

AN ORDINANCE APPROVING THE FINAL PLAT FOR BOUNDARY ADJUSTMENT OF LOT 28 OF RESUBDIVISION OF CHAFFORD WOODS, COMBINING A RECENTLY VACATED PIECE OF ADJACENT PROPERTY AT 87 CHAFFORD WOODS IN THE CITY OF RICHMOND HEIGHTS, MISSOURI.

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WHEREAS, Kimberly Kay Wendt, owner at 87 Chafford Woods, Richmond Heights, Missouri, is seeking a boundary adjustment; and

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

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 Kimberly Kay Wendt, 87 Chafford Woods, being a boundary adjustment of a parcel of adjacent, contiguous property in Richmond Heights, Missouri, as particularly described below and shown on the plat attached hereto as Exhibit A is hereby approved subject to the following condition:

- A) 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 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 subdivider 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

Lot 28 of Resubdivision of Chafford Woods, a subdivision according to the plat thereof recorded in Plat book 37, page 40 of the St. Louis County, Missouri Records, and a 25 foot wide strip being a part of Eager Road (50 feet wide), that has been vacated according to Ordinance No. 5187 of the Richmond Heights, Missouri records, being more particularly described as follows:

**Beginning** at a point on the Eastern right-of-way of Eager Road (25 feet wide) that runs north-south, said point also being the northwestern corner of Lot 28 of

Resubdivision of Chafford Woods; thence leaving said eastern right-of-way North 89 Degrees 56 minutes 00 seconds East, a distance of 130.05 feet to a point on the Western right-of-way of Chafford Woods Street (50 feet wide); thence proceeding along said Western right-of-way, along a non-radial arc to the right with a radius of 2,774.62 feet, an arc length of 85.44 feet, a central angle of 01 degrees 45 minutes 52 seconds, the chord of which bears South 05 Degrees 46 minutes 32 seconds west, a distance of 85.44 feet to a point on the centerline of Eager Road (50 feet wide); thence proceeding along the centerline of said Eager Road (50 feet wide) that runs east-west, South 89 Degrees 56 minutes 00 Seconds West, a distance of 123.69 feet to a point at the intersection of the centerline of the Eager Road (50 feet wide) that runs east-west, and the eastern right-of-way of a portion of Eager Road (25 feet wide) that runs north-south; thence along said eastern right-of-way of Eager Road (25 feet wide), North 01 degrees 30 minutes 00 seconds East, a distance of 85.03 feet to the point of beginning, containing 10,803 square feet more or less.

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 5th day of December, 2011.

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JAMES J. BECK  
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: November 21, 2011  
Second reading: December 5, 2011