

BOARD BILL NO. 57 INTRODUCED BY ALDERWOMAN TAMMIKA HUBBARD

1 An Ordinance recommended by the Planning Commission on May 6, 2015, to
2 change the zoning of property as indicated on the District Map, from “D” Multiple-
3 Family Dwelling District to the “F” Neighborhood Commercial District, in City Block
4 645 (1714-16, 1718, 1720 and 1722 N. 13th Street), so as to include the described parcels
5 of land in City Block 645; and containing an emergency clause.

6 **BE IT ORDAINED BY THE CITY OF ST. LOUIS AS FOLLOWS:**

7 **SECTION ONE.** The zoning designation of certain real property located in City
8 Block 645 is hereby changed to the “F” Neighborhood Commercial District, real property
9 being particularly described and shown in Exhibit A as follows:

10 A TRACT OF LAND BEING LOTS 69 THRU 72 AND PART OF LOT 68 OF
11 RICHARD F. BARRETT’S AND OTHERS PLAT, A SUBDIVISION ACCORDING
12 TO PLAT BOOK 1 VOLUME 2 PAGE 95 (ALSO KNOWN AS BARRETT &
13 OTHERS ADDITION, ACCORDING TO PLAT BOOK X PAGE 82), BEING
14 PARCELS NO 6, 7 AND 8 OF THOSE PARCELS CONVEYED TO SUNSHINE
15 MINISTRIES ACCORDING TO BOOK 02092015 PAGE 0132 OF THE CITY OF ST.
16 LOUIS RECORDS, SITUATED IN CITY BLOCK 645, CITY OF ST. LOUIS,
17 MISSOURI AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

18 BEGINNING AT THE INTERSECTION OF THE EAST LINE OF 13TH
19 STREET, 60 FEET WIDE, WITH SOUTH LINE AN ALLEY, 20 FEET WIDE, SAID
20 POINT BEING THE NORTHWEST CORNER OF LOT 72 OF SAID BARRETT &
21 OTHERS ADDITION:

1 THENCE ALONG SAID SOUTH LINE, SOUTH 75 DEGREES 06 MINUTES
2 08 SECONDS EAST, 124.98 FEET TO THE WEST LINE OF SAID ALLEY, 20 FEET
3 WIDE, SAID POINT BEING THE NORTHEAST CORNER OF SAID LOT 72;

4 THENCE ALONG SAID WEST LINE, SOUTH 14 DEGREES 54 MINUTES 13
5 SECONDS WEST, 104.51 FEET TO THE NORTH LINE OF PARCEL 3 OF THOSE
6 PARCELS CONVEYED TO SUNSHINE MINISTRIES ACCORDING TO BOOK
7 01262015 PAGE 0048 OF THE CITY OF ST. LOUIS RECORDS;

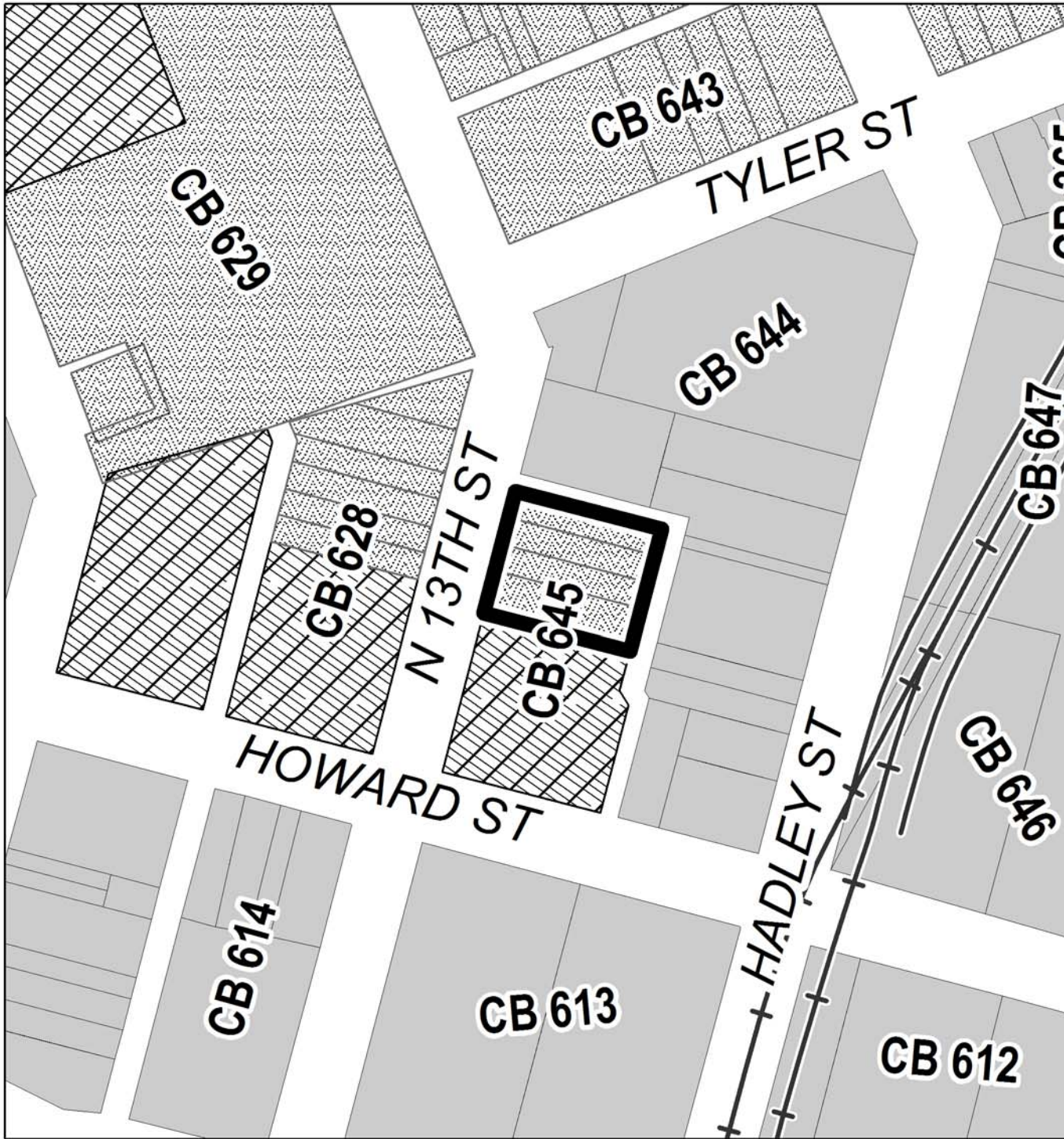
8 THENCE ALONG SAID NORTH LINE, NORTH 75 DEGREES 06 MINUTES
9 08 SECONDS WEST, 125.07 FEET TO THE EAST LINE OF 13TH STREET, AS
10 AFOREMENTIONED;

11 THENCE ALONG SAID EAST LINE, NORTH 14 DEGREES 57 MINUTES 30
12 SECONDS EAST, 104.51 FEET POINT OF BEGINNING.

13 THE ABOVE DESCRIBED TRACT OF LAND CONTAINING 13,066
14 SQUARE FEET IS BASED ON A BOUNDARY SURVEY EXECUTED BY COLE
15 AND ASSOCIATES, INC. DURING THE MONTHS OF NOVEMBER, 2014 AND
16 JANUARY, 2015 AND IS SUBJECT TO ALL EASEMENTS, RESTRICTIONS,
17 RESERVATIONS AND CONDITIONS OF RECORD, IF ANY.

18 **SECTION 2.** This ordinance being necessary for the preservation of the health,
19 safety and welfare shall take effect and be in full force immediately upon approval by the
20 Mayor of the City of St. Louis.

EXHIBIT A DISTRICT MAP



Current Zoning District

- | | |
|---|---|
|  A Single-Family Dwelling District |  G Local Commercial District |
|  B Two-Family Dwelling District |  H Area Commercial District |
|  C Multiple-Family Dwelling District |  I Central Business District |
|  D Multiple-Family Dwelling District |  J Industrial District |
|  E Multiple-Family Dwelling District |  K Unrestricted District |

 Rezoning
Rezoning from "D

PDA-047-