

Source: Community Development - Planning <sup>TK</sup> Agenda Item No: (B)

To: City Council  
From: City Manager and Staff <sup>MM</sup>

Council Meeting Date: Dec 16, 2013

Re: City of Columbia Lake of the Woods Golf Course annexation request (Case #13-237)

**EXECUTIVE SUMMARY:**

A request by the City of Columbia to annex approximately 141.76 acres of City-owned parkland into the city, and to apply R-1 (One-Family Dwelling District) as permanent City zoning. The subject site is located on the north side of St. Charles Road, to the east of Golf Boulevard, and is addressed 6700 E. St. Charles Road. **(Case #13-237)**

**DISCUSSION:**

The subject site consists of approximately 141.76 acres, and features the City's Lake of the Woods Golf Course and Lake of the Woods pool. The acreage is served by City water and sewer and has recently become contiguous with the City limits after Boone County requested annexation of property located at 700 Demaret Drive.

The property is currently zoned County R-S, and the applicant is requesting permanent City R-1 (one-family dwelling) zoning. The R-S and R-1 zoning is directly comparable. The subject site straddles the Urban Services Area (USA) boundary line.

The Planning and Zoning Commission will make a recommendation on the zoning request at its December 19, 2013 meeting.

Locator maps and the annexation petition is attached.

**FISCAL IMPACT:**

None.

**VISION IMPACT:**

<http://www.gocolumbiamo.com/Council/Meetings/visionimpact.php>

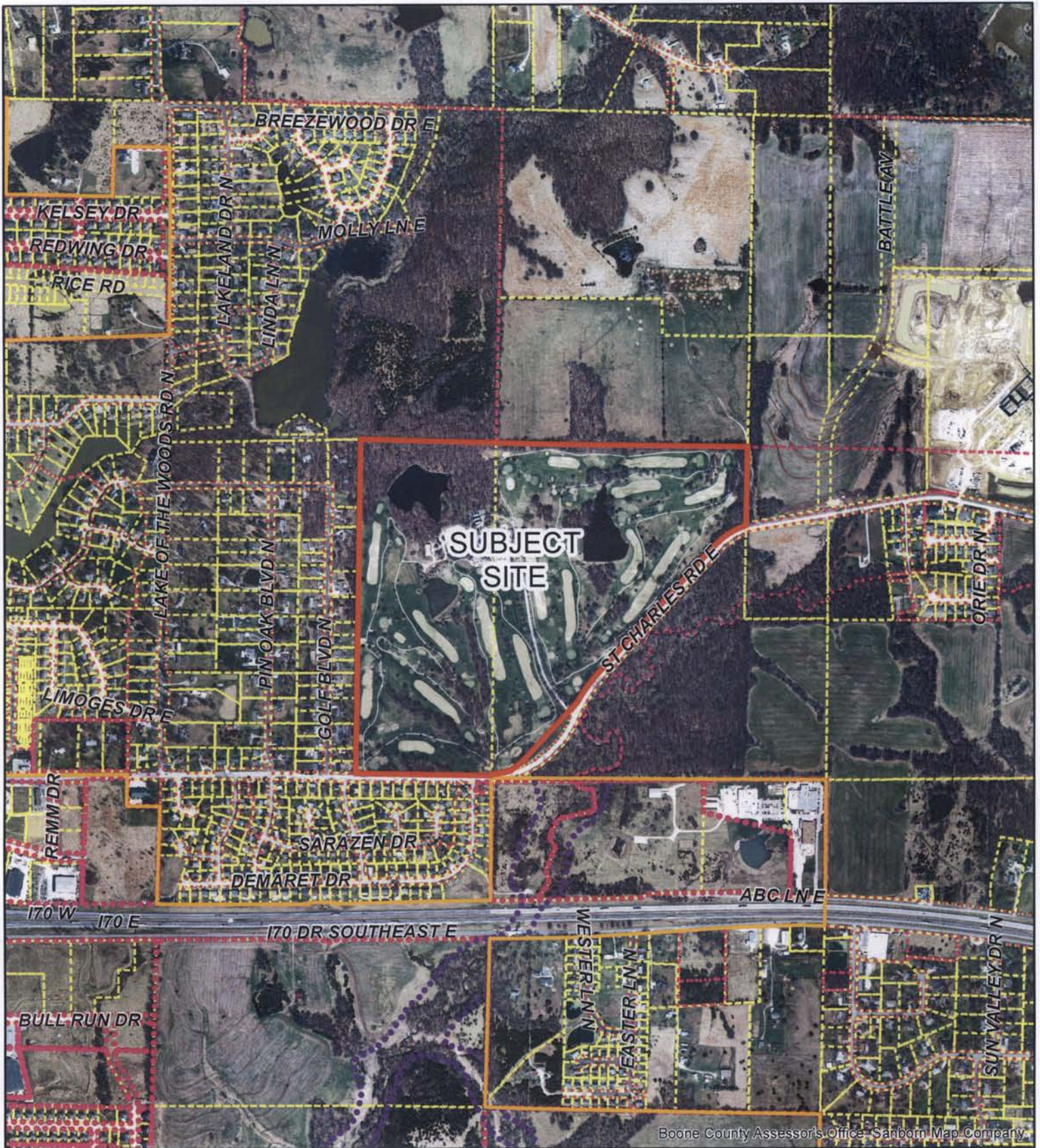
None.

**SUGGESTED COUNCIL ACTIONS:**

If the Council finds the request for annexation reasonable and necessary to the proper development of the City, a resolution should be passed, setting a public hearing and introduction of an ordinance for January 6, 2014.

<b>FISCAL and VISION NOTES:</b>					
<b>City Fiscal Impact</b> Enter all that apply		<b>Program Impact</b>		<b>Mandates</b>	
City's current net FY cost	\$0.00	New Program/ Agency?	No	Federal or State mandated?	No
Amount of funds already appropriated	\$0.00	Duplicates/Epands an existing program?	No	<b>Vision Implementation impact</b>	
Amount of budget amendment needed	\$0.00	Fiscal Impact on any local political subdivision?	No	Enter all that apply: Refer to Web site	
Estimated 2 year net costs:		<b>Resources Required</b>		Vision Impact?	No
One Time	\$0.00	Requires add'l FTE Personnel?	No	Primary Vision, Strategy and/or Goal Item #	N/A
Operating/ Ongoing	\$0.00	Requires add'l facilities?	No	Secondary Vision, Strategy and/or Goal Item #	N/A
		Requires add'l capital equipment?	No	Fiscal year implementation Task #	N/A





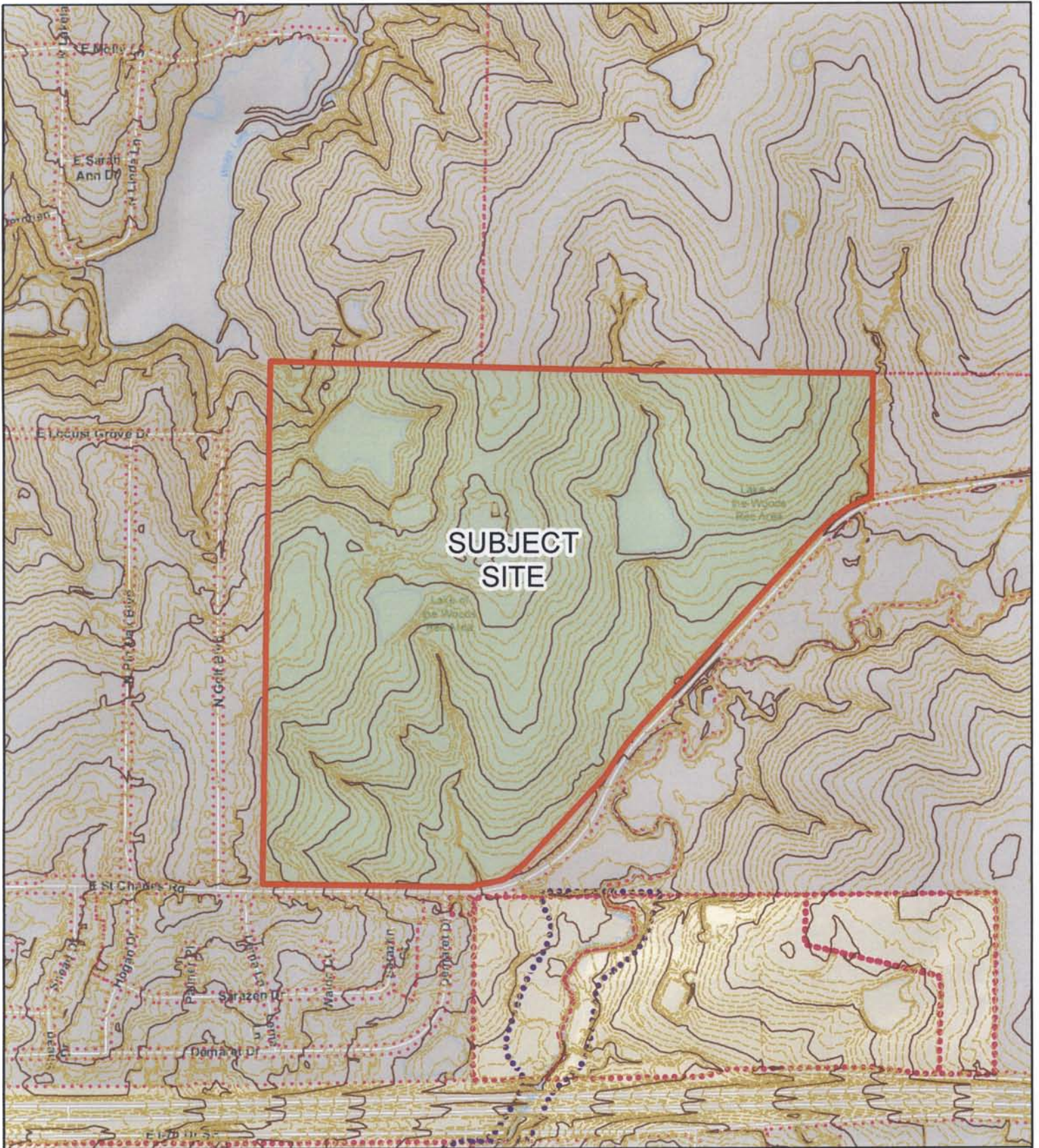
Boone County Assessor's Office - Sanborn Map Company



# 13-237: City of Columbia Lake of the Woods Golf Course Annexation & Zoning







**SUBJECT  
SITE**



# 13-237: City of Columbia Lake of the Woods Golf Course Annexation & Zoning





Introduced by \_\_\_\_\_ Council Bill No. R 260-13

**A RESOLUTION**

setting a public hearing on the voluntary annexation of City-owned parkland located on the north side of St. Charles Road and east of Golf Boulevard (6700 E. St. Charles Road).

BE IT RESOLVED BY THE COUNCIL OF THE CITY OF COLUMBIA, MISSOURI, AS FOLLOWS:

SECTION 1. A verified petition requesting the annexation of certain lands owned by the City of Columbia, Missouri was filed with the City on November 11, 2013. A copy of this petition, which contains the description of the property, marked "Exhibit A," is attached to and made a part of this resolution.

SECTION 2. In accordance with Section 71.012, RSMo, a public hearing on this annexation request shall be held on January 6, 2014 at 7:00 p.m. in the City Council Chamber of the City Hall Building, 701 E. Broadway, in the City of Columbia, Missouri.

SECTION 3. The City Clerk shall cause notice of this hearing to be published at least seven days before the hearing in a newspaper published in the City.

ADOPTED this \_\_\_\_\_ day of \_\_\_\_\_, 2013.

ATTEST:

\_\_\_\_\_  
City Clerk

\_\_\_\_\_  
Mayor and Presiding Officer

APPROVED AS TO FORM:

\_\_\_\_\_  
City Counselor

**PETITION REQUESTING ANNEXATION TO THE CITY OF COLUMBIA**

Mike Matthes, City Manager of the City of Columbia, Missouri, hereby petitions the City Council of the City of Columbia to annex the land described below into the corporate limits of Columbia and, in support of this petition, states the following:

1. The City of Columbia is the owner of all fee interests of record in the real estate in Boone County, Missouri, described as follows:

Starting at the southwest corner of Section 2, Township 48 North, Range 12 West; thence N.89°35'E, along the section line, 1,562.6 feet to the east line of a survey recorded in Book 374 at Page 831, the POINT OF BEGINNING.

From the POINT OF BEGINNING N.0°10'W., 2,699.5 feet to the northeast corner thereof and described as being the ¼ section line; thence N.89°40'E., along the ¼ section line, 1,096.8 feet to a stone at the center of Section 2, Township 48 North, Range 12 West; thence S.89°23'E., along the ¼ section line, 2,018.4 feet to the east line of Boone County Surveys #2571 and 2572; thence S.0°42'W., along the line of said surveys, 650.0 feet to the middle of St. Charles Road; thence following the middle of said road, S.63°42'W., 150.0 feet; S.47°12'W., 150.0 feet; S.41°58'W., 2,266.9 feet; S.50°42'W., 175.0 feet; S.71°42'W., 125.0 feet to the east line projected of Fairway Meadows Subdivision; thence S.0°18'E., along said line, 22.0 feet to the northeast corner of Fairway Meadows Subdivision and being the south line of Section 2, Township 48 North, Range 12 West; thence S.89°35'W., along said line, 1,084.6 feet to the POINT OF BEGINNING.


2. This real estate is not now a part of any incorporated municipality.
3. This real estate is contiguous and compact to the existing corporate limits of the City of Columbia, Missouri.
4. Mike Matthes requests that this real estate be annexed to and be included within the corporate limits of the City of Columbia, Missouri, pursuant to Section 71.012, RSMo. 2008.
5. Petitioner requests that the property be zoned R-1 at the time of annexation

Dated this 11<sup>th</sup> day of November, 2013.

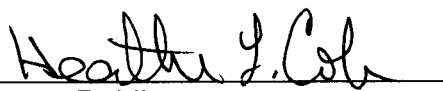
STATE OF MISSOURI    )  
                                  )  
COUNTY OF BOONE    )       ss.

**VERIFICATION**

Mike Matthes, City Manager of the City of Columbia, Missouri, being of lawful age and upon his oath states and verifies that he has reviewed the foregoing Petition for Voluntary Annexation, and that the requests, matters and facts set forth therein are true and correct to the best of his information and belief.

  
\_\_\_\_\_  
Mike Matthes, City Manager

Subscribed and sworn to before me this 11th day of November, 2013.

  
\_\_\_\_\_  
Notary Public

My commission expires: 1-3-16.

