

(Published in the Topeka Metro News February 27, 2008)

**ORDINANCE NO. 19040**

**AN ORDINANCE** introduced by City Manager Norton N. Bonaparte, Jr. amending the "District Map" referred to and made a part of the Zoning Ordinances by Section 48-1.04 of the Code of the City of Topeka, by providing for certain changes in zoning on property located west of SW Arvon Place between SW Huntoon Street and SW 17<sup>th</sup> Street from "RR-1" Residential Reserve District **TO** "C-4" Commercial District. **(Z08/1)**  
**(Council District No. 8)**

**BE IT ORDAINED BY THE COUNCIL OF THE CITY OF TOPEKA, KANSAS:**

**Section 1.** That the "District Map" referred to and made a part of the Zoning Ordinances by Section 48-1.04 of the Code of the City of Topeka, be, and the same is hereby amended, by classifying the following described property:

**A tract of land in the NE ¼ of Section 5, Township 12 South, Range 15 East of the 6<sup>th</sup> P.M., in the City of Topeka, Shawnee County, Kansas described as follows:**

**Commencing at the SW corner of said NE ¼; thence north 89 degrees 41 minutes, 23 seconds east on an assumed bearing along the south line of said NE ¼ a distance of 342.81 feet; thence north 00 degrees 18 minutes 37 seconds west a distance of 821.08 feet along the west line of Lot 1, Block A, Shideler Plaza Subdivision and its extensions to the Point of Beginning; thence continuing north 00 degrees 18 minutes 37 seconds west for 611.08 feet to a point on the south line of Lot 1, Block A, West Hill Subdivision; thence south 88 degrees 02 minutes 24 seconds east along said south line a distance of 458.49 feet to the SE corner of said Lot 1; thence north 20 degrees 18 minutes 06 seconds east along the east line of said Lot 1 a distance of 857.74 feet; thence continuing along said east line, north 00 degrees 41 minutes 42 seconds west a distance of 307.48 feet to a point 75 feet south of the north line of said NE ¼; thence north 89 degrees 18 minutes 18 seconds east parallel and 75 feet south of said north line a distance of 382.46 feet; thence south 00 degrees 25 minutes 11 seconds east a distance of 47.04 feet; thence along a curve to the right having a radius of 847.50 feet, a chord which bears south 07 degrees 16 minutes 05 seconds west, 226.75 feet, an arc distance of 227.43 feet; thence south 13 degrees 46 minutes 30 seconds west a distance of 143.64 feet; thence along a curve to the right having a radius of 862.50 feet, a chord which bears south 31 degrees 18 minutes 58 seconds west, 203.52 feet an arc distance of 203.99 feet; thence south 38 degrees 05 minutes 30 seconds west a distance of 99.98 feet; thence along a curve to the left having a radius of 937.50 feet, a chord which bears south 18 degrees 53 minutes 27 seconds west, 616.66 feet, an arc distance of 628.35 feet; thence south 00 degrees 18 minutes 37 seconds east a distance of 50.14 feet; thence along a curve to the left having a radius of 937.50 feet, a chord which bears south 10 degrees 15 minutes 27 seconds east, 323.88 feet, an arc distance of 325.52 feet; thence south 20 degrees 12 minutes 16 seconds east a distance of 123.91 feet to the NE corner of said Lot 1, Block A, Shideler Plaza Subdivision; thence south 89 degrees 41 minutes 23 seconds west along said north line a distance of 252.18 feet; thence north 00 degrees 18 minutes 37 seconds west a distance of 25.00 feet; thence south 89 degrees 41 minutes 23 seconds west a distance of 550.00 feet to the Point of Beginning.**

**Said tract of land contains 781,445 square feet (17.94) acres of land more or less.**

from "RR-1" Residential Reserve District **TO** "C-4" Commercial District.

**Section 2.** This Ordinance Number shall be fixed upon the "District Map".

**Section 3.** All ordinances or parts of ordinances in conflict herewith are hereby repealed.

**Section 4.** This Ordinance shall take effect and be in force from and after its passage, approval and publication in the official city newspaper.

**PASSED AND APPROVED** by the Council of the City of Topeka, February 19, 2008.

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William W. Bunten, Mayor

ATTEST:

\_\_\_\_\_  
Brenda Younger, City Clerk

To Be Codified \_\_\_\_\_

Not To Be Codified   X