

AN ORDINANCE TO REZONE PROPERTY LOCATED AT 905 AND 907 W. SCENIC RIVERS BLVD. FROM RESIDENTIAL TO COMMERCIAL.

WHEREAS, the Board of Aldermen of the City of Salem, Missouri has determined that it is in the best interest of the city and its residents to rezone certain property described herein from Residential (R1) to Commercial (C).

WHEREAS, a public hearing was held on August 6, 2024, following due notice as required by law, at which time all interested parties were given an opportunity to be heard on the proposed rezoning.

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF ALDERMEN OF THE CITY OF SALEM, MISSOURI, AS FOLLOWS:

Section 1.

The property subject to this rezoning is located at 905 and 907 W. Scenic Rivers, and is more particularly described as follows:

- A part of the West Half of the Northeast Quarter of Section 24, Township 34 North, Range 6 West described as follows: Commencing at the point of intersection of the west subdivision line of said West Half of the Northeast Quarter of said Section 24 and the south right-of-way line of State Highway Routes No. 32 and 72 as now located; thence South on said west subdivision line 150 feet to the point of beginning of the tract herein described; thence continuing South on said west subdivision line 110 feet; thence East 160 feet; thence North parallel with said west subdivision line 110 feet; thence West 160 feet to the point of beginning.
- ALSO:

A part of the West Half of the Northeast Quarter of Section 24, Township 34 North, Range 6 West described as follows: Beginning at the point of intersection of the west subdivision line of said West half of the Northeast Quarter of said Section 24 and the south right-of-way line of State Highway Routes No. 32 and 72 as now located; thence South on said west subdivision line 150 feet; thence East 160 feet; thence North parallel with said west subdivision line 150 feet more or less to the south right-of-way line of said state highway; thence West along said south right-of-way line of said highway 160 feet to the point of beginning.

- EXCEPT that part conveyed in Missouri Warranty Deed filed in Document No. 2009-455-Dent County Deed Records.
- EXCEPT that part conveyed in General Warranty Deed filed in Document No. 1999-2673 Dent County Deed Records.

Section 2.

The zoning classification of the property described above is hereby changed from Residential (R1) to Commercial (C).

Section 3.

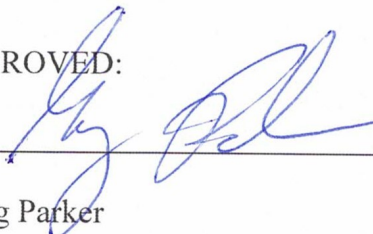
The Official Zoning Map of the City of Salem shall reflect the rezoning of the property as described in Section 1 of this Ordinance.

Section 4.

This ordinance shall be in full force and effect from and after its passage and approval.

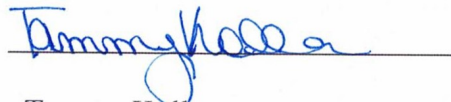
PASSED BY THE BOARD OF ALDERMEN OF THE CITY OF SALEM, MISSOURI AND APPROVED BY THE MAYOR THIS 13th DAY OF AUGUST 2024.

APPROVED:



Greg Parker
Mayor

ATTEST:



Tammy Koller
City Clerk

APPROVED AS TO FORM:



James K.
Weber City
Attorney