

BILL NO. 2202

ORDINANCE NO. 1977

AN ORDINANCE VACATING A TEN (10) FOOT GENERAL UTILITY EASEMENT ON ADJUSTED LOT 3C OF A BOUNDARY ADJUSTMENT PLAT OF LOT 3B AND 3C OF THE SUBDIVISION OF HERMAN STEMME OFFICE PARK RECORDED IN P.B. 345 PG. 482 SECTION 10 TOWNSHIP 45 NORTH-RANGE 4 EAST, CITY OF CHESTERFIELD, ST. LOUIS COUNTY, MISSOURI (HERMAN STEMME-SACHS PROPERTIES)

WHEREAS, a petition has been filed by Volz, Inc. requesting the City to vacate an unnecessary general utility easement on said tract of land; and,

WHEREAS, Sachs properties owns the property adjacent to said easement to be vacated and has no need for the easement; and,

WHEREAS, the Department of Planning has reviewed the petition and has determined that said petition meets all applicable regulations and determined that the vacation will have no adverse effect on the City of Chesterfield.

NOW THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHESTERFIELD, ST. LOUIS COUNTY, MISSOURI, AS FOLLOWS:

Section 1. The City Council of the City of Chesterfield hereby approves the easement vacation located on Adjusted Lot C of Herman Stemme Office park as depicted in Exhibit A and described in Exhibit B, which are attached hereto and made part of here of, and,

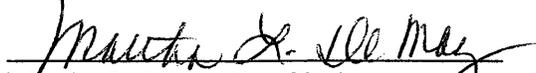
Section 2. The Mayor and City Clerk are authorized and directed to evidence the approval of the vacations of these right-of-ways by affixing their signatures and the Official Seal of the City of Chesterfield to a Certificate of Approval as required on said documents. The petitioner is required and directed to record this easement vacation with the Saint Louis County Recorder of Deeds Office.

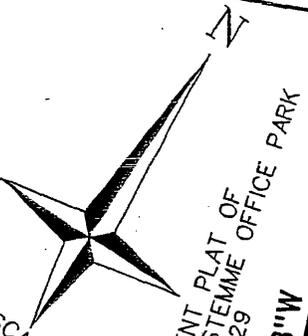
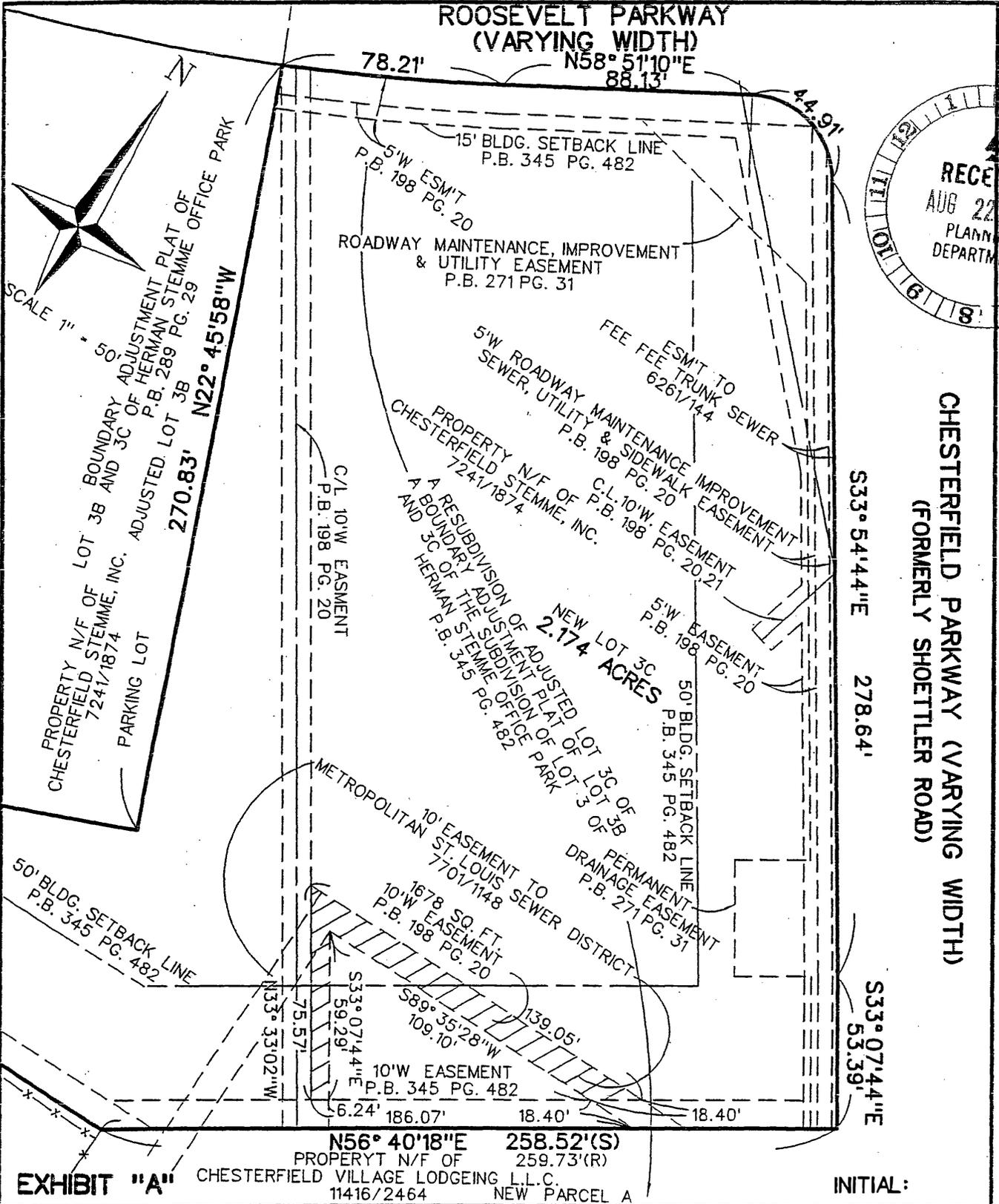
Section 3. This Ordinance shall be in full force and effect from and after its passage and approval.

Passed and approved this 20th day of October, 2003.


John Nations, Mayor

ATTEST:


Martha DeMay, City Clerk



SCALE 1" = 50'

PROPERTY N/F OF LOT 3B AND 3C OF BOUNDARY ADJUSTMENT PLAT OF HERMAN STEMME OFFICE PARK P.B. 289 PG. 29
ADJUSTED LOT 3B
270.83' N22° 45' 58" W
PROPERTY N/F OF LOT 3B AND 3C OF HERMAN STEMME, INC. 7241/1874
PARKING LOT

CHESTERFIELD PARKWAY (VARYING WIDTH)
(FORMERLY SHOETTLER ROAD)

EXHIBIT "A"

PROPERTY N/F OF CHESTERFIELD VILLAGE LODGING L.L.C. 11416/2464
NEW PARCEL A
N56° 40' 18" E 258.52'(S)
259.73'(R)

INITIAL:

EASEMENT VACATION PLAT
OF A RESUBDIVISION OF ADJUSTED LOT 3C OF A BOUNDARY ADJUSTMENT PLAT OF LOT 3B AND 3C OF THE SUBDIVISION OF HERMAN STEMME OFFICE PARK RECORDED IN P.B. 345 PG. 482 SECTION 10 TOWNSHIP 45 NORTH - RANGE 4 EAST CITY OF CHESTERFIELD, ST. LOUIS COUNTY, MISSOURI

A tract of land being part of New Lot 3C according to the "Resubdivision of Adjusted Lot 3C of a Boundary Adjustment Plat of Lot 3B and 3C of the Subdivision of Lot 3 of Herman Stemme Office Park", recorded in Plat Book 345 page 482 of the St. Louis County Records in Township 45 North – Range 4 East, City of Chesterfield, St. Louis County, Missouri and being more particularly described as follows:

Commencing at the Southeast corner of said New Lot 3C; thence Northeastwardly along the Southeast line of New Lot 3C, North 56 degrees 40 minutes 18 seconds East 186.07 feet to a point; thence South 89 degrees 35 minutes 28 seconds West 18.40 feet to the actual point of beginning; thence South 89 degrees 35 minutes 28 seconds West 109.10 feet to a point; thence South 33 degrees 07 minutes 44 seconds East 59.29 feet to a point; thence South 56 degrees 40 minutes 18 seconds West 6.24 feet to a point; thence North 33 degrees 33 minutes 02 seconds West 75.57 feet to a point; thence North 89 degrees 35 minutes 28 seconds East 139.05 feet to a point; thence South 56 degrees 40 minutes 18 seconds West 18.40 feet to the actual point of beginning and containing 1678 square feet or 0.039 acres according to calculations by Volz, Inc. during April 2003.

