

ORDINANCE NO. S-12-09

AN ORDINANCE ANNEXING PROPERTY INTO THE CITY OF COFFEYVILLE, KANSAS PURSUANT TO K.S.A. 12-520.

WHEREAS, the City of Coffeyville, Kansas is the owner of certain real property located in Montgomery County, Kansas; and

WHEREAS, the Governing Body finds it advisable to annex said real property into the corporate limits of the City of Coffeyville, Kansas.

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

Section 1. That the following described real property, situated in Montgomery County, Kansas, be and is hereby annexed and made a part of the City of Coffeyville, Kansas, effective upon publication of this Ordinance, with zoning classifications as designated:

**Tract 1 – Airport Property /
Tract 2 – Former Industrial Park Wastewater Treatment Plant**

Legal Description

All of Section 8, including all that portion platted as Airport Industrial Park Addition No. 1; the North half of Section 17; the East half of Section 7; the Northeast Quarter of Section 18; a tract of land located in a portion of Government Lot 7 in Section 5, as described in Book 310, Page 525 in the Register of Deeds office in Montgomery County, Kansas; and Government Lots 5 and 6, Section 17, except a tract of land conveyed by deed to Muller Construction, Inc. recorded in Book 458, Page 104 in the Register of Deeds office in Montgomery County, Kansas; all being located in Township 34 South, Range 17 East of the Sixth Principal Meridian, Montgomery County, Kansas,

EXCEPT the tracts of land described in the following instruments recorded in the Register of Deeds office in Montgomery County, Kansas:

Multiple Owners: Book 540, Page 290;
Medical Lodges: Book 391, Page 186;
Funk Manufacturing Company: Book 380, Page 388;
Jerold and Helen Logan: Book 383, Page 473;
Darwin Industries: Book 439, Page 316;
Clean Harbors: Book 523, Page 290;
Aptus, Inc.: Book 425, Page 460;

Solar-Lite, Inc.: Book 439, Page 63;
Solar-Lite, Inc.: Book 437, Page 276;
Solar-Lite, Corporation: Book 423, Page 33;
Prestige Cabinets: Book 569, Page 362;
Clean Harbors: Book 426, Page 97;
Coffeyville Aircraft: Book 466, Page 245;
Coffeyville Aircraft: Book 466, Page 246;
National Electric, Inc.: Book 375, Page 200; and
Cloud Land and Cattle Company: Book 508, Page 456.

Zoning Classifications

I-1 (Light Industrial District)

Tract 3 – Electric Substation

Legal Description

Commencing at the Southwest Corner of the Southeast Quarter of Section 18, Township 34 South, Range 17 East of the 6th P.M., Montgomery County, Kansas;
Thence North 00°12'52" East, 417.02 feet along the West line of the Southeast Quarter of said Section 18;
Thence South 87°07'13" East, 73.15 feet to an iron pin set on the East right of way line of Highway 169 and true point of beginning;
Thence North 00°03'34" East, 180.02 feet along said right of way to an iron pin set at the Northwest corner of the tract;
Thence South 87°07'13" East, 177.34 feet to an iron pin set at the Northeast corner of the tract;
Thence South 00°12'52" West, 180.00 feet to an iron pin set at the Southeast corner of the tract;
Thence North 87°07'13" West, 176.85 feet to the point of beginning, containing 0.76 acres more or less.

Zoning Classification

I-1 (Light Industrial District)

**Tract 4 – Construction & Demolition Landfill /
Tree Dump**

Beginning at the center of Section 25, Township 34 South, Range 16 East of the 6th P.M., Montgomery County, Kansas, thence in a Westerly direction to the center of the Verdigris River, thence Northeastwardly along the center line of said River, a distance of 3,395 feet, more or less, to the center of said Section line, thence

Southwardly along said center of said Section line a distance of 1,590 feet, to the point of beginning, containing 72.06 acres South of R (*sic*) in the NW 1/4 of Section 25, Township 34 South, Range 16 East of the 6th P.M. (as recorded in Book 287, Page 395 in the Montgomery County Register of Deeds office).

Zoning Classification

I-2 (Heavy Industrial District)

Tract 5 – Capped Landfill

Legal Description

Being a part of the southeast quarter of Section Twenty Five (25) Township Thirty Four (34) and Range Sixteen (16) as follows: Commencing at a point sixteen feet east of the northwest corner of said southeast quarter of said Section, Township, and Range, running thence east to the center of the Verdigris River where said river intersect the north line of said southeast quarter, thence south in a direct line four hundred (400) feet, thence southwesterly to a point directly south of place of beginning five hundred (500) feet from said point of beginning and thence north directly to place of beginning.

Zoning Classification

A-1 (Agricultural District)

Tract 6 – Penn Street Lift Station

Legal Description

Beginning at a point located on the South line of Section 25, Township 34 South, Range 16 East, Montgomery County, Kansas, 633' East of the Southwest Corner of said Section 25; thence North 185'; thence East 112'; thence South 185'; thence West 112' to the point of beginning, except for that portion of Railroad Right-of-Way.

Zoning Classification

A-1 (Agricultural District)

Tract 7 – Exner Park – North Ball Field

Legal Description

Beginning 815.50' East and 930.00' North of the Southwest Corner of the Southwest Quarter of the Northwest Quarter of Section 35, Township 34 South, Range 16 East, said point being located on the Center Line of Exner Street as platted in Hooper's Second Addition to the City of Coffeyville, Montgomery County, Kansas; thence East 476.00', along the line parallel with the South Line of said Southwest Quarter; thence North to the South Right-of-Way Line of the Missouri Pacific Railroad Spur Line; thence Westerly along the South Line of said Spur Line to a point located in the Center Line of Exner Street, as platted; thence South 238.40', more or less, to the point of beginning.

Zoning Classification

R (Single Family Residential)

Tract 8 – Communications Tower

Legal Description

Beginning at the Southwest corner of Lot 9, Southern Hill Estates Subdivision of the Northwest Quarter (NW/4) of Section 10, Township 35, Range 16, Montgomery County, Kansas, thence West 492.65 feet, North 260 feet, East 280 feet, South 100 feet, East 250 feet, thence Southwesterly to the place of beginning.

Zoning Classification

A-1 (Agricultural District)

Tract 9 – Animal Shelter / Former Wastewater Treatment Plant Property

Legal Description

Part of the South half of the Southeast Quarter (S/2 SE/4) of Section 12, Township 35 South, Range 16 East, Montgomery County, Kansas, described as follows: beginning at the intersection of the South line of said Section 12, with centerline of the Verdigris River; thence Northwesterly along center line of said river to a point 500 feet North of South line of said Section 12; thence West to a point on the top of the bank of said river 500 feet

North of South line of said Section; thence West 500 feet; thence South 500 feet; thence East to place of beginning.

Zoning Classification

I-1 (Light Industrial District)

Tract 10 – Wastewater Treatment Plant

Legal Description

Beginning at the Northwest corner of the Northeast Quarter of Section 13, Township 35 South, Range 16 East, Montgomery County, Kansas; thence West 100 feet along the North line of Section 13; thence South 600 feet; thence East 1,000 feet; thence North 600 feet to the North line of Section 13; thence West 900 feet along the North line of Section 13 to the point of beginning, including a portion along the North side for public road use, containing 13.77 acres, more or less

Zoning Classification

I-1 (Light Industrial District)

Tract 11 – 8th Street / CR 5300 – Public R.O.W.

Legal Description

All that part of Lot 3 lying N Center NW Proposed #9 Hiway Ex E1/2 E1/2 & N1/2 SW, containing 3.5 acres in Section 5, Township 35, Range 17, Montgomery County, Kansas

Zoning Classification

A-1 (Agricultural District)

**Tract 12 – Commercial Property
(Located in Northeast Quadrant of Highway 166 and CR 5300)**

That part of Lots 7 and 8 in Section 32, Township 34, Range 17, Montgomery County, Kansas, described as follows: beginning at a point 1,360 feet South of the Northwest corner of said Section for a Point of Beginning, thence North 150 feet, thence East 294 feet, thence South 150 feet, thence West 294 feet to the POINT OF BEGINNING; LESS AND EXCEPT a tract of land in the Northwest Quarter of Section 32, Township 34 South, Range 17

East of the 6th P.M., described as follows: Commencing at the Northwest corner of said Quarter Section; thence South 01 degrees 48 minutes 54 seconds East, 1210.00 feet along the West line of said Quarter Section to the Northwest corner of a tract of land described in a deed recorded in Book 498, Page 203 in the Register of Deeds Office, Montgomery County, Kansas, and the POINT OF BEGINNING; FIRST COURSE, thence continuing South 01 degrees 48 minutes 54 seconds East, 150.00 feet along said West line to the Southwest corner of said tract of land; SECOND COURSE, thence South 88 degrees 40 minutes 19 seconds East, 115.66 feet along the South line of said tract of land; THIRD COURSE, thence North 01 degree 57 minutes 40 seconds West, 41.48 feet; FOURTH COURSE, thence continuing North 01 degrees 57 minutes 40 seconds West, 108.54 feet to the North line of said tract of land; FIFTH COURSE, thence North 88 degrees 40 minutes 19 seconds West, 115.27 feet along said North line to the POINT OF BEGINNING; subject to any part thereof in right of way of County Road 5300 or in right of way of Highway 166

Zoning Classification

R (Single Family Residential)

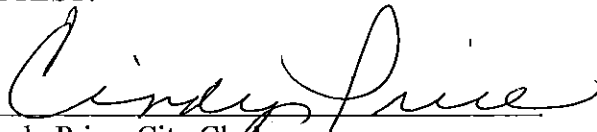
Section 2. This Ordinance shall be effective from and after its publication in the official city newspaper.

PASSED AND APPROVED by the Governing Body of the City of Coffeyville, Kansas on this 11th day of September 2012.



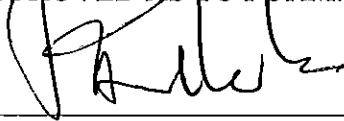
David George, Mayor

ATTEST:



Cindy Price, City Clerk

APPROVED AS TO FORM:



Paul Kritz, City Attorney

