

**ORDINANCE NO. S-20-08**

**AN ORDINANCE REZONING THE PROPERTY COMMONLY KNOWN AS 104 W. 11<sup>th</sup> STREET IN THE CITY OF COFFEYVILLE, KANSAS.**

WHEREAS, the Coffeyville Planning Commission received an application from Casey's Retail Company, One SE Convenience Blvd., Ankeny, Iowa, seeking rezoning of the property described below from C-3 (Business Commercial District) to C-4 (Service Commercial District), for the purpose of building and operating a Convenience Store/Truck Stop; 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 200 feet of the said parcel, as required by law; and

WHEREAS, pursuant to K.S.A. 12-757(b), the Coffeyville Planning Commission held a public hearing on October 6, 2020, regarding said rezoning request (Planning Commission Rezoning Case Number ZC-2020-04); and

WHEREAS, at said meeting, in regular session, 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 of said property to C-4 (Service Commercial District) and that the Official Zoning District Map be amended, accordingly.

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 C-3 (Business Commercial District) to C-4 (Service Commercial District), to-wit:

Lots 4 through 13, Block 73, Original City; the West 10 feet of Lots 1 through 6, and all of lots 7, 8, and 9, Mahan and Hall Subdivision of Lots 1, 2 and 3 of Block 73, Original City; the West 55 feet of Lots 1 through 6, Erne Sub-division of Lots 13, 14, 15, and 16 of Block 73, Original City; all of the vacated alley in Block 73, Original City; and beginning at the Southwest Corner of Lot 9, Mahan and Hall Sub-division of Lots 1, 2, and 3 of Block 73, Original City, thence East 70 feet, thence South 20 feet, thence West 70 feet, thence North 20 feet to the point of beginning. All in the City of Coffeyville, Montgomery County, Kansas, and commonly known as 104 W 11<sup>th</sup> Street, Coffeyville, Kansas 67337.

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

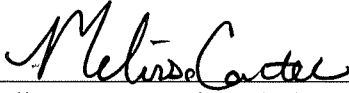
SECTION 3. That all former ordinances and any parts thereof concerned with the rezoning of this particular property in conflict herewith be and are hereby repealed.

Passed and approved this 27<sup>th</sup> day of October, 2020



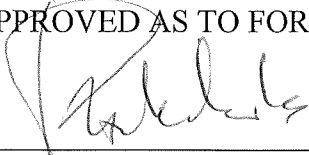
Paul Bauer, Mayor

ATTEST:



Melissa Carter, City Clerk

APPROVED AS TO FORM:



Paul Kritz, City Attorney

