

BILL NO. 24-9

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

**AN ORDINANCE OF THE CITY OF PIERCE CITY, MISSOURI, AMENDING THE ZONING ORDINANCE AND OFFICIAL ZONING MAP TO REZONE CERTAIN PROPERTY WITHIN THE CITY LIMITS TO COMMERCIAL. THE PROPERTY IS COMMONLY DESCRIBED AS FOLLOWS: Beginning at the northwest point of the current Industrial Zone on Myrtle Street, then following the north boundary line of the Industrial Zone to the east along Main St. to Gibbs Avenue, then following Gibbs Avenue south to the railroad tracks, then following the railroad tracks west back to Myrtle Street, then following the west side of the Industrial Zone on Myrtle to the point of beginning at Myrtle Street and Main Street.**

**WHEREAS**, the Board of Alderman of the City of Pierce City, Missouri has received a request for a zoning change for the property described herein; and

**WHEREAS**, notice and publication of the proposed public meeting addressing rezoning the property to commercial ran in the Lawrence County Record in the August 21, 2024 edition; and

**WHEREAS**, a public hearing was held on the proposed rezoning on September 4, 2024; and

**WHEREAS**, on June 24, 2024, and on again on September 4, 2024, at the public meeting, the Planning and Zoning Committee reviewed the request, and the Planning and Zoning Committee has provided its recommendations as to the proposed zoning change; and

**WHEREAS**, the Board of Alderman has determined that the proposed zoning change is consistent with the comprehensive plan and will promote the public health, safety, and general welfare of the community;

**NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF ALDERMAN OF THE City of Pierce City, Missouri, AS FOLLOWS:**

### **Section 1: Purpose**

The purpose of this ordinance is to amend the official zoning map of the City of Pierce City, Missouri, to rezone the property described below to Commercial.

### **Section 2: Findings**

The Board of Alderman hereby finds that:

- The proposed zoning change is in accordance with the comprehensive plan.
- The change promotes the public health, safety, and general welfare.
- The property is suitable for the proposed zoning classification.
- There has been no protest of the rezoning.
- Letters from citizens have been received recommending rezoning the property.

### **Section 3: Property Description**

The property subject to this zoning change is commonly described as follows:

*Beginning at the northwest point of the current Industrial Zone on Myrtle Street, then following the north boundary line of the Industrial Zone to the east along Main St. to Gibbs Avenue, then following Gibbs Avenue south to the railroad tracks, then following the railroad tracks west back to Myrtle Street, then following the west side of the Industrial Zone on Myrtle to the point of beginning at Myrtle Street and Main Street.*

And legally described as follows:

*Lot Numbers 1-3, Block 32, of the Original Survey of Pierce City; and Lot Numbers 1- 3, Block 33, of the Original Survey of Pierce City; and Lot Numbers 1-11, Block 15, of the Gibbs Addition; and Lot Numbers 1-10, Block 17, of the Gibbs Addition, and Lot Number 12 and that part of Lot 11 west of Gibbs Ave. of Healey's Survey as recorded in the Plat Book in the Lawrence County Recorder's Office.*

### **Section 4: Zoning Change**

The official zoning map of the City of Pierce City, Missouri, is hereby amended to rezone the property described in Section 3 to Commercial as depicted in Exhibit A outlined in red.

### **Section 5: Severability**

If any section, clause, provision, or portion of this ordinance is found to be invalid or unconstitutional by a court of competent jurisdiction, such finding shall not affect the remaining provisions.

### **Section 6: Effective Date**

This Ordinance shall be in full force and effect from and after the date of its passage.

### **Section 7: Signatures**

PASSED AND ADOPTED by the City of Pierce City, Missouri, on this 9th day of September 2024.

\_\_\_\_\_  
Todd Killingsworth Mayor  
City of Pierce City, Missouri

ATTEST:

\_\_\_\_\_  
JULIE JOHNSON, Clerk  
City of Pierce City, Missouri



**AFFIDAVIT OF PUBLICATION** Date: 08-21-2024

STATE OF MISSOURI )  
COUNTY OF LAWRENCE )  
ss.

I, Ryan Squibb, being duly sworn according to law, state that I am the Publisher of the *Lawrence County Record*, a weekly newspaper of general circulation in the County of Lawrence, State of Missouri, where located; which newspaper has been admitted to the Post Office as periodical class matter in the City of Mt. Vernon, Missouri, the city of publication; which newspaper has been published regularly and consecutively for a period of more than three years and has a list of bona fide subscribers, voluntarily engaged as such who have paid or agreed to pay a stated price for a subscription for a definite period of time, and that such newspaper has complied with the provisions of Section 493.050, Revised Statutes of Missouri 2000, and Section 59.310, Revised Statutes of Missouri 2000. The affixed notice appeared in said newspaper in the following issues:

- 1st Insertion: Vol. 149 No. 29, 21st day of August, 2024
- 2nd Insertion: Vol. \_\_\_\_ No. \_\_\_\_, \_\_\_\_ day of \_\_\_\_\_, 2024
- 3rd Insertion: Vol. \_\_\_\_ No. \_\_\_\_, \_\_\_\_ day of \_\_\_\_\_, 2024
- 4th Insertion: Vol. \_\_\_\_ No. \_\_\_\_, \_\_\_\_ day of \_\_\_\_\_, 2024
- 5th Insertion: Vol. \_\_\_\_ No. \_\_\_\_, \_\_\_\_ day of \_\_\_\_\_, 2024
- 6th Insertion: Vol. \_\_\_\_ No. \_\_\_\_, \_\_\_\_ day of \_\_\_\_\_, 2024
- 7th Insertion: Vol. \_\_\_\_ No. \_\_\_\_, \_\_\_\_ day of \_\_\_\_\_, 2024
- 8th Insertion: Vol. \_\_\_\_ No. \_\_\_\_, \_\_\_\_ day of \_\_\_\_\_, 2024



Ryan Squibb, Publisher

Subscribed and sworn to before me on this 21st day of August, 2024



Teresa R. McBride, Notary Public

My commission expires March 10, 2026

Publication fee \$ 45.66 #15554



**NOTICE IS HEREBY GIVEN** that the Planning and Zoning Board of the City of Pierce City, Missouri, at a meeting to be held in the City Council Chambers at City Hall, located at One Frisco Place in Pierce City, Missouri on Wednesday, September 4, 2024 at 6 P.M. will consider a request for the following rezoning from Industrial to Commercial in the City of Pierce City, Missouri:

Beginning at the northwest point of the current Industrial Zone on Myrtle Street, then following the north boundary line of the Industrial Zone to the east along Main St. to Gibbs Avenue, then following Gibbs Avenue south to the railroad tracks, then following the railroad tracks west back to Myrtle Street, then following the west side of the Industrial Zone on Myrtle to the point of beginning at Myrtle Street and Main Street.

A Public Hearing will be held at said meeting for the purpose of considering the requested rezoning. Any citizen of the City of Pierce City may appear before the Planning and Zoning Board to support, protest or make suggestions concerning the requested rezoning from Industrial to Commercial.

#R-15554-8-21-1tc