

BY: Councilmember Hein
 FIRST READING: January 3, 2024
 SECOND READING: January 17, 2024

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF BRIDGETON, MISSOURI, (APPLICATION #23-PZ-20) ESTABLISHING A SPECIAL USE PERMIT FOR “PHYSICAL CULTURE ESTABLISHMENT” TO ALLOW A FITNESS CENTER LOCATED AT 12120 ST. CHARLES ROCK ROAD.

(PUSH FITNESS ENTERTAINMENT)

WHEREAS Push Fitness Entertainment has petitioned the City of Bridgeton to establish a Special Use Permit for “Physical culture establishment” to allow a fitness center located at 12120 St. Charles Rock Road; and

WHEREAS by report dated December 27, 2023, the Planning and Zoning Commission, following a Public Hearing, recommends approval of said Special Use Permit as represented by a site plan, dated received November 13, 2023; and

WHEREAS the City Council held a Public Hearing on January 3, 2024, and following said hearing made certain findings of fact and conclusions of law as to whether the proposed use would promote the health, safety, morals or general welfare of the people of the City of Bridgeton in accordance with and in the accomplishment of the Comprehensive Zoning Plan of the City, taking into consideration the effect of such use on traffic conditions, fire hazards, the character of the neighborhood, the general welfare of the community, and public utilities.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BRIDGETON, MISSOURI, AS FOLLOWS:

Section 1. A Special Use Permit is hereby granted to Push Fitness Entertainment located at 12120 St. Charles Rock Road, as provided in the Zoning Ordinance under Section 410.130.D.2.k, of the “B-2” Community Business District, as represented by a site plan, dated received November 13, 2023.

Section 2. The proposed use described on the above-referenced site plan would be located on the tract of land described as follows:

A tract of land being the composite of Lots 2-A and 3-A of the “Resubdivision of Lots 2 and 3 of

BILL NO. 6415

ORDINANCE NO. 24-04

Bridgeton Square,” according to the plat thereof recorded in Plat Book 167, Page 58 of the St. Louis County Records and Lot 4 of “Bridgeton Square,” according to the plat thereof recorded in Plat Book 135, Pages 24 and 25 of the St. Louis County Records, situated in U.S. Survey 336, Township 46 North, Range 5 East, in the City of Bridgeton, St. Louis County, Missouri, being more particularly described as follows:

Beginning at a point on the Southern Right of Way Line of Missouri State Highway 180 (also known as St. Charles Rock Road, 80 feet wide), at the Eastern Corner of Lot 4, as aforementioned, thence departing said Right of Way Line, along the Southeastern Line of Lot 4, South 51 degrees 41 minutes 51 seconds West, 500.06 feet to the Southern Corner thereof; thence North 31 degrees 52 minutes 07 seconds West, 314.05 feet to a point; thence North 09 degrees 02 minutes 07 seconds West, 382.58 feet to the Western Corner of Lot 3-A, as aforementioned; thence along the Northwestern Line of Lots 3-A and 2-A, North 52 degrees 02 minutes 20 seconds East, 239.91 feet to a point on the Southern Line of a tract of land conveyed to the State of Missouri, for the widening of Missouri State Highway 180, recorded in Deed Book 6328, Page 1022 of the St. Louis County Records; thence along said Southern Line, South 40 degrees 47 minutes 00 seconds East, 188.97 feet to a point; thence South 46 degrees 29 minutes 38 seconds East, 100.50 feet to a point on the Southern Right of Way Line of said highway, 80 feet wide; thence South 40 degrees 47 minutes 00 seconds East, 356.45 feet to the point of beginning, containing 6.035 acres, more or less.

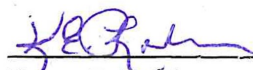
Section 3. This ordinance will be in full force and effect from and after its passage and approval.

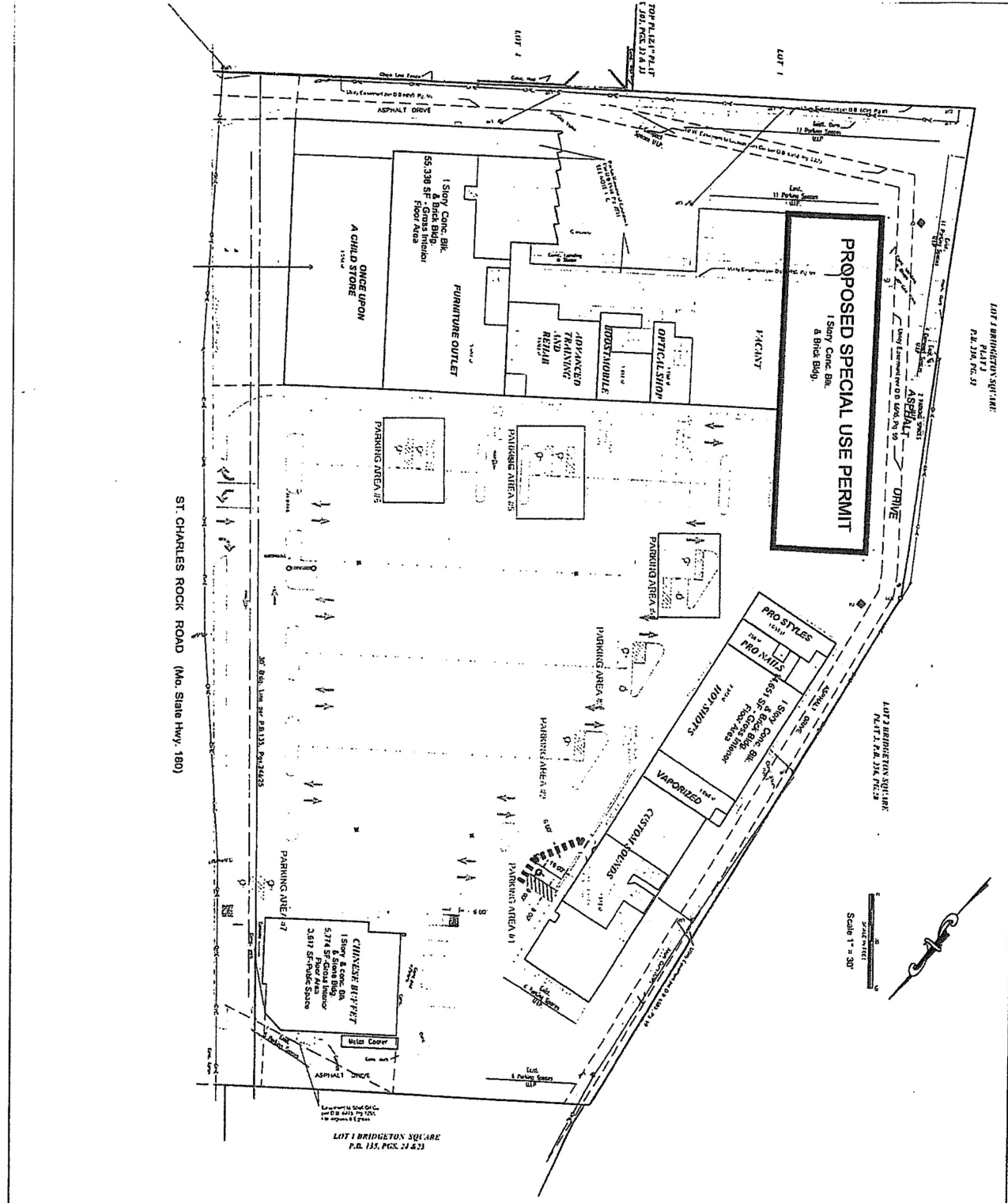
PASSED THIS 17th DAY OF JANUARY, 2024.

APPROVED THIS 17th DAY OF JANUARY, 2024.


Terry W. Briggs, Mayor

ATTEST:


Karen E. Robinson, MRCC-S/CMC
City Clerk



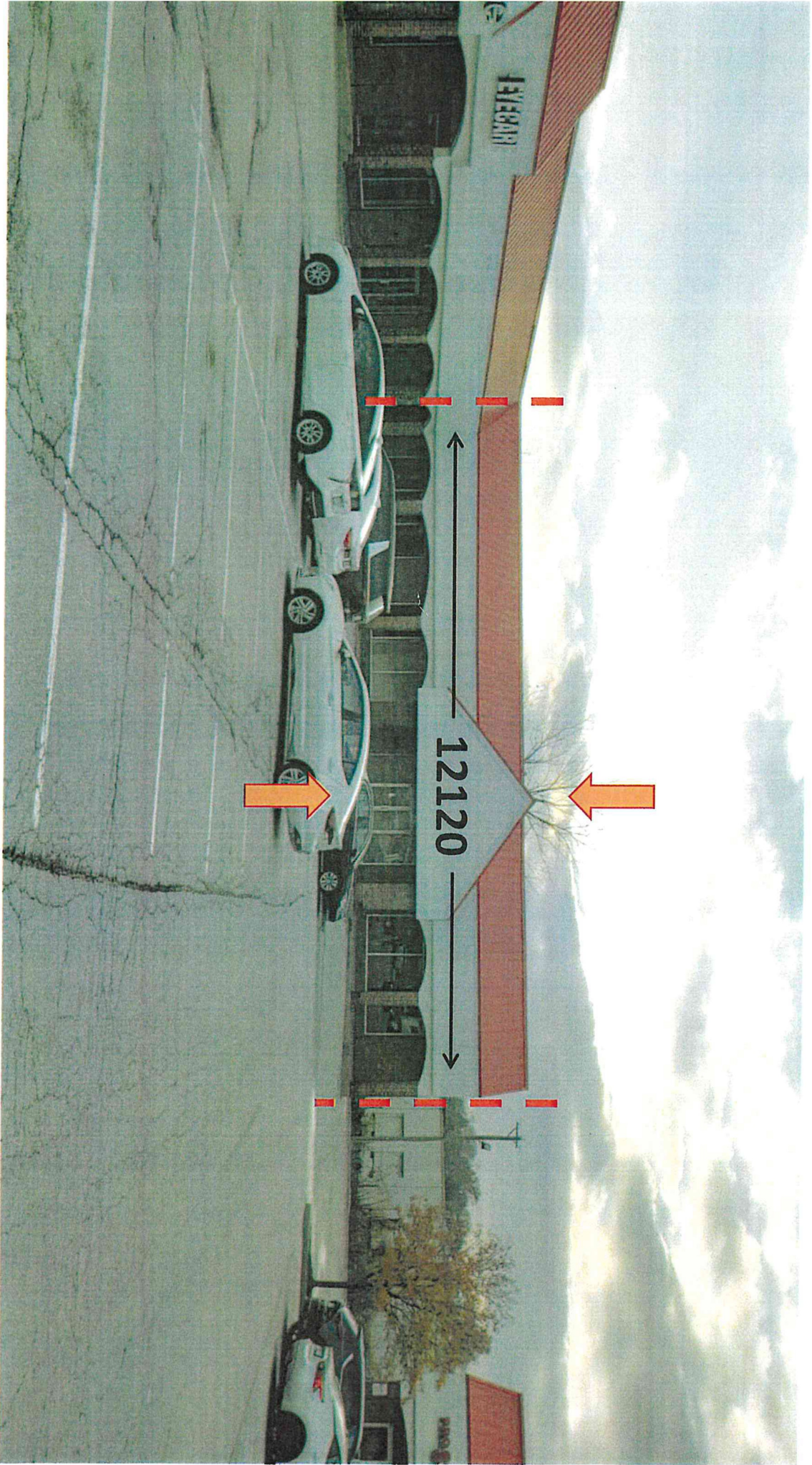
LOT 1 BRIDGETON SQUARE
 PLAT 1 P.A. 218 P.C. 21

LOT 2 BRIDGETON SQUARE
 PLAT 1 P.A. 218 P.C. 21

LOT 1 BRIDGETON SQUARE
 P.A. 155, P.C.S. 21 & 23

Scale 1" = 30'

CARAFIOL PLAZA P.O. Box 370 Chateaufort, Mo. 63006-0370 636-532-3919		Prepared by The Clayton Engineering Company, Inc. 6100 Jefferson St. Louis, Missouri 63112 314-433-2018 Project No. 94059.1	Date 06/23/2018 Sheet No. 1 of 1
CARAFIOL PROPERTIES P.O. Box 370 Chateaufort, Mo. 63006-0370 636-532-3919		Prepared by The Clayton Engineering Company, Inc. 6100 Jefferson St. Louis, Missouri 63112 314-433-2018 Project No. 94059.1	Date 06/23/2018 Sheet No. 1 of 1



EYEGAR

12120