



**CITY OF SEDALIA
SPECIAL COUNCIL MEETING
COUNCIL WORK SESSION
Monday, May 13, 2019
Municipal Building
Council Chambers
200 S. Osage Avenue**

Special Council Meeting – 6:30 P.M.

AGENDA

Call to Order – Mayor Kehde

Roll Call

ROLL CALL OF STANDING COMMITTEES

PUBLIC WORKS – Chairwoman Megan Page; Vice Chairman Thomas Oldham

1. Public Hearing – Annexation Petition – Property owned by MRB9, LLC and MRB11, LLC (Property is generally located North of Rebar Road; Specific addresses of 23220 Radio Hill Road and 23400 Radio Hill Road)

Council Work Session – Immediately following Special Council Meeting

1. Discussion on Sanitation issues.

ADJOURN to closed door session in accordance with Sections 610.021 (1), (2) & (3) RSMo for Legal Advice, Lease, Sale or Purchase of Real Estate and Personnel Matters.

The City Council reserves the right to discuss any other topics that are broached during the course of this meeting.

IF YOU HAVE SPECIAL NEEDS, WHICH REQUIRE ACCOMMODATION, PLEASE NOTIFY THE CITY CLERK'S OFFICE PRIOR TO THE MEETING BY CALLING 660-827-3000. ACCOMMODATIONS WILL BE MADE FOR YOUR NEEDS.

Posted May 10, 2019

NOTICE OF PUBLIC HEARING

~ Annexation Petition ~

On Monday, May 13, 2019 at 6:30 p.m. at the beginning of a special council meeting, the City of Sedalia will hold a public hearing, in the Council Chambers at the Municipal Building, 200 South Osage Avenue, to consider an annexation petition filed with the City on March 8, 2019, by MRB9, LLC and MRB11, LLC.

The legal description is set forth below. Public comments concerning the requested annexation will be entertained at the hearing. The proposed zoning for the property is M-2 Heavy Industrial District with its continued use for agriculture/livestock use, and specifically allowing bucking bulls, being permitted by the City Council so long as the current ownership continues as owner of said property. Further that any current residential use is permitted to continue in its current state so long as the current ownership continues.

All of the following described tracts of land in Pettis County, Missouri, are contiguous and compact to the existing city limits of the City of Sedalia, Missouri, to-wit:

Legal Description for the property owned by MRB9, LLC and MRB11, LLC.

TRACT 1 – MRB11, LLC OWNER:

THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER, EXCEPT ONE (1) SQUARE ACRE IN THE NORTHWEST CORNER THEREOF; AND THE WEST HALF OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER; ALL IN SECTION TWENTY SEVEN (27), TOWNSHIP FORTY SIX (46) NORTH, OF RANGE TWENTY ONE (21) WEST OF THE FIFTH PRINCIPAL MERIDIAN, IN PETTIS COUNTY, MISSOURI, EXCEPT THAT PORTION CONVEYED TO THE STATE OF MISSOURI FOR HIGHWAY PURPOSES.

ALSO, BEGINNING AT THE INTERSECTION OF THE WEST LINE OF THE EAST HALF OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 27 IN TOWNSHIP 46 NORTH OF RANGE 21 WEST OF THE FIFTH PRINCIPAL MERIDIAN, PETTIS COUNTY, MISSOURI, AND THE SOUTH RIGHT-OF-WAY LINE OF MISSOURI STATE ROUTE "HH" SAID POINT BEING 43.26 FEET SOUTH OF THE NORTHEAST CORNER OF SAID EAST HALF OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER; THENCE EAST ALONG SAID SOUTH RIGHT-OF-WAY LINE, 62.0 FEET TO AN EXISTING FENCE LINE AND THE NORTHWEST CORNER OF A TRACT DESCRIBED IN WARRANTY DEED BOOK 124 PAGES 464 AND 465 DATED AUGUST 24, 1976 AND AS SHOWN ON A SURVEY BY LS 195, SEPTEMBER 14, 1972 AND RECORDED IN SAID WARRANTY DEED BOOK 124 PAGE 465; THENCE SOUTH ALONG SAID EXISTING FENCE LINE AND THE WEST LINE OF SAID TRACT, 1282 FEET TO A POINT 63 FEET EAST OF THE INTERSECTION OF THE SOUTH AND WEST LINE OF SAID EAST HALF OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER; THENCE WEST ALONG SAID SOUTH LINE, 63 FEET TO THE WEST LINE OF SAID EAST HALF OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER; THENCE NORTH ALONG SAID WEST LINE, 1282 FEET TO THE POINT OF BEGINNING.

TRACT 2 – MRB9, LLC OWNER:

THE SOUTH HALF OF THE NORTHWEST QUARTER AND THE WEST HALF OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION NUMBER TWENTY SEVEN (27) IN TOWNSHIP NUMBER FORTY SIX (46) NORTH,

OF RANGE NUMBER TWENTY ONE (21) WEST OF THE FIFTH PRINCIPAL MERIDIAN, EXCEPT THE FOLLOWING DESCRIBED TRACT: A STRIP OF GROUND 90 FEET IN WIDTH OFF OF THE SOUTH SIDE OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 27, TOWNSHIP 46 NORTH, RANGE 21 WEST OF THE FIFTH PRINCIPAL MERIDIAN.

ALSO THE WEST FOUR HUNDRED NINETY FIVE (495) FEET OF THE EAST HALF OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION NUMBER TWENTY SEVEN (27), IN TOWNSHIP NUMBER FORTY SIX (46) NORTH, OF RANGE NUMBER TWENTY ONE (21) WEST OF THE FIFTH PRINCIPAL MERIDIAN, AND THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER, AND THE EAST HALF OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION NUMBER TWENTY SEVEN (27) IN TOWNSHIP NUMBER FORTY SIX (46) NORTH OF RANGE NUMBER TWENTY ONE (21) WEST OF THE FIFTH PRINCIPAL MERIDIAN,

EXCEPT THE FOLLOWING DESCRIBED TRACT: BEGINNING AT A POINT ON THE SOUTH LINE OF STATE ROUTE HH 304 FEET EAST OF THE WEST LINE OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 27, IN TOWNSHIP 46 NORTH OF RANGE 21 WEST; THENCE EASTERLY ALONG THE SOUTH LINE OF STATE ROUTE HH 417.42 FEET; THENCE SOUTH 417.42 FEET, THENCE WESTERLY PARALLEL WITH THE SOUTH LINE OF SAID STATE ROUTE HH, 417.42 FEET, THENCE NORTH 417.42 FEET TO THE PLACE OF BEGINNING, BEING A PART OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 27, TOWNSHIP 46 NORTH OF RANGE 21 WEST OF THE FIFTH PRINCIPAL MERIDIAN, ALL IN PETTIS COUNTY, MISSOURI. SUBJECT TO EASEMENTS AND CONVEYANCES OF RECORD TO UTILITY COMPANIES; AND, ROAD AND HIGHWAY RIGHT OF WAYS; AND, AN EASEMENT OF GRANTORS OF THE EXISTING TWO-WAY RADIO TOWER, WHICH EASEMENT SHALL EXPIRE WHEN SAID TOWER IS REMOVED FROM THE PROPERTY AS PROVIDED IN A CONTRACT EXECUTED BY GRANTORS AND GRANTEES.

AND ALSO EXCEPT, THE EAST 594.07 FEET OF THE SOUTH 293.38 FEET OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 27, IN TOWNSHIP 46 NORTH, OF RANGE 21 WEST OF THE FIFTH PRINCIPAL MERIDIAN, PETTIS COUNTY, MISSOURI.

AND ALSO EXCEPT, BEGINNING AT THE NORTHEAST CORNER OF THE NORTHEAST QUARTER OF SECTION 27 TOWNSHIP 46 NORTH, RANGE 21 WEST OF THE FIFTH PRINCIPAL MERIDIAN, PETTIS COUNTY, MISSOURI; THENCE SOUTH 85°45'11" WEST ALONG THE NORTH LINE OF SAID NORTHEAST QUARTER, 209.39 FEET TO THE INTERSECTION OF SOUTHEASTERLY RIGHT OF WAY LINE OF MISSOURI STATE ROUTE "HH"; THENCE WESTERLY ALONG SAID RIGHT OF WAY LINE ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 460.28 FEET AN ARC DISTANCE OF 214.90 FEET TO HIGHWAY STATION 48+32.2 P.C.; THENCE CONTINUING ALONG SAID RIGHT OF WAY LINE SOUTH 85°58' WEST, 170.03 FEET TO THE NORTHEAST CORNER OF A TRACT OF LAND DESCRIBED IN BOOK 43 PAGE 3; THENCE SOUTH 05°11'00" EAST, 417.42 FEET TO THE SOUTHEAST CORNER OF SAID TRACT; THENCE NORTH 85°58' EAST PARALLEL TO THE SOUTH RIGHT OF WAY LINE OF SAID STATE ROUTE "H", 587.62 FEET TO THE EAST LINE OF SAID NORTHEAST QUARTER; THENCE NORTH 05°11'00" WEST ALONG THE EAST LINE OF SAID SECTION 467.48 FEET TO THE POINT OF BEGINNING.

AND ALSO EXCEPT, BEGINNING AT A POINT ON THE EAST RIGHT OF WAY LINE OF A COUNTY ROAD (RADIO HILL ROAD), 90.0 FEET NORTH OF THE SOUTH LINE OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 27, IN TOWNSHIP 46 NORTH, OF RANGE 21 WEST OF THE FIFTH PRINCIPAL MERIDIAN, PETTIS COUNTY, MISSOURI; THENCE NORTH ALONG SAID RIGHT OF WAY LINE, 208.71 FEET; THENCE EAST, 626.13 FEET; THENCE SOUTH, 208.71 FEET TO A POINT 90.0 FEET NORTH OF THE SOUTH LINE OF SAID SOUTHWEST QUARTER OF THE NORTHWEST QUARTER; THENCE WEST PARALLEL WITH AND 90.0 FEET NORTH OF SAID SOUTH LINE, 626.13 FEET TO THE POINT OF BEGINNING.

AND ALSO EXCEPT, A PART OF THE SOUTH HALF OF THE NORTHWEST QUARTER AND A PART OF THE WEST HALF OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER AND A PART OF THE WEST 495.0 FEET OF THE EAST HALF OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER ALL IN SECTION 27, TOWNSHIP 46 NORTH, RANGE 21 WEST OF THE FIFTH PRINCIPAL MERIDIAN, PETTIS COUNTY, MISSOURI, DESCRIBED BY METES AND BOUNDS AS FOLLOWS: BEGINNING AT A POINT ON THE EAST RIGHT OF WAY LINE OF A COUNTY ROAD (RADIO HILL ROAD), 298.71 FEET NORTH OF THE SOUTH LINE OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 27 IN TOWNSHIP 46 NORTH OF RANGE 21 WEST OF THE FIFTH PRINCIPAL MERIDIAN, PETTIS COUNTY, MISSOURI; THENCE NORTH 02°15'36" EAST, ALONG SAID EAST RIGHT-OF-WAY LINE, 447.90 FEET; THENCE LEAVING SAID RIGHT-OF-WAY LINE, SOUTH 85°56'46" EAST, 328.54 FEET; THENCE SOUTH 55°35'27" EAST, 393.16 FEET TO AN EXISTING EAST-WEST FENCE LINE; THENCE SOUTH 84°44'44" EAST, ALONG SAID FENCE LINE, 539.63 FEET; THENCE CONTINUING ALONG SAID FENCE LINE, SOUTH 62°34'57" EAST, 63.75 FEET; THENCE SOUTH 16°13'05" EAST, ALONG AN EXISTING FENCE LINE, 206.71 FEET; THENCE SOUTH 86°44'46" EAST, 2423.74 FEET TO A POINT ON THE EAST LINE OF THE WEST 495.0 FEET OF THE EAST HALF OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 27; THENCE SOUTH 02°02'15" WEST, ALONG SAID EAST LINE, 287.71 FEET, TO THE SOUTHEAST CORNER OF SAID WEST 495.0 FEET AND A POINT ON THE SOUTH LINE OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 27; THENCE NORTH 87°15'03" WEST, ALONG SAID SOUTH LINE, 1151.95 FEET TO THE SOUTHEAST CORNER OF THE SOUTH HALF OF THE NORTHWEST QUARTER OF SAID SECTION 27; THENCE NORTH 86°47' WEST, ALONG THE SOUTH LINE OF SAID SOUTH HALF OF THE NORTHWEST QUARTER, 1308.15 FEET TO THE SOUTHEAST CORNER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 27; THENCE NORTH 02°17'39" EAST, ALONG THE EAST LINE OF SAID SOUTHWEST QUARTER OF THE NORTHWEST QUARTER, 90.0 FEET; THENCE NORTH 86°44'46" WEST, 663.93 FEET TO A POINT 626.13 FEET EAST OF THE EAST RIGHT OF WAY LINE OF SAID COUNTY ROAD (RADIO HILL ROAD); THENCE NORTH 02°14'30" EAST, 208.71 FEET; THENCE NORTH 86°44'46" WEST, 624.25 FEET TO THE POINT OF BEGINNING.

Handicapped citizens needing accommodation in order to attend this public hearing should contact the City Administrator's Office at (660) 827-3000 extension 1102 no later than 48 hours prior to the scheduled hearing.

Kelvin L. Shaw, City Administrator
City of Sedalia