

ORDINANCE #66313
Board Bill No. 25

An Ordinance recommended by the Planning Commission on April 7, 2004, to change the zoning of property as indicated on the District Map, to the "F" Neighborhood Commercial District, so as to include the described parcels of land in City Blocks 4791 and 4803; and containing an emergency clause.

BE IT ORDAINED BY THE CITY OF ST. LOUIS AS FOLLOWS:

SECTION ONE. The zoning designation of certain real property located in City Blocks 4791 and 4803 is hereby changed to the "F" Neighborhood Commercial District, real property being particularly described as follows:

Part of City Blocks 4791 and 4803 in U.S. Survey 2037, Township 45 North, Range 7 East, in the City of St. Louis, Missouri and described to wit:

Beginning at the intersection of the North line of a 15 foot wide alley and the West line of McCausland (width varies) Avenue (per Ordinance #46701): thence South 84 degrees 49 minutes 38 seconds West, along the North line of said alley a distance of 133.47 feet to the West line of Old McCausland (30 feet wide) Avenue; thence South 08 degrees 10 minutes 25 seconds West a distance of 143.07 feet to the North line of Southwest (60 feet wide) Avenue; thence along said North line, South 84 degrees 57 minutes 11 seconds West a distance of 226.28 feet; thence North 08 degrees 10 minutes 14 seconds East a distance of 74.39 feet to the Southeast line of a tract of land conveyed to the Missouri Pacific Railroad Company; thence Northeasterly, along said Southeast line, North 44 degrees 33 minutes East a distance of 371.42 feet; thence South 08 degrees 10 minutes 25 seconds West a distance of 19.25 feet; to the centerline of Magnolia (60' wide) now vacated; thence North 84 degrees 57 minutes 03 seconds East a distance of 110.53 feet to the Western line of McCausland Avenue; thence Southerly, along said Western line, along a curve to the right, which radius bears South 80 degrees 59 minutes 52 seconds West 500 feet, an arc distance of 156.02 feet to the point of beginning. And Containing: 63,173 SQUARE FEET MORE OR LESS.

SECTION TWO. This ordinance being necessary for the preservation of the health, safety and welfare shall take effect and be in full force immediately upon approval by the Mayor of the City of St. Louis.

Approved: July 12, 2004