ORDINANCE NO. 18215

AN ORDINANCE introduced by Mayor James A. McClinton 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 on the northwest corner of SE 45th Street and SE Adams Street in the City of Topeka, Kansas from "R-1" Single Family Dwelling District TO "M-1a" Limited Multiple Family Dwelling District. (Z04/3) (Council District No. 5)

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 SE ¼ of Section 19, Township 12 South, Range 16 East of the 6th P.M., in Shawnee County, Kansas, being a part of a parcel of land as recorded in Book 2714, Page 7 in the Office of the Register of Deeds, described as follows: beginning at the SE corner of said SE ¼; first course, thence on a assumed bearing of north 89 degrees 52 minutes 28 seconds west, along the south line of said southeast ¼, a distance of 223.39 feet to the SW corner of said parcel; second course, thence north 00 degrees 32 minutes 10 seconds west, along the west line of said parcel, a distance of 195.00 feet to the NW corner of said parcel; third course, thence south 89 degrees 52 minutes 28 seconds east, along the north line of said parcel, a distance of 223.39 feet to a point on the east line of said SE ¼ and the NE corner of said parcel; fourth course, thence south 00 degrees 32 minutes 10 seconds east, along the east line of said SE ¼, a distance of 195.00 feet to the point of beginning said tract contains 1.00 acre, more or less, but is subject to .47 acres of existing controlled access road right of way over the south and east sides as described in Book 3710, Page 578 in the Office of the Register of Deeds, resulting in an unencumbered area of .53 acres, more or less.

from "R-1" Single Family Dwelling District TO "M-1a" Limited Multiple Family Dwelling District.

Section 2. That the "District Map" (Identification No. N-10) shall reflect the boundaries of this amendment as incorporated by this Ordinance. 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 All ordinances or parts of ordinances in conflict herewith are hereby repealed.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, April 13, 2004.

James A. McClinton, Mayor

ATTEST:

Iris E. Walker, City Clerk

To Be Codified __________
Not To Be Codified X

APPROVED AS TO FORM & LEGALITY
JAN 26 2004
CITY ATTORNEY'S OFFICE