

**AN ORDINANCE OF THE CITY COUNCIL APPROVING AMENDMENT OF THE ZONING CODE AND OFFICIAL MAP BY CHANGING THE CLASSIFICATION OF APPROXIMATELY 10.20 ACRES, LOCATED AT 7294 WEST FARM ROAD 144, FROM AGRICULTURAL (AG) TO HEAVY INDUSTRIAL (M-2)**

**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**, Springfield Rugby Football Club, Inc. (“Applicant”) submitted an application to the City’s BUILDS Department to rezone certain real property consisting of approximately 10.2 acres located at 7294 West Farm Road 144 in Republic, Missouri, from Agricultural (AG) to Heavy Manufacturing/Industrial (M-2); and

**WHEREAS**, the City submitted the application to the Planning and Zoning Commission and set a public hearing on the application for February 7, 2022; and

**WHEREAS**, a notice of the time and date of the public hearing on the application was given by publication on January 12, 2022, in the *Greene County Commonwealth*, a newspaper of general circulation in the City, such notice being at least fifteen (15) days before the date set for the public hearing; and

**WHEREAS**, the City gave notice of the public hearing on the application to the record owners of all properties within the area proposed to be rezoned and within 185 feet of the property proposed to be rezoned; and

**WHEREAS**, the public hearing on the application was conducted by the Planning and Zoning Commission on February 7, 2022, at which all interested persons and entities were afforded the opportunity to present evidence or statement on the application, after which the Commission rendered written findings of fact and submitted the same, together with its recommendations, to the Council; and

**WHEREAS**, the Planning and Zoning commission, by a vote of five (5) Ayes to zero (0) Nays, recommended the approval of such application for rezoning; and

**WHEREAS**, the application for rezoning and to amend the Zoning Code and Official Zoning Map was submitted to the City Council at its regular meeting on February 22, 2022, after which the City Council did proceed to vote to rezone such property and amend the Zoning Code accordingly.

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

**Section 1:** The Zoning Code and Official Zoning Map are hereby amended to reflect the rezoning of the real property tract consisting of approximately 10.20 acres located at 7294 West Farm Road 144 in Republic, Missouri, more fully described in the legal description herein below, from Agricultural (AG) to Heavy Manufacturing/Industrial (M-2).

COMMENCING AT THE NE CORNER OF THE SW ¼ OF SECTION 27, TOWNSHIP 29 NORTH, RANGE 23 WEST, IN GREENE COUNTY, MISSOURI; THENCE 89° 57' 08" W, 1272.46 FEET ALONG THE NORTH LINE OF SAID SW ¼ FOR A POINT OF BEGINNING; THENCE S 01° 19'

58" W, 809.41 FEET; THENCE N 89° 57' 08" E, 360.10 FEET; THENCE 00° 55' 47" W, 1188.00 FEET TO THE INTERSECTION WITH THE NORTH RIGHT-OF-WAY LINE OF U.S. HIGHWAY 360; THENCE ALONG SAID RIGHT-OF-WAY AS FOLLOWS: N 44° 59' 38" W, 99.78 FEET; THENCE N 47° 51' 55" W, 328.51 FEET; THENCE N 43° 14' 38" W, 124.69 FEET; THENCE LEAVING SAID RIGHT-OF-WAY N 01° 19' 58" E, 1615.35 FEET TO THE INTERSECTION WITH SAID NORTH LINE OF THE SW ¼ OF SAID SECTION 27; THENCE N 89° 57' 06" E, 40.00 FEET ALONG SAID NORTH LINE TO THE POINT OF BEGINNING, EXCEPT THAT PART TAKEN OR USED FOR ROADS.

**Section 2:** In all other aspects other than those herein amended, modified, or changed, the Zoning Code and Official Zoning Map shall remain the same and continue in full force and effect.

**Section 3:** The whereas clauses are hereby specifically incorporated herein by reference.

**Section 4:** 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 \_\_\_\_\_, 2022.

**Attest:**

\_\_\_\_\_  
Matt Russell, Mayor

\_\_\_\_\_  
Laura Burbridge, City Clerk

**Approved as to Form:**

*Megan E. McCullough*  
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Megan McCullough, City Attorney

**Final Passage and Vote:**