

**AN ORDINANCE APPROVING A BOUNDARY ADJUSTMENT PLAT FOR LOT A OF THE FRIENDSHIP VILLAGE BOUNDARY ADJUSTMENT PLAT OF WEST COUNTY, A 36,041 SQUARE FOOT TRACT OF LAND LOCATED IN U.S. SURVEY 157, TOWNSHIP 45 NORTH, RANGE 4 EAST, A 35,441 SQUARE FOOT TRACT OF LAND PART OF LOT 2 OF THE SUBDIVISION OF HUGO ESSEN FARM, AND A 21,418 SQUARE FOOT TRACT OF LAND BEING PART OF LOT 2 OF THE SUBDIVISION OF HUGO ESSEN FARM LOCATED IN THE CITY OF CHESTERFIELD, SAINT LOUIS COUNTY, MISSOURI (17S320445, 18S640272, 18S640326 AND 18S640162).**

**WHEREAS**, Civil Engineering Design Consultants has proposed a Boundary Adjustment Plat for the aforementioned tracts and proposes to consolidate the properties known as *The Friendship Village Boundary Adjustment Plat of West County*, two parts of Lot 2 of The Subdivision of Hugo Essen Farm, and a tract in U.S. Survey 157, Township 45 North, Range 4 East; and,

**WHEREAS**, the tract in U.S. Survey 157, Township 45 North, Range 4 East and the two tracts located being part of Lot 2 of the Subdivision of Hugo Essen Farm were zoned "R-4" Residence District by City of Chesterfield Ordinance 2878 approved on December 7, 2015; and

**WHEREAS**, the purpose of said Boundary Adjustment Plat is to consolidate all four tracts into a single tract of land, all currently zoned "R-4" Residence District; and,

**WHEREAS**, the Department of Public Services has reviewed the Boundary Adjustment Plat in accordance with the Subdivision Ordinance of the City of Chesterfield and has found it to be in compliance with all applicable ordinances and has forwarded said Boundary Adjustment Plat to the City Council.

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

**Section 1.** The Boundary Adjustment Plat for The Friendship Village Boundary Adjustment Plat of West County, a 36,041 square foot tract of land located in U.S. Survey 157, Township 45 North, Range 4 East, a 35,441 square foot tract of land being part of Lot 2 of the Subdivision of Hugo Essen Farm, and a 21,418 square foot tract of land being part of Lot 2 of the Subdivision of Hugo Essen Farm, which is made part hereof and attached hereto as Exhibit 1, is hereby approved; the owner is directed to record the plat with the St. Louis County Recorder of Deeds Office.

**Section 2.** The Mayor and City Clerk are authorized and directed to evidence the approval of the said Boundary Adjustment Plat by affixing their signatures and the official seal of the City of Chesterfield as required on the said document.

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

Passed and approved this 15<sup>th</sup> day of August, 2016.

Bob Nation  
Bob Nation, MAYOR

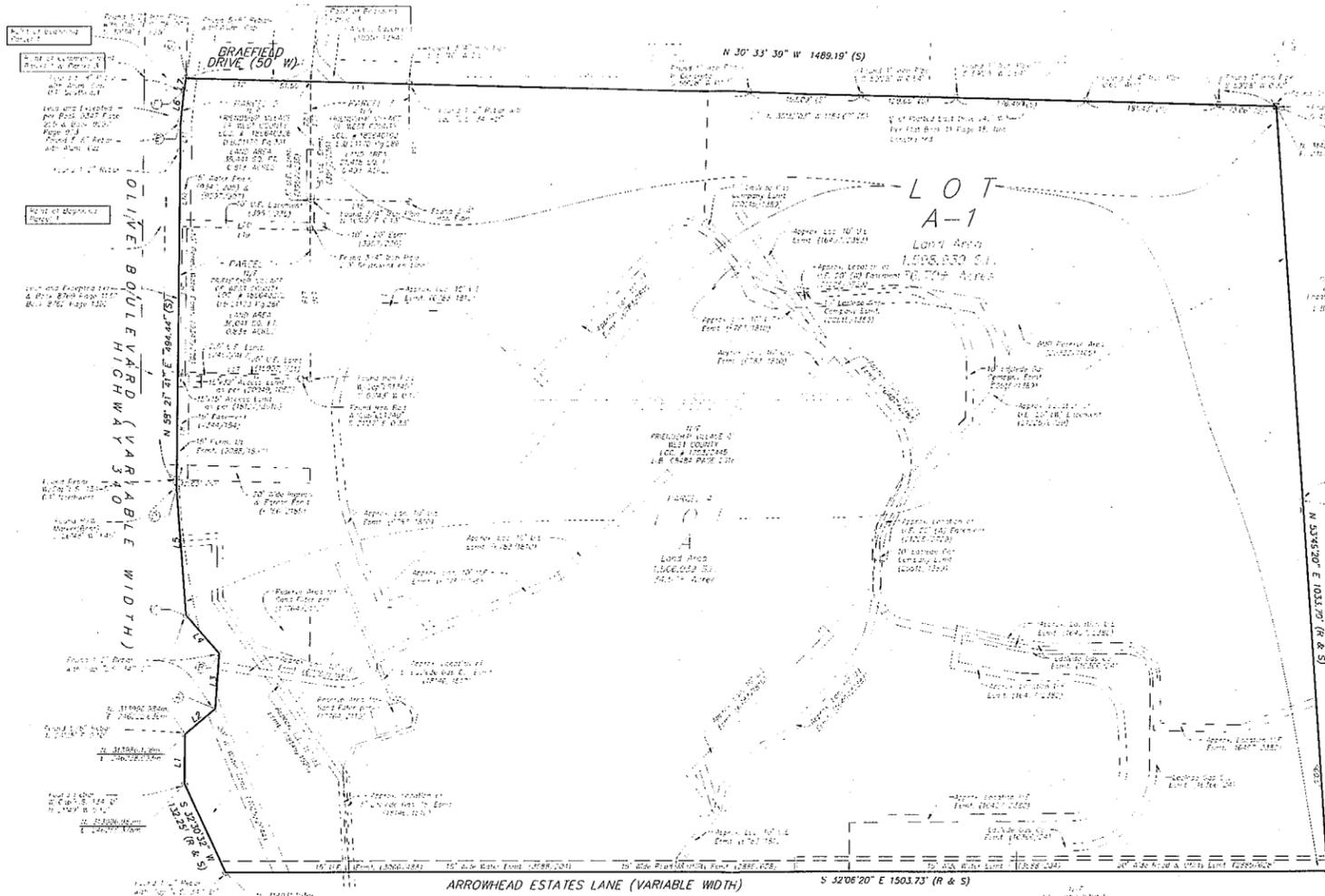
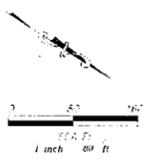
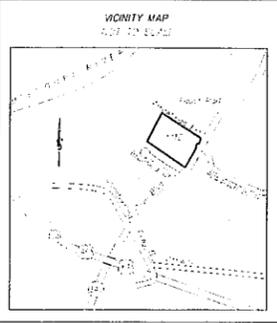
ATTEST:

Vickie Hass  
Vickie Hass, CITY CLERK

FIRST READING HELD: 8/1/16

FRIENDSHIP VILLAGE OF WEST COUNTY BOUNDARY ADJUSTMENT PLAT ADDITION

A BOUNDARY ADJUSTMENT OF FRIENDSHIP VILLAGE OF WEST COUNTY BOUNDARY ADJUSTMENT PLAT AND PART OF LOT 2 OF THE HUGO ESSEN FARM IN PART OF U.S. SURVEY 154 AND 157, TOWNSHIP 45 NORTH, RANGE 4 EAST.



LINE LABEL CHART table listing line labels L1 through L7 with their respective bearings and distances.

STATE PLANE COORDINATES table listing coordinates for various points on the plat.

- SERVICE PROVIDERS LIST including Surveyor, Engineer, and other professionals involved in the project.

OWNERSHIP INFORMATION section detailing the ownership of the land being surveyed.

CONTACT INFORMATION section providing contact details for the surveyor and other parties.

NOTES section containing additional information and remarks related to the survey.

ZONING section detailing the zoning regulations applicable to the property.

STATE PLANE COORDINATES section providing a detailed explanation of the coordinate system used in the survey.

CITY SCRIPT section detailing the legal requirements and procedures for the plat.

OWNER'S SCRIPT section detailing the owner's agreement and signature.

SURVEYOR'S STATEMENT section detailing the surveyor's findings and certification.

LAND DESCRIPTIONS OF RECORD section detailing the legal descriptions of the land parcels.

LAND DESCRIPTION OF LOT A-1 section detailing the specific description of the subject lot.

OWNER'S SCRIPT section detailing the owner's agreement and signature.

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CITY OF CHESTERFIELD EXHIBIT 1 section detailing the city's approval and exhibition of the plat.

SURVEYOR'S STATEMENT section detailing the surveyor's findings and certification.

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THIS PLAT CONTAINS 1,598,939 SQUARE FEET OR 36.70± ACRES



Table with columns for Name, Title, and Date, listing the surveyor and other parties.