing South 89°36'28"East 100.00 feet; thence South 00°41'30"West 500.00 feet; thence North 89°36'28"West 100.00 feet; thence North 00°41'30"East 500.00 feet to the true point of beginning. AND EXCEPT Part of the Northeast Quarter of Section 21, Township 27, Range 33, city of Joplin, Newton County, Missouri, described as: Commencing at the Northwest corner of the Northeast Quarter of said Section 21; thence South 01°42'35"West along the West line of said Northeast Quarter 50.01 feet; thence South 89°36'28"East and parallel with the North line of said Northeast Quarter 1404.01 feet to the true point of beginning; thence continuing South 89°36'28"East 100.00 feet; thence South 00°41'30"West 500.00 feet; thence North 89°36'28"West 100.00 feet; thence North 00°41'30"East 500.00 feet to the true point of beginning. AND EXCEPT Commencing at the Northwest corner of the Northeast Quarter of Section 21, Township 27, Range 33, in the city of Joplin, Newton County, Missouri, thence South 89°36'28"East 325.0 feet along the North line of said Section; thence South 01°42'35"West 60.0 feet to the point of beginning; thence South 89°36'28"East 209.0 feet; thence South 01°42'35"West 290.0 feet; thence North 89°36'28"West 209.0 feet; thence North 01°42'35"East 290.0 feet to the point of beginning. AND EXCEPT Commencing at the Northwest corner of the Northeast Quarter of Section 21, Township 27, Range 33, in the city of Joplin, Newton County, Missouri, thence South 01°42'35"West along the West line of the Northeast Quarter of said Section 50.01 feet; thence South 89°36'28"East and parallel with the North line of said section 1504.01 feet to a point on the South right of way of West 32nd Street; thence South 01°42'35"West 500.00 feet; thence North 89°36'28"West 400.00 feet to the point of beginning; thence South 01°42'35"West 297.00 feet; thence North 89°36'28"West 586.67 feet; thence North 01°42'35"East 297.00 feet; thence South 89°36'28"East 586.67 feet to the point of beginning. AND EXCEPT A portion of the Northeast Quarter of Section 21, Township 27 North, Range 33 West, in the city of Joplin, Newton County, Missouri, described as follows: Commencing at the Northwest corner of the Northeast Quarter of Section 21, Township 27 North, Range 33 West, in the city of Joplin, Newton County, Missouri; thence South 01°42'35"West along the West line of the Northeast Quarter of said section 50.01 feet; thence South 89°36'28"East and parallel with the North line of said section 1504.01 feet to a point on the South right of way of West 32nd Street; thence South 01°42'35"West 500.00 feet; thence North 89°36'28"West 986.67 feet to the point of beginning; thence South 01°42'35"West 297.00 feet; thence North 89°36'28"West 517.34 feet; thence North

01°42'35"East 500 feet; thence South 89°36'28"East 517.34 feet; thence South 01°42'35"West 203 feet to the point of beginning.

Section 2. That the City Clerk is hereby ordered to file this ordinance with the Zoning District Map maintained in her office and to note the changes herein provided thereon.

PASSED BY THE COUNCIL OF THE CITY OF JOPLIN, MISSOURI, this the _____ day of_____, 2020, by a vote of _____.

_____
Ryan D. Stanley, Mayor

ATTEST:

_____
Barbara J. Gollhofer, City Clerk

APPROVED AS TO FORM:

_____
Peter C. Edwards, City Attorney