**AGENDA ITEM**
April 12, 2016


Subject:      Rezone of property located at 215 N. Chestnut from R-2 Two
                  Family to RP-2 Planned Two Family

Department:  Planning/Zoning

Cindy Thompson, property owner, would like to construct a duplex on the
property located at 215 N. Chestnut.  The property is already zoned R-2 Two
family; the planned two family zoning will give more flexibility in setbacks, number
of buildings on the lot and the placement of additional buildings.

BILL NO.  2016-                                   ORDINANCE NO.

**A SPECIAL ORDINANCE OF THE CITY OF NEVADA, MISSOURI, AMENDING THE ZONING DISTRICT MAP AT 215 N. CHESTNUT, BLOCK 3 LOTS 3 AND 4 OF PREWITT'S ADDITION, BY CHANGING THE ZONING FROM R-2 TWO-FAMILY DISTRICT TO RP-2 PLANNED TWO-FAMILY DISTRICT.**

**BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF NEVADA, MISSOURI THAT:**

**Section 1.**    That the Zoning District Map as adopted by Section 37-3 of the Municipal Code of the City of Nevada, Missouri be amended to reflect a zoning change from R-2 to RP-2 at 215 N. Chestnut, Block 3 Lots 3 and 4 of Prewitt's Addition.

**Section 2.**    The City Manager is directed to show such change on the official copy of said zoning map in the office of the City Engineer.

**Section 3.**    The Council finds that the Planning Commission held a public hearing for which notice was duly published, all in accordance with Section 37-11 of the Municipal Code of the City of Nevada, Missouri and the change comes with a _____ recommendation by that body.

**Section 4.**    The Council also finds that before acting upon the application to amend the Zoning District Map as provided in Section 1 of this ordinance, the Council held a public hearing after publication of this notice, all in accordance with Section 37-11 of the Municipal Code of the City of Nevada, Missouri.

This ordinance shall be in full force and effect after its passage.

**PASSED, APPROVED AND ADOPTED** by the City Council of the City of Nevada, Missouri, this ____ day of _____ 2016.

                                        _____
                                         Brian L. Leonard, Mayor

(seal)
ATTEST

_____
 Johnna Williams, Deputy City Clerk