

ORDINANCE #69283
Board Bill No. 170

An Ordinance recommended by the Planning Commission on July 6, 2011, to change the zoning of property as indicated on the District Map, from "C" Multiple-Family Dwelling District to the "H" Area Commercial District, in City Block 5035 (3930 McPherson Avenue), so as to include the described parcel of land in City Block 5035; and containing an emergency clause.

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

SECTION ONE. The zoning designation of certain real property located in City Block 5035 is hereby changed to the "H" Area Commercial District, real property being particularly described and shown in Exhibit A as follows:

LAND DESCRIPTION-PARCEL 2-EXCEPTING ALLEY

A TRACT OF LAND BEING PART OF CITY BLOCK 5035 OF THE CITY OF ST. LOUIS, MISSOURI AND BEING MORE PARTICULARLY DESCRIBED AS

FOLLOWS:

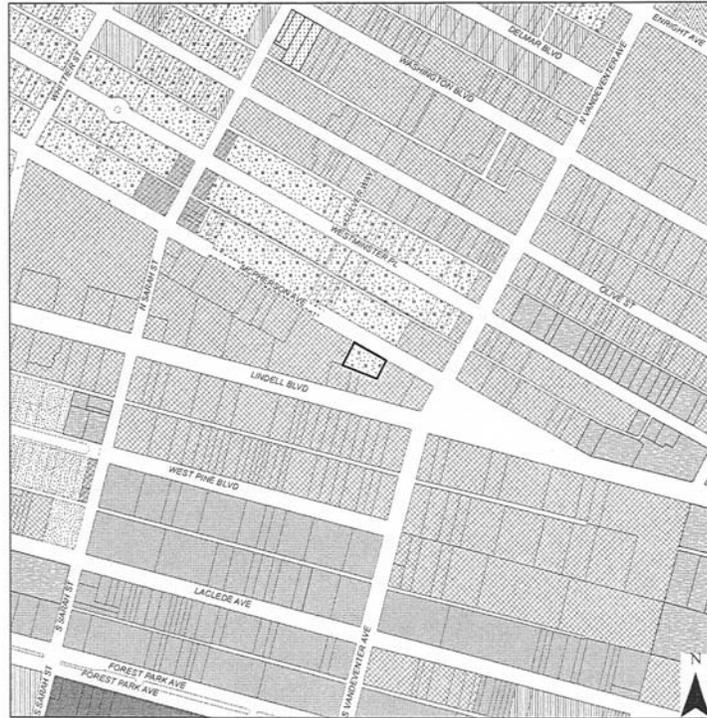
BEGINNING AT A POINT ON THE SOUTH LINE OF McPHERSON AVENUE, 80' WIDE, 266.33 FEET WEST OF THE WEST LINE OF VANDEVENTER AVENUE, 60 FEET WIDE, SAID POINT BEING ALSO ON THE WEST LINE OF AN ALLEY VACATED BY CITY ORDINANCE 59623; THENCE ALONG THE WEST

LINE OF SAID ALLEY, SOUTH 28 DEGREES 53 MINUTES 50 SECONDS WEST 93.15 FEET TO A POINT ON THE NORTH LINE OF SAID ALLEY; THENCE ALONG THE NORTH LINE OF SAID ALLEY NORTH 69 DEGREES 05 MINUTES 41 SECONDS WEST 170.32 FEET TO A POINT ON THE EAST LINE OF LOT A OF "3949 LINDELL BOULEVARD, A CONSOLIDATION PLAT" AS RECORDED IN BOOK 01032006 PAGE 0324 OF THE CITY OF ST. LOUIS RECORDS; THENCE ALONG THE EAST LINE OF LOT A OF SAID CONSOLIDATION PLAT, NORTH 28 DEGREES 53 MINUTES 51 SECONDS EAST 117.50 FEET TO A POINT ON THE SOUTH LINE OF McPHERSON AVENUE, 80' WIDE; THENCE ALONG THE SOUTH LINE OF McPHERSON AVENUE, SOUTH 60 DEGREES 52 MINUTES 34 SECONDS EAST 168.67 FEET TO THE POINT OF BEGINNING AND CONTAINING 17,765 SQUARE FEET.

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

69283

EXHIBIT A DISTRICT MAP



- | | | | | | |
|--|-------------------------------------|--|-------------------------------|---|---------------|
| | A Single-Family Dwelling District | | G Local Commercial District | | Rezoning Area |
| | B Two-Family Dwelling District | | H Area Commercial District | Rezoning from "C" to "H" | |
| | C Multiple-Family Dwelling District | | I Central Business District | PDA-045-11-REZ | |
| | D Multiple-Family Dwelling District | | J Industrial District |
CITY OF ST. LOUIS
PLANNING & URBAN
DESIGN AGENCY
FRANCIS G. BLAIR MAPS | |
| | E Multiple-Family Dwelling District | | K Unrestricted District | | |
| | F Neighborhood Commercial District | | L Jefferson Memorial District | | |

Approved: November 8, 2012