

ORDINANCE NO. 2699

AN ORDINANCE CHANGING THE ZONING CLASSIFICATIONS OR DISTRICTS OF CERTAIN LANDS LOCATED IN THE CITY OF GARDNER, KANSAS, UNDER THE AUTHORITY GRANTED BY TITLE 17 OF THE MUNICIPAL CODE OF THE CITY OF GARDNER, KANSAS;

BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF GARDNER, KANSAS:

SECTION ONE: That having received a recommendation from the Planning Commission on March 22, 2021, and proper notice having been given and hearing held as provided by law and under the authority of and subject to the provisions of the Gardner, Kansas Land Development Code, the recommendation of the Planning Commission is hereby approved and the zoning classification or districts of the lands legally described hereby are changed in conformity therewith as follows:

The following described property located at the terminus of 186th Street approximately 2000' east of Gardner Road shall hereafter have a zoning classification of RP-4 (Mixed-Density Neighborhood) District in accordance with preliminary development plan PDP-21-01 for the Meadows of Aspen Creek II dated February 1, 2021.

CASE NO. Z-21-01(PDP-21-01)

Rezoning from R-2 (Two-Family) Districts to RP-4 (Mixed-Density Neighborhood) District:

Legal Description:

All that part of the Northwest Quarter of Section 36, Township 14 South, Range 22 East, in the City of Gardner, Johnson County, Kansas, being more particularly described as follows:

Beginning at the Southeast corner of the Northwest Quarter of said Section 36; thence N 89°48'56" W, along the South line of the Northwest Quarter of said Section 36, a distance of 1163.24 feet; thence N 0°09'42" W, a distance of 258.97 feet to the Southeast plat corner of ASPEN CREEK and the Southwest plat corner of MEADOWS OF ASPEN CREEK, both being platted subdivisions of land in the City of Gardner, Johnson County, Kansas; thence N 89°50'18" E, along the South plat line of said MEADOWS OF ASPEN CREEK, a distance of 560.00 feet to the Southeast plat corner of said MEADOWS OF ASPEN CREEK; thence along the Easterly plat line of said MEADOWS OF ASPEN CREEK, for the following four (4) courses; thence N 0°09'42" W, a distance of 211.00 feet to a point on the North right-of-way line of 186th Street, as now established; thence S 89°50'18" W, along the North right-of-way line of said 186th Street, a distance of 6.31 feet; thence N 2°37'51" E, a distance of 396.72 feet; thence N 7°10'17" W, a distance of 141.45 feet to the Northeast plat corner of said MEADOWS OF ASPEN CREEK, said point also being on the South plat line of ASPEN CREEK V, a platted subdivision of land in the City of Gardner, Johnson County, Kansas; thence along the South plat line of said ASPEN CREEK V, for the following four (4) courses; thence N 81°21'52" E, a distance of 140.52 feet; thence N 89°23'50" E, a distance of 295.50 feet; thence N 0°36'10" W, a distance of 24.00 feet; thence N 89°23'50" E, a distance of 165.00 feet to the Southeast plat corner of said ASPEN CREEK V, said point also being on the East line of the Northwest Quarter of said Section 36; thence S 0°36'10" E, along the East line of said Section 36, a distance of 1061.92 feet to the point of beginning, containing 17.5889 acres, more or less, of unplatted land.

SECTION TWO: That upon the taking effect of this Ordinance, the above zoning changes shall be incorporated and shown on the Zoning District Map previously adopted by reference, and

