

(Published in the Topeka Metro News September 6, 2010)

ORDINANCE NO. 19465

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 18.50.050 of the Topeka Municipal Code (TMC), by providing for certain changes in zoning on property located approximately 500 feet east of SE California Avenue lying between SE 13th and SE 21st Streets from "M-1" Two Family Dwelling District **TO** PUD Planned Unit Development District ("M-1" use group). **(PUD10/6) (Council District No. 3)**

BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF TOPEKA, KANSAS:

Section 1. The "District Map" referred to and made a part of the Zoning Ordinances by TMC 18.50.050, be, and the same is hereby amended, by reclassifying the follow described property:

The East 795 feet of Lot 1, California Acres Shopping Center Subdivision, plus the west 96 feet of the east half of the north half of the north half of the southwest quarter of the southwest quarter Section 4, Township 12 south, Range 16 east of the 6th P.M., Shawnee County, Kansas.

from "M-1" Two Family Dwelling District **TO** "PUD" Planned Unit Development District ("M-1" use group). **Subject to:**

- 1. Use and compliance of the site in accordance with the recorded Master Planned Unit Development Plan for Echo Ridge.**

Section 2. The Master PUD Plan of for Echo Ridge shall be filed of record with the Shawnee County Register of Deeds in accordance with TMC 18.190.060(b). Following the recording of the Master PUD Plan and prior to any building and/or land development on the site, a site development plan shall be submitted for review and administrative approval by the Planning Director.

Section 3. This Ordinance shall take effect and be in force from and after its passage, approval and publication in the official city newspaper.

Section 4. This Ordinance Number shall be fixed upon the "District Map".

Section 5. All ordinances or parts of ordinances in conflict herewith are hereby repealed.

PASSED AND APPROVED by the Governing Body of the City of Topeka, August 31,
2010.

William W. Bunten, Mayor

ATTEST:

Brenda Younger, City Clerk

To Be Codified _____

Not To Be Codified X