

ORDINANCE NO. _____

**AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF
THE CITY OF COON RAPIDS SO AS TO PROVIDE CHANGES
IN THE ZONING CLASSIFICATION (PC 15-14)**

The City of Coon Rapids does ordain:

Section 1. The official zoning map of the City of Coon Rapids is hereby amended to change the classification of the following described property from Office, Moderate Density Residential and General Commercial to High Density Residential:

Lot 4 Auditors Subdivision No. 36 Described as follows: Commencing at the point of intersection of easterly line of said lot with North right-of-way line of Coon Rapids Boulevard, thence North 61 degrees 44 minutes west along said North right-of-way a distance of 230.84 feet to point of beginning, thence north 61 degrees 44 minutes west a distance of 115.42 feet, then South to intersection with said North right-of-way line, then Southeasterly along said right-of-way line a distance of 115.42 feet to point of beginning.

That part of Lot 4 Auditors Subdivision No. 36 described as follows: Commencing at a point on Easterly line of said lot at the intersection with Northerly right-of-way of Coon Rapids Boulevard thence North 61 degrees 44 minutes West a distance of 115.84 feet to point of beginning, then North a distance of 160 feet, thence North 61 degrees 44 minutes West a distance of 115.42 feet, then South a distance of 160 feet to said Northerly right-of-way line of Coon Rapids Boulevard, thence South 61 degrees 44 minutes East a distance of 115.42 feet to point of beginning

That part of the West Half of the Northeast Quarter Section 17, Township 31, Range 24, Anoka County, Minnesota, described as follows: Beginning at the southeast corner of Lot 1, Block 2, O.L. PEDERSON ADDITION as corrected by Surveyor's Certificate filed as Anoka County Recorder Document No. 671455, thence on an assumed bearing of South 9 degrees 28 minutes, 50 seconds West, along the southerly extension of the easterly line of said Lot 1, a distance of 338.17 feet to the northerly right-of-way boundary line of County State Aid Highway No. 1 (Coon Rapids Boulevard), thence North 61 degrees 44 minutes 00 seconds West, along said northerly right-of-way boundary line, to the intersection with the southerly extension of the west line of Lot 3, said Block 2, thence on a bearing of North, along the southerly extension of the west line of said Lot 3, a distance of 227.10 feet to the southwest corner of said Lot 3, thence South 87 degrees 45 minutes

16 seconds East, along the south line of said Block 2, a distance of 273.84 feet to the point of beginning.

That part of the West Half of the Northeast Quarter Section 17, Township 31, Range 24, Anoka County, Minnesota, described as follows:

Beginning at the southeast corner of Lot 1, Block 2, O.L. PEDERSON ADDITION as corrected by Surveyor's Certificate filed as Anoka County Recorder Document No. 671455, thence on an assumed bearing of South 9 degrees 28 minutes, 50 seconds West, along the southerly extension of the easterly line of said Lot 1, a distance of 338.17 feet to the northerly right-of-way boundary line of County State Aid Highway No. 1 (Coon Rapids Boulevard), thence North 61 degrees 44 minutes 00 seconds West, along said northerly right-of-way boundary line, to the intersection with the southerly extension of the west line of Lot 3, said Block 2, thence on a bearing of North, along the southerly extension of the west line of said Lot 3, a distance of 227.10 feet to the southwest corner of said Lot 3, thence South 87 degrees 45 minutes 16 seconds East, along the south line of said Block 2, a distance of 273.84 feet to the point of beginning.

Lot 1 Block 2, O. L. Pederson Addition

Introduced the 5th day of May, 2015

Adopted on the ____ day of March, 2015

Jerry Koch, Mayor

ATTEST:

Joan Lenzmeier, City Clerk