

AN ORDINANCE APPROVING THE FINAL PLAT FOR BOUNDARY ADJUSTMENT AT 1514 BELLEVUE AVENUE, COMBINING PART OF ADJACENT LOT 1, IN BLOCK 19 OF RICHMOND HEIGHTS, PLAT BOOK 3, PAGE 52 OF 7254 DELTA AVENUE IN THE CITY OF RICHMOND HEIGHTS, MISSOURI.

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WHEREAS, the Elaine Queathem, owner of 1514 Bellevue Avenue, is seeking a boundary adjustment to allow for additional parking on her property; and

WHEREAS, property owner at 7254 Delta Avenue, is willing seller of a portion of their adjacent land; a small strip 10' wide by 30' long, described as Part of Lot 1 in Block 19 of Richmond Heights, Plat Book 3, Page 52 to Elaine Queathem; and

WHEREAS, the City Council hereby deems Petitioner's application, the material furnished, and the Final Plat, as described in "EXHIBIT A" to be sufficient under applicable sections of the Zoning Ordinance.

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NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF RICHMOND HEIGHTS, MISSOURI, as follows:

SECTION 1. The Boundary Adjustment Plat submitted by the City of Richmond Heights, Missouri, being a boundary adjustment of the parcels of adjacent, contiguous property in Richmond Heights, Missouri, as particularly described below on Exhibit A for Lot 1 is hereby approved subject to the following condition:

Approval of the Final Boundary Adjustment Plat by the City Council shall be certified on the document to be filed for record over the signature of the Mayor, the Deputy City Clerk, and the seal of the City of Richmond Heights. The Final Boundary Adjustment Plat, endorsed with the approval of the City Council, together with a certified copy of the ordinance granting such approval shall be filed for record in the office of the St. Louis County Recorder of Deeds at the expense of the petitioner. Within ten (10) days after the recording of the Final Plat, the petitioner shall file with the Zoning Administrator a copy of such recorded Final Plat and ordinance, or the book and page number thereof, for the City's file.

**PROPERTY DESCRIPTION**

**METES AND BOUNDS DESCRIPTION**

**PART OF HAYNES/GONZALES PROPERTY TO QUEATHEM/SMITH**

A tract of land being the southwesterly part of the Northern 130 feet of Lot 1 in Block 19 of Richmond Heights, as per plat thereof recorded in Plat Book 3 Page 52 in the Office of the Recorder of Deeds for St. Louis County, Missouri, and said tract being more particularly described as follows:

Beginning at the southwesterly corner of said Northern 130 feet of Lot 1, on the easterly line of Bellevue Avenue, 60 feet wide; thence along said easterly line, North 10 degrees 32 minutes 44 seconds East 10.47 feet; thence leaving said easterly line, the following bearings and distances:  
South 80 degrees 29 minutes 31 seconds East 20.82 feet;  
South 67 degrees 19 minutes 10 seconds East 4.12 feet;  
South 79 degrees 01 minute 22 seconds East 5.65 feet;  
And South 09 degrees 01 minute 48 seconds West 8.83 feet to the southerly line of said Northern 130 feet of Lot 1; thence along said southerly line, North 81 degrees 31 minutes 15 seconds West 30.75 feet to the point of beginning, according to Survey No. 0218-40 executed by Topos Surveying Corp. in February, 2018.

SECTION 2. The Mayor and the City Clerk are authorized to endorse on the Final Plat described above in Section 1 the approval of the City Council and to affix thereto the seal of the City of Richmond Heights, Missouri.

SECTION 3. All ordinances or parts of ordinances inconsistent or in conflict herewith are hereby repealed.

SECTION 4. This ordinance shall take effect and be in full force on the thirty-first day following its passage and being signed as provided by law.

PASSED and SIGNED this 2nd day of April, 2018.

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JIM THOMSON  
MAYOR

ATTEST:

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PATRICIA S. VILLMER  
DEPUTY CITY CLERK

APPROVED AS TO FORM:

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KENNETH J. HEINZ  
CITY ATTORNEY

First reading: March 19, 2018  
Second reading: April 2, 2018

