

**ORDINANCE NO. S-22-05**

**AN ORDINANCE REZONING 1014 AND 1016 WEST 11TH STREET IN THE CITY OF COFFEYVILLE, KANSAS, AND AMENDING THE OFFICIAL ZONING MAP IN ACCORDANCE THEREWITH.**

WHEREAS, the Coffeyville Planning Commission received an application from Matthew O'Brien, requesting certain property, as more particularly described below, be rezoned from C-3 (Business Commercial District) to C-4 (Service Commercial District), for the purpose of constructing and operating an in-bay car wash; and

WHEREAS, pursuant to the City's Model Zoning Ordinance, at least twenty (20) 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 property being considered for rezoning; and

WHEREAS, the Coffeyville Planning Commission held a public hearing on April, 5, 2022, regarding said rezoning request (Zoning Case No. 2022-01); and

WHEREAS, following the public hearing, the Coffeyville Planning Commission, after considering the various factors set forth in the City's Model Zoning Ordinance, recommended approval of the rezoning application.

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

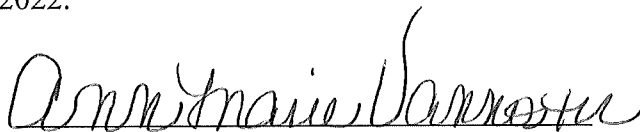
SECTION 1. That the following-described property be and is hereby rezoned from C-3 (Business Commercial District) to C-4 (Service Commercial District) to-wit:

Lots 9, 10 and 11, Block 11, Commercial Club First Addition to the City of Coffeyville, Montgomery County, Kansas

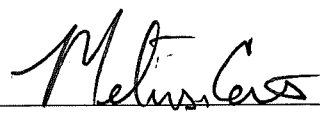
SECTION 2. That the Official Zoning District Map of Coffeyville, Kansas be amended to reflect the approved rezoning of said property.

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and any parts thereof concerned with the rezoning of this particular property in conflict herewith be and are hereby repealed.

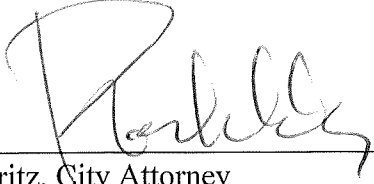
Passed and approved this 26<sup>th</sup> day of April, 2022.

  
Ann Marie Vannoster, Mayor

ATTEST:

  
Melissa Carter, City Clerk

APPROVED AS TO FORM AND LEGALITY:



Paul Kritz, City Attorney

