

1 Board Bill #264 Sponsored by: Alderwoman Phyllis Young

2 **AN ORDINANCE APPROVING AN AMENDMENT TO THE**
3 **BOUNDARIES OF THE ORPHEUM THEATRE COMMUNITY**
4 **IMPROVEMENT DISTRICT REMOVING THE PROPERTY AT 421 N.**
5 **8TH STREET (PARCEL NO. 01940000141) THEREFROM; MAKING**
6 **FINDINGS WITH RESPECT THERETO; AUTHORIZING CERTAIN**
7 **ACTIONS BY CITY OFFICIALS; AND CONTAINING A**
8 **SEVERABILITY CLAUSE.**

9 WHEREAS a letter has been received by the Mayor requesting removal of 421 N. 8TH
10 Street (the “Property”), the legal description of which is attached hereto as Exhibit A, from the
11 Orpheum Community Improvement District (“District”); and,

12 WHEREAS the board of the District has determined that it can meet all obligations
13 without the revenue generated on the Property proposed for removal from the District; and,

14 WHEREAS the board of the District has consented to the removal of the Property; and,

15 WHEREAS proper notice was given and a public hearing was held and all interested
16 parties given an opportunity to appear and be heard;

17 BE IT ORDAINED BY THE CITY OF ST. LOUIS AS FOLLOWS;

18 SECTION ONE. The Board of Alderman hereby adopts the foregoing recitals as
19 findings.

20 SECTION TWO. The removal of the Property from the District is hereby approved.

21 SECTION THREE. The Mayor and Comptroller and Assessor of the City and all other
22 officers, agents, representatives and employees of the City are hereby authorized to take any and
23 all actions as may be deemed necessary, desirable, convenient or proper to carry out and comply
24 with the intent of this Ordinance with regard to the removal of the Property from the District and
25 to execute and deliver for and on behalf of the City all certificates, instruments or other
26 documents as may be necessary, desirable, convenient or proper to carry out the matters.

27 SECTION FOUR. It is hereby declared to be the intention of the Board of Aldermen that
28 each and every part, section and subsection of this Ordinance shall be separate and severable
29 from each and every other part, section and subsection hereof and that the Board of Aldermen
30 intends to adopt each said part, section and subsection separately and independently of any other
31 part, section and subsection. In the event that any part, section or subsection of this Ordinance
32 shall be determined to be or to have been unlawful or unconstitutional, the remaining parts,
33 sections and subsections shall be and remain in full force and effect, unless the court making

1 such finding shall determine that the valid portions standing alone are incomplete and are
2 incapable of being executed in accord with the legislative intent.

3 SECTION FIVE. All ordinances or parts of ordinances in conflict with any provision of
4 this Ordinance are hereby repealed.

5 46451607

EXHIBIT A

LEGAL DESCRIPTION

North part Lot A of Mayfair Hotel Lot consolidated plat of a tract of land being all of City Block 194, City of St. Louis, Missouri, according to the plat thereof recorded in Plat Book 03192007, Page 0226 and Scrivener's Error recorded in Book 04132007, Page 0134 and described as:

A parcel of ground in Block 194 of the City of St. Louis, Missouri, being more particularly described as follows: beginning at the point of intersection of the Southern line of Mayfair Plaza, 50 feet wide, (formerly St. Charles Street) with the Western line of Eighth Street, 60 feet wide; thence North 75 degrees 05 minutes West 127.67 feet along the Southern line of said Mayfair Plaza, to the Eastern line of an alley, 15 feet wide, in said Block; thence South 17 degrees 41 minutes 15 seconds West 65.25 feet along the Eastern line of said alley, to the Southern line of property described in deed to Prestige Hotels, recorded in Book 129M, Page 1083, City of St. Louis Recorder's Office; thence South 73 degrees 41 minutes 30 seconds East 127.56 feet along the Southern line of said Prestige Hotels property, to the Western line of said Eighth Street; thence North 17 degrees 41 minutes 15 seconds East 68.35 feet along the Western line of said Eighth Street; to the Southern line of said Mayfair Plaza and the point of the beginning.

Also that portion of vacated alley running North and South vacated by Ordinance #67082, adjacent to the West line of the above described property.

Property Address: 421 North 8th Street, St. Louis, Missouri 63101