

(Published in the Topeka Metro News June 27, 2007)

ORDINANCE NO. 18909

AN ORDINANCE introduced by City Manager Norton N. Bonaparte, Jr. amending the "District Map" referred to and made a part of the Zoning Ordinances by Section 48-1.04 of the Code of the City of Topeka, by providing for certain changes in zoning on property located north of SW Huntoon Street and east of SW Kingsrow Road (proposed) in the City of Topeka, Kansas from "O&I-1" Office and Institutional District **TO** "PUD" Planned Unit Development District (RA-1, M-1a, O&I-1 and C-2 use groups). **(PUD07/1) (Council District No. 9)**

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF TOPEKA, KANSAS:

Section 1. That the "District Map" referred to and made a part of the Zoning Ordinances by Section 48-1.04 of the Code of the City of Topeka, be, and the same is hereby amended, by reclassifying the following described property:

A TRACT OF LAND IN THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 11 SOUTH, RANGE 15 EAST OF THE SIXTH PRINCIPAL MERIDIAN, IN SHAWNEE COUNTY, KANSAS, DESCRIBED AS FOLLOWS:

COMMENCE AT THE SOUTHWEST QUARTER OF SAID SOUTHEAST QUARTER; THENCE ON AN ASSUMED NORTH AZIMUTH OF 357 DEGREES 42 MINUTES 39 SECONDS, 663.20 FEET ALONG THE WEST LINE OF SAID SOUTHEAST QUARTER TO THE NORTH LINE OF JULES RIDGE, ACCORDING TO THE RECORDED PLAT THEREOF, AND THE POINT OF BEGINNING;; THENCE ON AZIMUTH 357 DEGREES 42 MINUTES 39 SECONDS, 463.01 FEET ALONG SAID WEST LINE TO A POINT 200.00 FEET FROM THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF SAID SOUTHEAST QUARTER; THENCE, PARALLEL WITH THE NORTH LINE OF SAID SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER, ON AZIMUTH 87 DEGREES 40 MINUTES 41 SECONDS, 344.35 FEET TO THE WEST RIGHT OF WAY LINE OF INTERSTATE HIGHWAY NO. 470; THENCE ON AZIMUTH 139 DEGREES 29 MINUTES 08 SECONDS, 461.18 FEET ALONG SAID RIGHT OF WAY LINE TO THE BOUNDARY OF SUMMIT EXECUTIVE PARK SUBDIVISION, ACCORDING TO THE RECORDED PLAT THEREOF; THENCE ON AZIMUTH 229 DEGREES 22 MINUTES 51 SECONDS, 484.08 FEET ALONG SAID BOUNDARY; THENCE ON AZIMUTH 177 DEGREES 42 MINUTES 27 SECONDS, 462.11 FEET ALONG SAID BOUNDARY TO THE SOUTH LINE OF SAID SOUTHEAST QUARTER; THENCE ON AZIMUTH 267 DEGREES 18 MINUTES 09 SECONDS, 175.00 FEET ALONG SAID SOUTH LINE TO THE EAST RIGHT OF WAY LINE OF SW KINGSROW ROAD, ACCORDING TO THE RECORDED PLAT OF SAID JULES RIDGE; THENCE ON AZIMUTH 357 DEGREES 42 MINUTES 39 SECONDS, 165.60 FEET ALONG SAID RIGHT OF WAY LINE TO THE BEGINNING OF A CURVE TO THE LEFT HAVING A RADIUS OF 537.50 FEET; THENCE NORTHERLY, 130.88 FEET ALONG SAID RIGHT OF WAY LINE AND CURVE WITH A CHORD WHICH BEARS ON AZIMUTH 350 DEGREES 44 MINUTES 06 SECONDS, 130.56 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT HAVING A RADIUS OF 462.50 FEET; THENCE

NORTHERLY, 112.62 FEET ALONG SAID RIGHT OF WAY LINE AND CURVE WITH A CHORD WHICH BEARS ON AZIMUTH 350 DEGREES 44 MINUTES 06 SECONDS, 112.34 FEET; THENCE ON AZIMUTH 357 DEGREES 42 MINUTES 39 SECONDS, 237.39 FEET ALONG SAID RIGHT OF WAY LINE TO THE BEGINNING OF A CURVE TO THE LEFT HAVING A RADIUS OF 362.50 FEET; THENCE NORTHERLY, 18.89 FEET ALONG SAID RIGHT OF WAY LINE AND CURVE WITH A CHORD WHICH BEARS ON AZIMUTH 356 DEGREES 13 MINUTES 04 SECONDS, 18.89 FEET; THENCE ON AZIMUTH 267 DEGREES 19 MINUTES 24 SECONDS, 45.01 FEET ALONG SAID RIGHT OF WAY LINE TO THE POINT OF BEGINNING.
THE ABOVE DESCRIBED TRACT CONTAINS 8.85 ACRES, MORE OR LESS.

from "O&I-1" Office and Institutional District **TO** "PUD" Planned Unit Development District (RA-1, M-1a, O&I-1 and C-2 use groups). **subject to:**

- 1. Use and development of the site in accordance with the recorded Master PUD Plan of Kansas Heritage Park.**

Section 2. This Ordinance Number shall be fixed upon the "District Map".

Section 3. All ordinances or parts of ordinances in conflict herewith are hereby repealed.

Section 4. This Ordinance shall take effect and be in force from and after its passage, approval and publication in the official city newspaper.

PASSED AND APPROVED by the Council of the City of Topeka, June 19, 2007.

William W. Bunten, Mayor

ATTEST:

Brenda Younger, City Clerk

To Be Codified _____

Not To Be Codified X