

**ORDINANCE NO. S-11-08**

**AN ORDINANCE REZONING THE LOTS NUMBERS 3 THROUGH 8, BLOCK 2, KANSAS LAND COMPANY 2<sup>ND</sup> ADDITION; THE LOTS NUMBERS 1 THROUGH 6, BLOCK 3, KANSAS LAND COMPANY ADDITION; AND THE LOTS NUMBERS 1 THROUGH 4, BLOCK 1, ORIGINAL CITY ADDITION; ALL TO THE CITY OF COFFEYVILLE, MONTGOMERY COUNTY, KANSAS; (A/K/A 701 THROUGH 711 EAST 1<sup>ST</sup> STREET; AND 601 THROUGH 619 EAST 1<sup>ST</sup> STREET).**

WHEREAS, the Coffeyville Planning Commission received an application from Mr. Ken Heins, representing Coffeyville Resources Nitrogen Fertilizers, LLC, 400 North Linden Street, Coffeyville, Kansas, 67337, that the following property, as more particularly described below, be rezoned from R-1 (Single Family Residential District) to I-2, (Heavy Industrial District), for the purpose of the construction storage for operations and turn around, and parking utilization for a Fertilizer Manufacturer; and

WHEREAS, pursuant to K.S.A. 12-757(b), at least twenty days prior to the hearing, a notice of hearing was published in the official city newspaper and written notice was mailed to all owners of record of real property located within at least 200 feet of the tract of land being considered for rezoning; and

WHEREAS, pursuant to K.S.A. 12-757(b), the Coffeyville Planning Commission held a public hearing on June 7, 2011, regarding said rezoning request; and

WHEREAS, in regular session on June 7, 2011, the Coffeyville Planning Commission after considering the matters set forth in the City's zoning regulations determined by a majority vote, to submit to the governing body a recommendation of approval of the rezoning said property to I-2 (Heavy Industrial District) and that the Official Zoning District Map of Coffeyville, Kansas be amended.

NOW, THEREFORE, BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF COFFEYVILLE, KANSAS:

SECTION 1. That the specific real property as more particularly described below be and is hereby rezoned from R-1 (Single Family Residential District) to I-2, (Heavy Industrial District).

Coffeyville Planning Commission Rezoning Case Number **ZC 2011-04**.

The Lots Nos. 3 through 8, Block 2, Kansas Land Company Addition; The Lots Nos. 1 through 6, Block 3, Kansas Land Company Addition; and The Lots Nos. 1 through 4, Block 1, Original City Addition; all to the City of Coffeyville, Montgomery County, Kansas;  
a/k/a 701 through 711 East 1<sup>st</sup> Street; and 601 through 619 East 1<sup>st</sup> Street.

SECTION 2. That the Official Zoning District Map of Coffeyville, Kansas be amended to reflect the approved rezoning of said property.

SECTION 3. That all former ordinances and any parts thereof concerned with the rezoning of this particular property in conflict herewith be and are hereby repealed.

Passed and approved this 12th day of July, 2011.

Pam Jones, Mayor

ATTEST:

Cindy Price, City Clerk