

BILL NO. _____

ORDINANCE NO. _____

AN ORDINANCE AMENDING A CONDITIONAL USE PERMIT FOR LAND USE 18.200 COMMUNITY UTILITY FACILITY IN A GB: GENERAL BUSINESS DISTRICT LOCATED AT 1705 MONTSERRAT PARK ROAD IN THE CITY OF WARRENSBURG, MISSOURI

WHEREAS, the Missouri American Water formerly known as Missouri Cities Water Company filed a request to amend a Conditional Use Permit for a community utility facility (Land Use 18.200) in a GB: General Business District at 1705 Montserrat Park Road. The property is legally described as follows:

All that part of the Southwest quarter of the Southwest quarter of Section 20, Township 46, Range 25, described as follows: Commencing at the Southwest corner thereof, thence East 468 feet along the South line of said 40 acre tract to a point, thence North 468 feet parallel with the West line of said 40 acre tract to a point, thence West 468 feet parallel with the South line of said 40 acre tract to a point in the West line thereof, thence South 468 feet along the West line of said 40 acre tract to the point of beginning, containing a square five (5) acre tract of land.

WHEREAS, public notice of the Planning and Zoning Commission's open public meeting to consider the request was given by letter to property owners within 300 feet of the subject tract on January 21, 2022 and

WHEREAS, the Planning and Zoning Commission, at its meeting on February 7, 2022, recommended the approval of amending the Conditional Use Permit with one condition; and

WHEREAS, public notice of the City Council's public hearing to consider the request to amend the Conditional Use Permit was given by publication in the Daily Star Journal on January 28, 2022; and

WHEREAS, the public hearing was held on February 14, 2022 by the City Council.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF WARRENSBURG AS FOLLOWS:

Section 1. Following the consideration of the public comments received on the proposed Conditional Use Permit and upon careful consideration of the evidence before the City Council, it is found and determined that the Conditional Use Permit requested would promote the health, safety, and general welfare of the citizens of the City.

Section 2. That a Conditional Use Permit for a community utility facility (Land Use 18.200) in a General Business District at 1705 Montserrat Park Road, described above, is hereby amended to allow the construction of an additional building with the following conditions:

- A. Staff is granted the authority to approve the final site plan and landscape plan.

Section 3: This ordinance shall be in full force and effect after passage by the City Council.

Read two times and passed by the City Council for the City of Warrensburg, Missouri, this ____ day of _____, 2022.

ATTEST:

Scott Holmberg, Mayor

Carey West, Deputy City Clerk