

1 AN ORDINANCE AMENDING ORDINANCE NO. 66983 BY
2 CHANGING THE BOUNDARY OF THE PARK EAST LOFTS
3 PLANNED UNIT DEVELOPMENT DISTRICT APPROVED BY
4 SAID ORDINANCE BY ADDING APPROXIMATELY 475
5 SQUARE FEET TO SAID PLANNED UNIT DEVELOPMENT
6 DISTRICT:

7 **WHEREAS**, on February 16, 2006 the City of St. Louis approved the Park East Lofts
8 Planned Unit Development District containing over 39,000 square feet in area; and,

9 **WHEREAS**, it has been determined that an additional amount of area containing
10 approximately 475 square feet is needed for the project contemplated to be developed in the
11 Planned Unit Development District; and,

12 **WHEREAS**, the inclusion of the additional space is in the best interest of the City
13 and will not be a detriment to neighboring properties;

14 **NOW THEREFORE, BE IS RESOLVED BY THE CITY OF ST. LOUIS AS**
15 **FOLLOWS:**

16 **SECTION ONE.** Finding of Fact. The Board of Aldermen of the City of St. Louis
17 hereby find and determine that the addition to the Park East Lofts Planned Unit Development
18 District as established by Ordinance No. 66983 of a tract of land in City Block 3884
19 measuring approximately 18.98 feet by 25 feet and more particularly described in Exhibit A
20 attached hereto, encourages appropriate development, is in the best interest of the City, and
21 meets the conditions set forth in Section 26.80.050 E. of the Revised Code of the City of
22 St. Louis.

1 **SECTION TWO. The Amendment of Park East Lofts Planned Unit Development.**

2 The boundaries of the Park East Lofts Planned Unit Development District as provided for in

3 Section Four of Ordinance 66983 is hereby amended to be and read as follows:

4 A tract of land lying in City Block 3884 of the City of St. Louis, Missouri and
5 being all of Lots 18 & 20 and part of Lot 16 of Dameron's Subdivision, a
6 subdivision filed for record in Plat Book 19, Page 124 of the Land Records of
7 said City of St. Louis; all of that portion of South Court vacated by Ordinance
8 No. 63607; all that portion of Buckingham Court vacated by Ordinance
9 No. 65478; and part of Buckingham Court, to be vacated and being more
10 particularly described as follows:

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12 Commencing at the intersection of the West right-of-way line of Euclid
13 Avenue, 60 feet wide and the North right-of-way line of Laclede Avenue, 80
14 feet wide, said intersection also being the Southeast corner of said City Block
15 3884 and Southeast corner of Lot 19 of said Dameron's Subdivision; thence
16 along West right-of-way line of Euclid Avenue and the East line of said
17 Lot 19, North 00 degrees 10 minutes 48 seconds West, a distance of 100.04
18 feet to the Southeast corner of said Lot 20, said corner also being the
19 Northeast corner of said Lot 19 and the TRUE POINT OF BEGINNING for
20 the herein described tract; thence along the common line between said Lots
21 19 and 20, the common line between said Lot 18 and Lot 17 of said
22 Dameron's Subdivision, the South line of that portion of South Court vacated
23 by Ordinance No. 63607 and said South line of said Lot 16, North 82 degrees
24 00 minutes 00 seconds West, a distance of 284.86 feet; thence leaving said
25 South line of Lot 16, North 08 degrees 00 minutes 00 seconds East, a distance
26 of 99.02 feet to the South right-of-way line of Buckingham Court, 50 feet
27 wide, also being the North line of said Lot 16; thence North 08 degrees 00
28 minutes 00 seconds East, a distance of 25.00 feet; thence South 82 degrees 00
29 minutes 00 seconds East, a distance of 18.98 feet; thence North 08 degrees 00
30 minutes 00 seconds East, a distance of 25.00 feet to the intersection of the
31 North right-of-way line of said Buckingham Court and the East Right-of-way
32 line of North Court, 44 feet wide; thence along said North right-of-way line of
33 Buckingham Court, vacated by said Ordinance No. 65478, South 82 degrees
34 00 minutes 00 seconds East, a distance of 244.46 feet to the intersection of
35 said North right-of-way line of said vacated Buckingham Court and said West
36 right-of-way line of Euclid Avenue; thence South 00 degrees 10 minutes 48
37 seconds East, a distance of 50.51 feet to the intersection of the South
38 right-of-way line of vacated Buckingham Court and said West right-of-way
39 line of Euclid Avenue, said intersection also being the Northeast corner of
40 said Lot 20; thence along the Easterly line of said Lot 20, also being the West
41 right-of-way line of said Euclid Avenue, South 00 degrees 10 minutes 48
42 seconds East, a distance of 100.04 feet to the point of beginning.

Date: May 5, 2006

Board Bill # 46

Page 2 of 3

Sponsor: Alderman Roddy

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Containing 0.927 Acres (40,380 Square Feet), according to a survey by J. R. Grimes Consulting Engineers, Inc.

SECTION THREE. All other terms and conditions contained in Ordinance 66983 are hereby reaffirmed and shall apply to all area within the amended boundary of the District.

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