

ORDINANCE NO. S-3193

AN ORDINANCE GRANTING A SPECIAL USE PERMIT TO ALLOW A MOBILE HOME DEALERSHIP LICENSE ON PROPERTY ZONED "MH" MOBILE HOME PARK DISTRICT ON CERTAIN PROPERTY WITHIN THE CORPORATE LIMITS OF THE CITY OF JUNCTION CITY, KANSAS.

WHEREAS, application has been made by Meadowlark JC MHP, LLC, owners, requesting a Special Use Permit to allow a mobile home dealership license through the State of Kansas to sell mobile homes on property located at 2220 Prospect Circle, Junction City, Kansas, in the "MH" Mobile Home Park District and,

WHEREAS, the Junction City/Milford/Geary County Metropolitan Planning Commission conducted a public hearing on Case No. SUP-06-01-17, on June 8, 2017, following published notification in accordance with K.S.A. 12-741, et. seq., as amended, and;

WHEREAS, the Metropolitan Planning Commission has recommended the City Commission of the City of Junction City, Kansas, approve the Special Use Permit to allow a mobile home dealership license on property zoned "MH" Mobile Home Park District, located at 2220 Prospect Circle, Junction City, Kansas.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF JUNCTION CITY, KANSAS, THAT:

Section 1. The following described property is hereby granted a Special Use Permit to allow a mobile home dealership license on property zoned "MH" Mobile Home Park District, located at 2220 Prospect Circle, Junction City, Kansas, legally described as follows:

Tract 1:

Lot Nine (9), Devin's Second Addition, A Replat of Lot 3, Block 1, Devin's First Addition, to Junction City, Geary County, Kansas.

Tract 2:

A tract of land located in Government Lox Six (6), Special Section Three (3), Township Eleven (11) South, Range Five (5) East of the 6th Principal Meridian in Geary County, Kansas, being described as follows:

Beginning at a point on the Southerly line of Devin's Second Addition, a Replat of Lot Three (3), Block One (1), Devin's, First Addition to Junction City, Kansas, said point being the Northwesterly corner of Lot Five (5) of said Devin's Second Addition; thence S 33°05'00" W on a line which is an extension of the Northwesterly line of said Lot Five (5), Devin's Second Addition a distance of 120 feet; thence N 57°28'00" W a distance of 591.92 feet to a point on the Northeasterly line of Holiday Trailer Court Addition Number Two to Junction City, Kansas; thence N 28°10'50" E on the Northeasterly line of said Holiday Trailer Court Addition Number Two a distance of 92.76 feet; thence N 61°49'38" W on the North line of said Holiday Trailer Court Addition Number Two a distance of 331.92 feet, more or less, to a point on the Southeasterly bank of the Republican River;

thence N 18°23'43" E along said Southeasterly bank of the Republican River a distance of 54.38 feet to a point being on a line of extension of the Southerly line of said Devin's Second Addition ;thence S 57°28'00" E on said extension line and Southerly line a distance of 944.35 feet to the point of beginning. a/k/a Lot One (1), Block One 1), T.M. Addition, Junction City, Kansas

Tract 3:

A tract of land located in Government Lot Six (6), Special Section Three (3), Township Eleven (11) South, Range Five (5) East of the 6th Principal Meridian in Geary County, Kansas, being described as follows:

Commencing at the Northeast corner of Lot Two (2), Block One (1), Devin's First Addition to Junction City, Geary County, Kansas, said point of intersection of the North line of said Government Lot Six (6) and Northwesterly Right-of-Way line of Grant Avenue; thence N 57°28'00" W on the North line of said Government Lot Six (6) and Devin's First Addition a distance of 871.20 feet to the point of beginning of the tract to be described, said point also being the Northwest corner of said Lot Two (2), Block One (1), Devin's First Addition; thence S 33°05'00" W on the Westerly line of said Devin's First Addition a distance of 60.00 feet to the Northeast corner of Devin's Second Addition to Junction City, Kansas; thence N 57°28'00" W on the North line of said Devin's Second Addition a distance of 237.60 feet to the Northwest corner of said Devin's Second Addition; thence S 33°05'00" W on the Westerly line of said Devin's Second Addition a distance of 548.12 feet to the Southwest corner of said Devin's Second Addition, said point being on the North boundary line of T.M. Addition to Junction City, Kansas; thence N 57°28'00" W on the North line of said T.M. Addition a distance of 160 feet, more or less, to a point on the Southeasterly bank of the Republican River; thence in a Northeasterly direction along said Southeasterly bank of the Republican River a distance of 640 feet, more or less, to the point of intersection of the North line of said Government Lot Six (6), Special Section Three (3), Township Eleven (11) South, Range Five (5) East; thence S 57°28'00" E on said North line a distance of 570 feet, more or less, to the point of beginning. a/k/a Lot One (1), Block One (1), T.M. Addition Unit No. 2, Junction City, Kansas;

Reserving the right to ingress and egress to the West 20 feet of Lots 5 and 6 of Devin's Second Addition to Junction City, Geary County, Kansas,

Section 2. The Special Use Permit granted by this Ordinance is issued for a period of three (3) years from the date of publication and if the owner desires to continue the use after that time period expires, the owner shall file a new application for reconsideration and extension by the Planning Commission and the Governing Body.

Section 3. This Ordinance shall be in full force and effect from and after its publication once in the Junction City Daily Union.

PASSED AND ADOPTED THIS 5th DAY OF JULY, 2017.



Phyllis Fitzgerald, Mayor

ATTEST:



Shawna Settles, City Clerk

