

**AGENDA ITEM**  
December 6, 2022

Subject: Rezone of property located at 319 W Austin from C-O Nonretail District to C-1 Local Business District

Department: Administration

Linda Barnes, owner of 319 W Austin formally known as Barnes Co Real Estate, has requested parcel 18-2.0-09-002-004-001-000 be rezoned from C-O Nonretail District to C-1 Local Business District for future development.

C-O Nonretail District to C-1 Local Business District at 319 W Austin Blvd



BILL NO. 2022-XXXX

ORDINANCE NO. \_\_\_\_\_

**A SPECIAL ORDINANCE OF THE CITY OF NEVADA, MISSOURI, AMENDING THE ZONING DISTRICT MAP AT 319 W AUSTIN BLVD, BY CHANGING THE ZONING FROM C-O NONRETAIL DISTRICT TO C-1 LOCAL BUSINESS 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 C-O Nonretail District to C-1 Local Business District at 319 W Austin Blvd.

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

**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 positive 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 \_\_\_\_\_ 2022.

(seal)

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ATTEST:

GEORGE KNOX, MAYOR

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CYNTHIA DYE, INTERIM CITY CLERK