

BOARD BILL NO. 98 INTRODUCED BY ALDERMAN MARLENE DAVIS

1 An Ordinance recommended by the Planning Commission on June 9, 2010, to
2 change the zoning of property as indicated on the District Map, from “F” Neighborhood
3 Commercial District and “J” Industrial District to the “C” Multiple-Family Dwelling
4 District, in City Blocks 2159, 2160, 2163 and 2164 (1201-03, 1101-03, 1105, 1109, 1111,
5 1113, 1115, 1117, 1121, 1123 & 1125 S. Compton and 3212-14, 3216H, 3218-22, 3226,
6 3228 & 3230 LaSalle Street, 3302, 3304, 3308, 3310, 3312-16, 3318, 3320, 3322, 3324,
7 3326, 3328, 3330, 3332 & 3334 LaSalle Street, and 3311 & 3313-33 Rutger), so as to
8 include the described parcels of land in City Blocks 2159, 2160, 2163 and 2164; and
9 containing an emergency clause.

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

11 **SECTION ONE.** The zoning designation of certain real property located in City
12 Blocks 2159, 2160, 2163 and 2164 is hereby changed to the “C” Multiple-Family
13 Dwelling District, real property being particularly described and shown in Exhibit A as
14 follows:

15 **DESCRIPTIONS OF PROPERTY TO BE RE-ZONED IN BLOCK 2159;**

16 A tract of land being all of Lots 1 through 10 inclusive in Block 2159 of the City
17 of St. Louis, together with the East half of a 15 feet wide North – South alley vacated per
18 Ordinance 67788 of the City of Saint Louis, Missouri, and being more particularly
19 described as follows;

20 Beginning at the Northeast corner of said Block 2159, being also the intersection
21 of the South Line of Hickory Street, 55 feet wide, with the West line of Compton
22 Avenue, 50 feet wide; thence along the West line of said Compton Avenue South 14

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Sponsor: Alderman Marlene Davis

1 degrees 47 minutes 08 seconds West a distance of 265.00 feet by record 264.48 feet by
2 survey to the North line of Rutger Street, 55 feet wide; thence along the North line of said
3 Rutger Street North 75 degrees 08 minutes 15 seconds West a distance of 135.50 feet by
4 record 135.70 feet by survey to the centerline of said 15 feet wide alley; thence along the
5 centerline of said alley North 14 degrees 47 minutes 08 seconds East a distance of 265.00
6 feet by record 264.48 feet by survey to the South line of said Hickory Street; thence along
7 the South line of said Hickory Street South 75 degrees 08 minutes 15 seconds East a
8 distance of 135.50 feet by record 135.70 feet by survey to the point of beginning,
9 containing 0.82 acres more or less.

10 DESCRIPTIONS OF PROPERTY TO BE RE-ZONED IN BLOCK 2160;

11 A tract of land being all of Lots 1 through 10 inclusive and Lots 18 through 24
12 inclusive in Block 2160 of the City of St. Louis, together with the East half of a 15 feet
13 wide North – South alley and together with the North half of an East – West alley vacated
14 per Ordinance 67788 of the City of Saint Louis, Missouri, and being more particularly
15 described as follows;

16 Beginning at the Northeast corner of said Block 2160, being also the intersection
17 of the South Line of LaSalle Street, 55 feet wide, with the West line of Compton Avenue,
18 50 feet wide; thence along the West line of said Compton Avenue South 14 degrees 47
19 minutes 08 seconds West a distance of 255.00 feet by record 254.49 feet by survey to the
20 North line of Hickory Street, 55 feet wide; thence along the North line of said Hickory
21 Street North 75 degrees 08 minutes 15 seconds West a distance of 135.50 feet by record
22 135.70 feet by survey to the centerline of said North South alley; thence along the
23 centerline of said North South alley North 14 degrees 47 minutes 08 seconds East a

1 distance of 127.24 feet to its intersection with the centerline of said East West alley;
2 thence along the centerline of said East West alley North 75 degrees 08 minutes 15
3 seconds West a distance of 212.98 feet to the East line of Virginia Avenue, 50 feet wide;
4 thence along the East line of said Virginia Avenue North 14 degrees 47 minutes 08
5 seconds East a distance of 127.50 feet by record 127.24 feet by survey to the South line
6 of said LaSalle Street; thence along the South line of LaSalle Street South 75 degrees 08
7 minutes 15 seconds East a distance of 348.12 feet by record 348.68 feet by survey to the
8 point of beginning, containing 1.41 acres more or less.

9 DESCRIPTIONS OF PROPERTY TO BE RE-ZONED IN BLOCK 2163;

10 A tract of land being all of Lots 1 through 13 inclusive in Block 2163 of the City
11 of St. Louis, together with the North half of a 12 feet wide East – West alley vacated per
12 Ordinance 67788 of the City of Saint Louis, Missouri, and being more particularly
13 described as follows;

14 Beginning at the Northeast corner of said Block 2163, being also the intersection
15 of the South Line of LaSalle Street, 55 feet wide, with the West line of Virginia Avenue,
16 50 feet wide; thence along the West line of said Virginia Avenue South 14 degrees 47
17 minutes 08 seconds West a distance of 127.50 feet by record 127.24 feet by survey to the
18 centerline of East – West alley; thence along the centerline of said alley North 75 degrees
19 08 minutes 15 seconds West a distance of 348.12 feet by record 348.70 feet by survey to
20 the East line of Ranken Avenue, 25 feet wide; thence along the East line of said Ranken
21 Avenue North 14 degrees 47 minutes 08 seconds East a distance of 127.50 feet by record
22 127.25 feet by survey to the South line of said LaSalle Street; thence along the South line
23 of South line of LaSalle Street South 75 degrees 08 minutes 15 seconds East a distance of

1 348.12 feet by record 348.70 feet by survey to the point of beginning, containing 1.02
2 acres more or less.

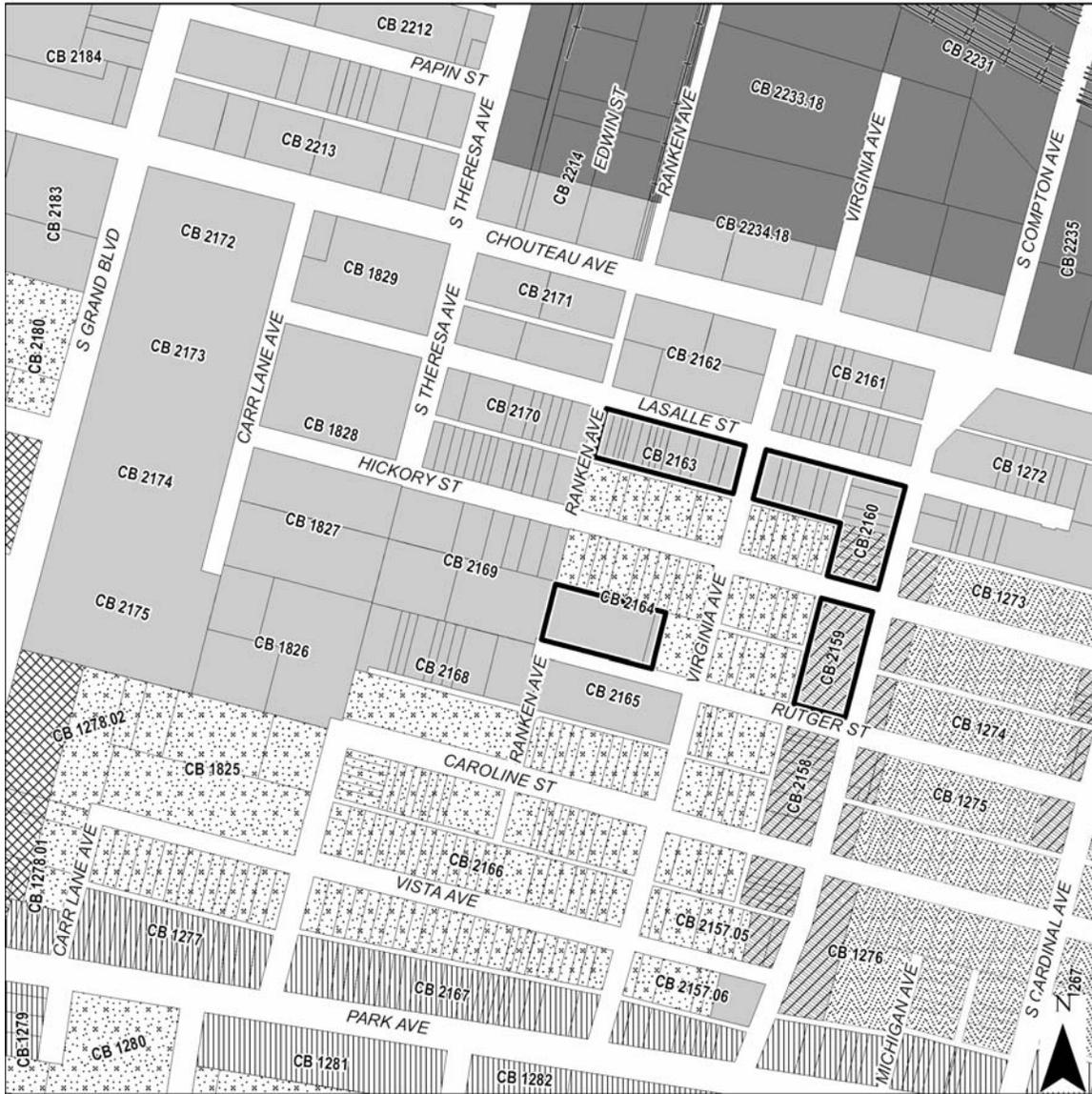
3 DESCRIPTIONS OF PROPERTY TO BE RE-ZONED IN BLOCK 2164;

4 A tract of land being all of Lots 14 through 23 inclusive in Block 2164 of the City
5 of St. Louis, together with part of the North half of a 12 feet wide East – West alley
6 vacated per Ordinance 67788 of the City of Saint Louis, Missouri together with part of
7 the East half of former Ranken Avenue, 25 feet wide, vacated per Ordinance 66583 and
8 being more particularly described as follows;

9 Beginning at the Southeast corner of said Lot 23 in said Block 2164, being on the
10 North line of Rutger Street, 55 feet wide and being also North 75 degrees 08 minutes 15
11 seconds West 85.00 feet by record 85.14 feet by survey from the Southeast corner of said
12 Block 2164: thence along the North line of Rutger Street North 75 degrees 08 minutes 15
13 seconds West a distance of 275.62 feet by record 276.06 feet by survey to the centerline
14 of said vacat4ed Ranken Avenue; thence along the centerline of said vacated Ranken
15 Avenue North 14 degrees 47 minutes 08 seconds East a distance of 132.50 feet by record
16 and 132.24 feet by survey to the centerline of said alley; thence along the centerline of
17 said East – West alley South 75 degrees 08 minutes 15 seconds East a distance of 275.62
18 feet by record 376.06 feet by survey to the intersection of the Northern prolongation of
19 the East line of said Lot 23 with the centerline of said alley; thence along said Northern
20 prolongation and along the East line of said Lot 23 South 14 degrees 47 minutes 08
21 seconds a West a distance of 132.50 feet by record and 132.24 feet by survey to the point
22 of beginning, containing 0.84 acres more or less.

1 **SECTION 2.** This ordinance being necessary for the preservation of the health,
2 safety and welfare shall take effect and be in full force immediately upon approval by the
3 Mayor of the City of St. Louis.

EXHIBIT A DISTRICT MAP



Current Zoning District

- | | |
|---|---|
|  A Single-Family Dwelling District |  G Local Commercial District |
|  B Two-Family Dwelling District |  H Area Commercial District |
|  C Multiple-Family Dwelling District |  I Central Business District |
|  D Multiple-Family Dwelling District |  J Industrial District |
|  E Multiple-Family Dwelling District |  K Unrestricted District |
|  F Neighborhood Commercial District |  L Jefferson Memorial District |

 Rezoning Area

Rezoning from
"F" or "J" to "C"

PDA-037-10-REZ



CITY OF ST. LOUIS
PLANNING & URBAN
DESIGN AGENCY
FRANCIS G. SLAY, Mayor