

BILL NO. 62-17

ORDINANCE NO. 2368

AN ORDINANCE ACCEPTING THE PLAT OF THE SUBDIVISION KNOWN AS "RUETHER ESTATES" FORMALLY KNOWN AS "RUETHER SUBDIVISION" BY THE CITY OF WARRENTON, MISSOURI

WHEREAS, on July 18, 2017 the Board of Aldermen of the City of Warrenton approved the record plat known as Ruether Subdivision with conditions.

WHEREAS, on August 3, 2017, Lewis-Bade Engineers requested a name change for "Ruether Subdivision" to "Ruether Estates" due to an already existing subdivision in Warren County with the same name and agree to the same conditions as previously stated.

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

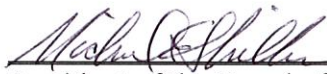
SECTION I. The plat attached hereto and made a part hereof to the land described therein, having been submitted to the Board of Aldermen for approval as a subdivision, is hereby approved and accepted by the City as a subdivision with the following required improvements pursuant Section 410.140 of the City Code: 1. a sidewalk easement to be added to the record plat for the entire length of the undivided original lot along Highway 47, and 2. applicant to install a sidewalk on Lot 1 along Highway 47 for public use; sidewalk will be completed within 90 days after Board approval of Subdivision plat.

SECTION II. The Mayor and City Clerk of the City of Warrenton are hereby directed to execute said Plat.

SECTION III. All ordinances or parts of ordinances in conflict with this Ordinance are hereby repealed.

SECTION IV. This Ordinance shall take effect and be in full force from and after the passage and approval thereof.

READ TWO TIMES AND PASSED by the Board of Aldermen of the City of Warrenton, Missouri, this 15th day of August, 2017.



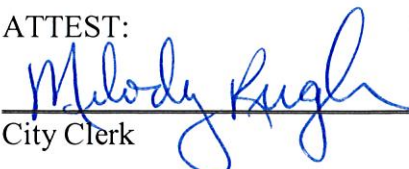
President of the Board of Aldermen

APPROVED BY THE MAYOR of the City of Warrenton, Missouri, this 15th day of August, 2017.



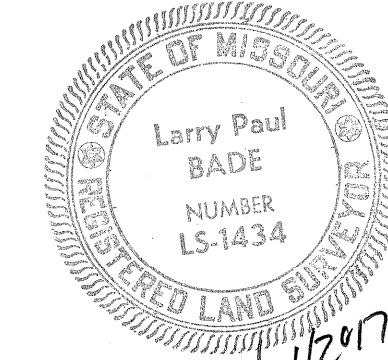
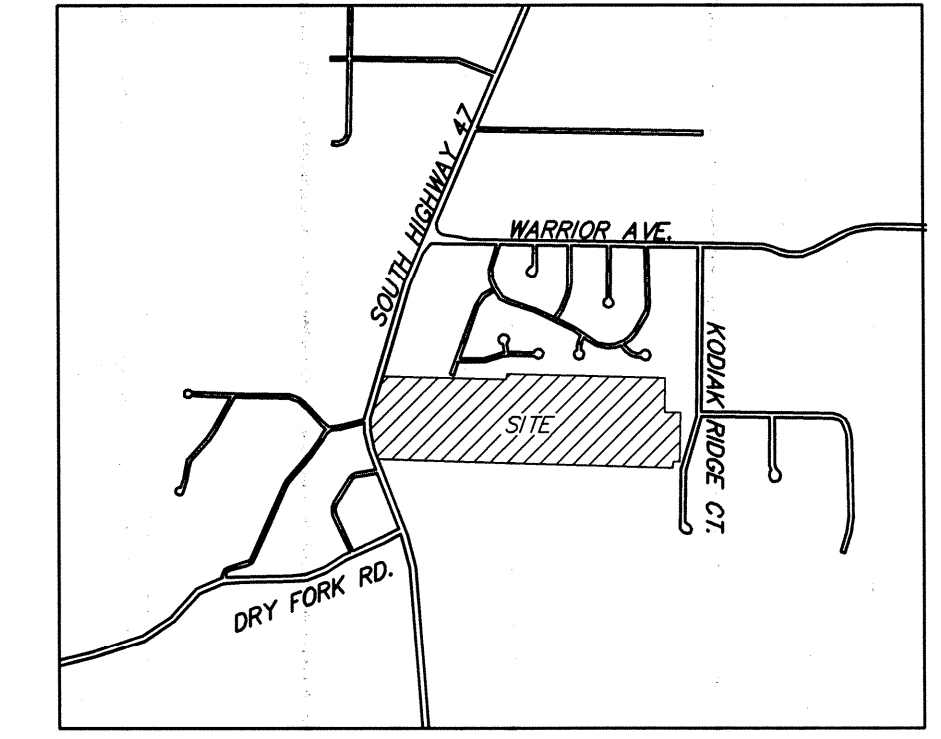
Mayor

ATTEST:



City Clerk

RUETHER ESTATES
SECTION 33, TOWNSHIP 47 NORTH, RANGE 2 WEST,
CITY OF WARRENTON, WARREN COUNTY, MISSOURI



08/14/2017

THIS IS TO CERTIFY that I, LARRY P. BADE, have made a survey and subdivision of a 36.19 acre tract of land being part of the South half of the Northwest Quarter and part of the North half of the Southwest Quarter of Section 33, Township 47 North, Range 2 West, City of Warrenton, Warren County, Missouri.

The results of said survey and subdivision are hereon correctly shown.
Surveyed: May 2017
By: *Larry P. Bade*
Larry P. Bade, P.L.S. #1434

Orville & Delores Ruether, husband and wife, the undersigned owners of the tract of land platted and described in the above Surveyor's Certificate, have caused the same to be surveyed and subdivided in the manner shown on this plat, which subdivision shall hereafter be known as "RUETHER ESTATES".

The easements shown on this plat, unless designated for other purposes, are hereby granted to the City of Warrenton (Missouri), the subdivision association (if any), Ameren, Century-Link, Charter, their successors and assigns, as their interest may appear for the purpose of construction, maintaining, accessing, and repairing of public utilities, water, sewers, drainage and detention facilities with the right of temporary use of adjacent ground not occupied by improvements for the excavation of and storage of materials during installation, repair or replacement of said utilities, sewers, drainage, and detention facilities.

This plat is subject to conditions, restrictions, easements, covenants and appurtenances filed with the Recorder of Deeds for Warren County, Missouri.

IN WITNESS WHEREOF, the undersigned party has executed these presents, on this 8th day of August, 2017

Orville Ruether *Delores Ruether*
Orville Ruether Delores Ruether

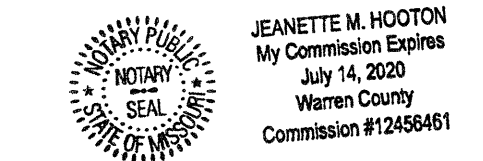
STATE OF MISSOURI)
) S.S.
COUNTY OF WARREN)

On this 8th day of August, 2017, before me personally appeared Orville & Delores Ruether, husband and wife, to me known to be the persons described in and who executed the foregoing instrument, and who being by me duly sworn, acknowledged that they executed the same as their free act and deed.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my Official Seal in the County and State aforesaid, on the day and year last above written.

My Commission Expires: 7-14-2020

By: *Jeanette M. Hooton*
Notary Public



201704858
RECORDED ON
08/16/2017 09:29:25AM
SLIDE/PAGE: E/61-62
PLAT FEE: 69.00
PAGES: 1

DEBORAH L. ENGMANN
RECORDER OF DEEDS
WARREN COUNTY, MO

Class of Survey - Rural
Parent Deed: Book 101 Page 446
Subject To: Easements of Record

RUETHER ESTATES
RECORD PLAT

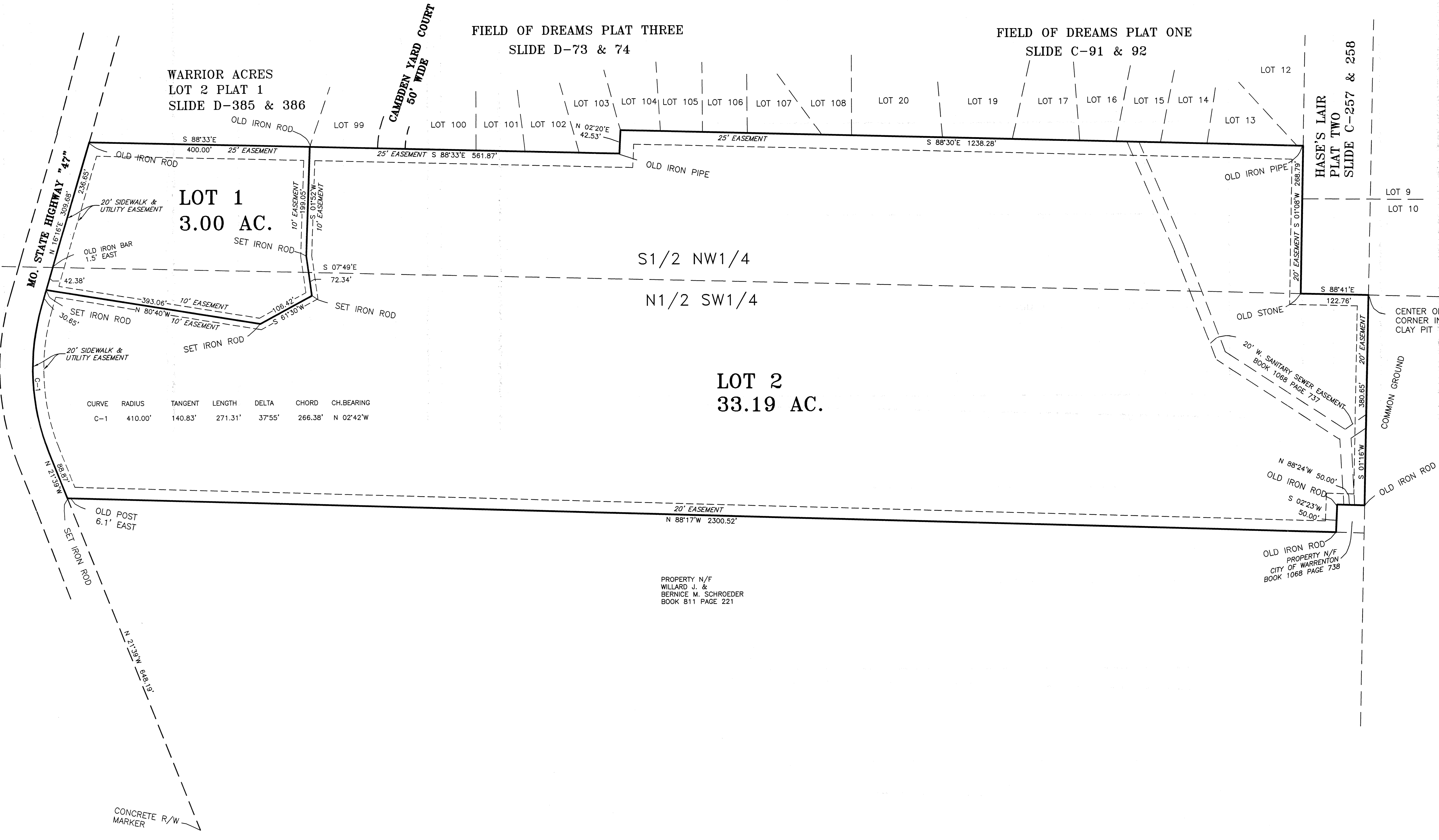
Lewis-Bade, Inc.
Professional Land Surveyors
and Professional Engineers
101 EAST WALTON WARRENTON, MO. 63383
PHONE (636) 456-2615 FAX (636) 456-7252

SURVEYED BY	DATE	REVISIONS
All Crews	May 3, 2017	
DRAWN BY:	CHECKED BY:	SCALE
Brandon	L.P.B.	1"=100'
		FILE
		17076



VRS-MODOT
GRID

0 100 200
SCALE: 1" = 100'



CURVE	RADIUS	TANGENT	LENGTH	DELTA	CHORD	CH.BEARING
C-1	410.00'	140.83'	271.31'	37°55'	266.38'	N 02°42'W

PROPERTY N/F
WILLARD J. &
BERNICE M. SCHROEDER
BOOK 811 PAGE 221

THIS PLAT is hereby approved by the City council of the City of Warrenton, Missouri, this 15th day of August, 2017.
Melody Rugh *Eric Schleuter*
Melody Rugh, City Clerk Eric Schleuter, Mayor

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