

(Published in the Topeka Metro News August 20, 2018)

**ORDINANCE NO. 20134**

AN ORDINANCE introduced by City Manager Brent Trout, amending the “District Map” referred to and made a part of the Zoning Ordinances by Section 18.50.050 of the Topeka Municipal Code, by providing for certain changes in zoning on property located at the southwest intersection of SW Kirkclawn Road and SW 42<sup>nd</sup> Street from “I-1” Light Industrial District TO “PUD” Planned Unit Development District (I-1 use group) (PUD18/1) (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 18.50.050 of the Topeka Municipal Code (TMC), be, and the same is hereby amended, by reclassifying the following described property:

A TRACT OF LAND SITUATED IN THE SOUTHEAST QUARTER OF SECTION 24, TOWNSHIP 12 SOUTH, RANGE 15 EAST OF THE 6TH P.M., LOCATED IN BLOCK C OF THE REPLAT OF SEYMOUR SUBDIVISION IN TOPEKA, SHAWNEE COUNTY, KANSAS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SEYMOUR SUBDIVISION NO. 3; THENCE SOUTH 01 DEGREE 42 MINUTES 18 SECONDS EAST, COINCIDENT WITH THE WEST LINE OF SAID SUBDIVISION, A DISTANCE OF 1291.63 FEET TO THE SOUTH LINE OF SAID SOUTHEAST QUARTER, ALSO BEING THE SOUTH LINE OF BLOCK C IN THE REPLAT OF SEYMOUR SUBDIVISION; THENCE SOUTH 88 DEGREES 19 MINUTES 17 SECONDS WEST, COINCIDENT WITH SAID SOUTH LINE OF BLOCK C IN THE REPLAT OF SEYMOUR SUBDIVISION, A DISTANCE OF 707.90 FEET TO THE SOUTHWEST CORNER OF SAID SOUTHEAST QUARTER, ALSO BEING THE SW CORNER OF BLOCK C IN THE REPLAT OF SEYMOUR SUBDIVISION; THENCE NORTH 01 DEGREE 30 MINUTES 34 SECONDS WEST, COINCIDENT WITH THE WEST LINE OF SAID SOUTHEAST QUARTER, ALSO BEING THE WEST LINE OF BLOCK C IN THE REPLAT OF SEYMOUR SUBDIVISION, A DISTANCE OF 861.29 FEET TO THE SOUTHERLY RIGHT OF WAY LINE OF THE KANSAS TURNPIKE; THENCE NORTH 40 DEGREES 22 MINUTES 14 SECONDS EAST, COINCIDENT WITH SAID SOUTHERLY RIGHT OF WAY LINE, A DISTANCE OF 374.97 FEET; THENCE COINCIDENT WITH SAID SOUTHERLY RIGHT OF WAY LINE ON A SPIRAL CURVE TO THE RIGHT HAVING AN ARC LENGTH OF 6.90 FEET, A CHORD BEARING OF NORTH 40 DEGREES 33 MINUTES 15 SECONDS EAST AND A CHORD LENGTH OF 6.90 FEET; THENCE SOUTH 49 DEGREES 37 MINUTES 29 SECONDS EAST, COINCIDENT WITH SAID SOUTHERLY RIGHT OF WAY LINE, A DISTANCE OF 20.00 FEET; THENCE

NORTH 62 DEGREES 16 MINUTES 56 SECONDS EAST, COINCIDENT WITH SAID SOUTHERLY RIGHT OF WAY LINE, A DISTANCE OF 319.28 FEET; THENCE NORTH 01 DEGREE 20 MINUTES 56 SECONDS WEST, COINCIDENT WITH SAID SOUTHERLY RIGHT OF WAY LINE, A DISTANCE OF 20.00 FEET TO THE NORTH LINE OF BLOCK C IN THE REPLAT OF SEYMOUR SUBDIVISION; THENCE NORTH 88 DEGREES 18 MINUTES 36 SECONDS EAST, COINCIDENT WITH SAID NORTH LINE OF BLOCK C, A DISTANCE OF 147.15 FEET TO THE POINT OF BEGINNING. CONTAINING 18.59 ACRES, MORE OR LESS.

from “I-1” Light Industrial District TO “PUD” Planned Unit Development District (I-1 use group) subject to:

1. Use and development of the site in accordance with the Master Planned Unit Development Plan for Frito Lay ASRS Master PUD Plan.

Section 2. The Master PUD Plan for Frito Lay ASRS shall be recorded with the Shawnee County Register of Deeds in accordance with Section 18.190.060(b) of the Topeka Municipal Code (TMC). Following the recording of the Master PUD Plan and prior to building permit and/or land development on the site, site development plans shall be submitted for review and administrative approval by the Planning Director.

Section 3. This Ordinance Number shall be fixed upon the “District Map”.

Section 4. All ordinances or parts of ordinances in conflict herewith are hereby repealed.

Section 5. 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 Governing Body of the City of Topeka, August 14, 2018.

70

CITY OF TOPEKA, KANSAS

71

72

73

74

ATTEST:

75

76

77

78

---

Brenda Younger, City Clerk

---

Michelle De La Isla, Mayor