

**AGENDA ITEM**  
December 11, 2018

Subject: Rezone of property located 911 E. Highland from M-1 Light  
Industrial to C-3 Commercial

Department: Planning/Zoning

Michael Voigt, property owner, is requesting to rezone property located at 911 E. Highland from M-1 Light Industrial to C-3 Commercial. Mr. Voigt is trying to sell the property but since it is considered a nonconforming use the potential buyers cannot obtain financing. (not allowed to reside in industrial zoning)

**BILL NO. 2018-**

**ORDINANCE NO.**

**A SPECIAL ORDINANCE OF THE CITY OF NEVADA, MISSOURI, AMENDING THE ZONING DISTRICT MAP AT 911 E. HIGHLAND, BY CHANGING THE ZONING FROM M-1 LIGHT INDUSTRIAL TO C-3 COMMERCIAL.**

**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 M-1 to C-3 at 911 E. Highland.

**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 \_\_\_\_\_ 2018.

\_\_\_\_\_  
Brian L. Leonard, Mayor

(seal)  
ATTEST

\_\_\_\_\_  
Johnna Williams, Deputy City Clerk