

AN ORDINANCE OF THE CITY COUNCIL APPROVING THE FINAL PLAT OF THE LAKES AT SHUYLER RIDGE PHASE 4 SUBDIVISION

WHEREAS, the City of Republic, Missouri, (“City” or “Republic”) is a municipal corporation and Charter City located in Greene County, Missouri, being duly created, organized, and existing under the laws of the State of Missouri; and

WHEREAS, on or about January 5, 2005, the Lakes at Shuyler Ridge was approved as a Plot Assignment District in Greene County, which included the approval of a preliminary plat (PDD Development Plan) that generally conformed to the City’s requirements for preliminary platting; and

WHEREAS, on or about August 25, 2014, the City annexed the entirety of the Plot Assignment District known as the Lakes at Shuyler Ridge; and

WHEREAS, Shuyler Ridge LLC (“Applicant”) has submitted an application to the BUILDS Department for review and approval of the Final Plat of The Lakes at Shuyler Ridge Phase Four Subdivision (“Shuyler Ridge Phase Four”); and

WHEREAS, the BUILDS Department has reviewed the Applicant’s proposed Final Plat for Shuyler Ridge Phase Four, and has determined it substantially conforms to the requirements of the approved Development Plan, the requirements of applicable City Code provisions including, but not necessarily limited to, Chapter 410 Subdivision Regulations, Article 410-V Major Subdivision--Final Plat.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF REPUBLIC, MISSOURI, AS FOLLOWS:

- Section 1:** All conditions imposed by the Planning and Zoning Commission and the City Council relating to the acceptance and approval of the Final Plat of The Lakes at Shuyler Ridge Phase Four Subdivision have been met.
- Section 2:** The Final Plat of The Lakes at Shuyler Ridge Phase Four Subdivision, attached hereto as “Exhibit 1” and expressly incorporated as though fully set forth at length herein, is approved in all respects.
- Section 3:** Approval of The Lakes at Shuyler Ridge Phase Four is contingent upon the same being recorded within sixty (60) days after the approval certificate is signed and sealed under the hand of the City Clerk.
- Section 4:** Neither the construction of structures nor the sale of lots in The Lakes of Shuyler Ridge Phase Four shall commence until the Final Plat has been duly approved and recorded as required by law.
- Section 5:** The whereas clauses are hereby specifically incorporated herein by reference.
- Section 6:** The provisions of this Ordinance are severable and if any provision hereof is declared invalid, unconstitutional, or unenforceable, such determination shall not affect the validity of the remainder of this Ordinance.

Section 7: This Ordinance shall take effect and be in force from and after its passage as provided by law.

PASSED AND APPROVED at a regular meeting of the City Council of the City of Republic, Missouri, this _____ day of _____, 2024.

Eric Franklin, Mayor

Attest:

Laura Burbridge, City Clerk

Approved as to Form:



Megan McCullough, City Attorney

Final Passage and Vote: