

**ORDINANCE NO. 4148**

**AN ORDINANCE APPROVING THE REPLAT OF LOT 14 OF THE REPLAT OF GERHART INDUSTRIAL PARK.**

**WHEREAS**, City of Clinton is owner of Lot 14 at Gerhart Industrial Park; and

**WHEREAS**, City of Clinton desires to replat Lot 14; and

**WHEREAS**, the Clinton Planning Commission reviewed the Replat of Lot 14 of the Replat of Gerhart Industrial Park on March 4, 2024, and by a vote of 7 Yeas, 0 Nays, 1 Absent, 1 Abstention, the Commission recommended approval of the replat;

**NOW, THEREFORE BE IT HEREBY ORDAINED** by the City Council of Clinton, Missouri that the following shall be known as the Replat of Lot 14 of the Replat of Gerhart Industrial Park:

LOT 1

All of the east 218.00 feet of Lot 14, Replat of Gerhart Industrial Park, an addition to the City of Clinton, Henry County, Missouri, according to the recorded plat thereof.

LOT 2

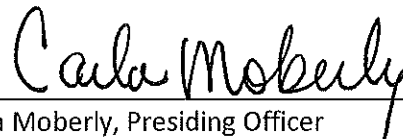
All of Lot 14, Replat of Gerhart Industrial Park, an addition to the City of Clinton, Henry County, Missouri, according to the recorded plat thereof, except the east 218.00 feet.

REFERENCES

Final plat of "Replat of Gerhart Industrial Park" by MO PLS 250, dated 03/21/1997, recorded in Plat Book G at pages 193-194, dated 03/21/1997.

This ordinance shall become effective immediately upon its passage and approval as provided by law.

Read both times and passed this 5<sup>th</sup> day of March, 2024.



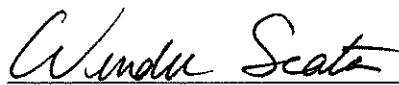
Carla Moberly, Presiding Officer

ATTEST:

Ayes 8 - Gene Henry, Roger House, Cameron Jackson, Austin Jones,  
Shelley Nelson, Martha Nichols, Debbie Smith, Stacia Wilson

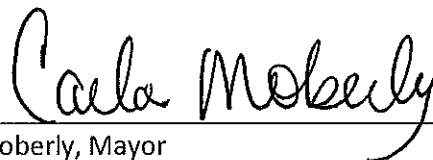
Nays 0

Absent 0



Wendee Seaton, City Clerk

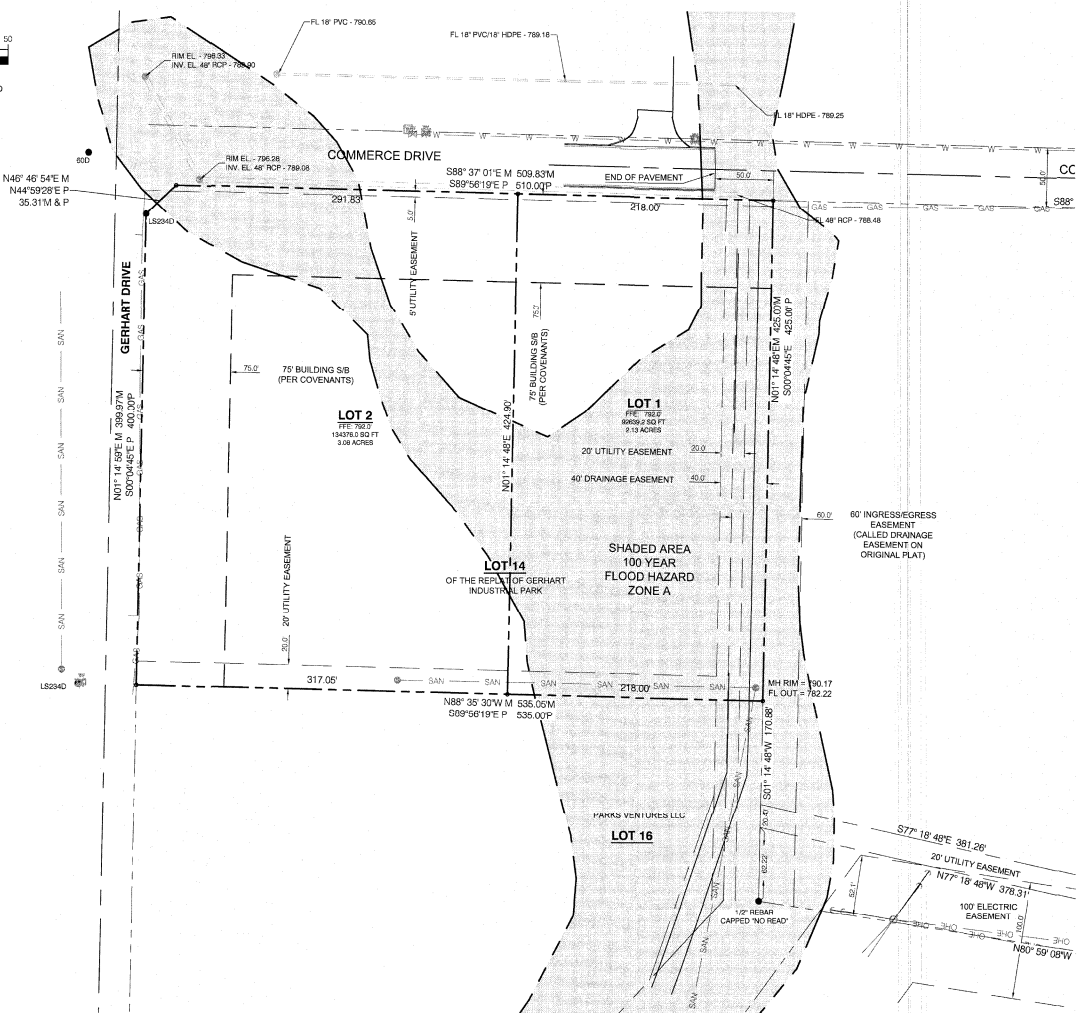
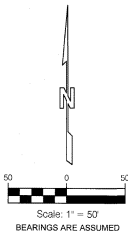




Carla Moberly, Mayor

# REPLAT OF LOT 14 OF THE REPLAT OF GERHART INDUSTRIAL PARK

A SUBDIVISION LOCATED IN THE NORTHWEST QUARTER OF  
SECTION 34 TOWNSHIP 42 NORTH, RANGE 26 WEST  
CLINTON, HENRY COUNTY, MISSOURI



**DEDICATION:**  
THE UNDERSIGNED PROPRIETORS OF THE REAL ESTATE DESCRIBED HEREON HAVE CAUSED THE SAME TO BE SUBDIVIDED IN THE MANNER SHOWN ON THIS PLAT, WHICH SUBDIVISION AND PLAT SHALL HEREAFTER BE KNOWN AS "REPLAT OF LOT 14, GERHART INDUSTRIAL PARK". IT SHALL BE SUFFICIENT DESCRIPTION OF EACH LOT PLATTED HEREON TO BE DESIGNATED BY THE NUMBER WHICH APPEARS ON SAID LOT FOLLOWED BY THE WORDS "REPLAT OF LOT 14, GERHART INDUSTRIAL PARK" AN ADDITION TO THE CITY OF CLINTON, MISSOURI.

AN EASEMENT OR LICENSE IS HEREBY GRANTED TO THE CITY OF CLINTON, MISSOURI TO LOCATE, CONSTRUCT AND MAINTAIN OR TO AUTHORIZE THE LOCATION, CONSTRUCTION AND MAINTENANCE OF CONDUITS, GAS WATER AND SEWER LINES OR ALL OR ANY OF THEM UPON OR UNDER THE SURFACE OF THE LAND DESIGNATED UTILITY EASEMENT (U/E) AND/OR DRAINAGE EASEMENT (D/E) AS SHOWN ON THE PLAT AND DESCRIBED IN THE DESCRIPTION.

THE STREETS/ROADS SHOWN ON THIS PLAT NOT ALREADY DEDICATED TO THE PUBLIC ARE HEREBY SO DEDICATED.

THE USE OF ALL LOTS ON THIS PLAT SHALL BE SUBJECT TO ANY AND ALL RESTRICTIONS RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS IN HENRY COUNTY, MISSOURI AND TO ALL RESTRICTIONS IMPOSED BY ORDINANCE BY THE CITY OF CLINTON, MISSOURI.

COUNTY, TOWNSHIP AND CITY TAXES PERTAINING TO THIS REAL ESTATE UP TO AND THROUGH THE YEAR 2023 HAVE BEEN PAID.

IN TESTIMONY WHEREOF THE UNDERSIGNED PROPRIETORS HAVE HEREUNTO SET THEIR HANDS THIS DAY OF \_\_\_\_\_, 2024.

CARLA MOBERLY  
MAYOR  
CITY OF CLINTON, MISSOURI

CHRISTINA A. MAGGI  
CITY ADMINISTRATOR  
CITY OF CLINTON, MISSOURI

**ACKNOWLEDGEMENT:**

STATE OF MISSOURI )  
COUNTY OF \_\_\_\_\_ )

ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ IN THE YEAR 2024, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE PERSONALLY APPEARED CARLA MOBERLY, MAYOR

CHRISTINA A. MAGGI, CITY ADMINISTRATOR OF THE CITY OF CLINTON, MISSOURI, TO ME PERSONALLY KNOWN AND KNOWN TO BE THE PERSONS WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THAT THEY EXECUTED THE SAME AS THEIR FREE ACT AND DEED. IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY SEAL, THE DAY AND YEAR FIRST ABOVE WRITTEN.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED BY NOTARIAL SEAL, NOTARY PUBLIC IN AND FOR THE COUNTY OF \_\_\_\_\_ STATE OF MISSOURI.

MY COMMISSION EXPIRES \_\_\_\_\_ (SEAL)

**APPROVAL:**

APPROVED BY ACTION OF THE PLANNING COMMISSION OF THE CITY OF CLINTON, MISSOURI ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2024.

CHAIRMAN - PLANNING COMMISSION

ACCEPTED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2024 BY ACTION OF THE CITY COUNCIL OF THE CITY OF CLINTON, MISSOURI.

CITY CLERK \_\_\_\_\_ ORDINANCE NO. \_\_\_\_\_

**RECORDED PROPERTY DESCRIPTION**  
LOT 14, REPLAT OF GERHART INDUSTRIAL PARK, AN ADDITION TO THE CITY OF CLINTON, HENRY COUNTY, MISSOURI, ACCORDING TO THE RECORDED PLAT THEREOF.

**REFERENCES:**

FINAL PLAT OF "REPLAT OF GERHART INDUSTRIAL PARK" BY MO PLS 250, DATED 03/21/1997, RECORDED IN PLAT BOOK G AT PAGES 193-194, DATED 03/21/1997.

**ZONING:**

ZONED AS I-2 LIGHT INDUSTRIAL DISTRICT

- LEGEND**
- IRON PIN SET CAPPED
  - LC 000708029
  - EXISTING IRON PIN
  - ▲ EXISTING RIGHT-OF-WAY MARKER
  - M MEASURED
  - P PLATTED
  - D DEEDED
  - W WATER LINE
  - GAS GAS LINE
  - SAN SANITARY SEWER
  - SHE UNDERGROUND ELECTRIC LINE
  - UGE UNDERGROUND COMMUNICATION LINE
  - CDM UNDERGROUND COMMUNICATION LINE
  - FC FIBER-OPTIC CABLE
  - CHAIN LINK FENCE
  - WOOD PRIVACY FENCE
  - BARBED WIRE FENCE
  - ⊠ ELECTRIC TRANSFORMER
  - ⊙ SANITARY SEWER MANHOLE
  - ⊙ STORM SEWER MANHOLE
  - ⊙ WATER MANHOLE
  - ⊙ TELEPHONE PEDESTAL
  - ⊙ FIRE HYDRANT
  - ⊙ WATER VALVE
  - ⊙ GAS VALVE
  - ⊙ GAS METER
  - ⊙ POWER POLE
  - ⊙ ELECTRIC METER
  - ⊙ GUY ANCHOR
  - ⊙ PULL BOX
  - ⊙ 2 PED
  - ⊙ WATER METER
  - ⊙ GAS METER
  - ⊙ AIR CONDITIONER
  - ⊙ SIGN
  - ⊙ LIGHT POLE
  - ⊙ POST
  - ⊙ MAIL BOX
  - ⊙ TREE DECIDUOUS
  - ⊙ TREE EVERGREEN

**CERTIFICATION:**  
CJW TRANSPORTATION CONSULTANTS, L.L.C., HEREBY DECLARE TO THE CITY OF CLINTON, MISSOURI, THAT THE INFORMATION CONTAINED HEREON IS BASED UPON AN ACTUAL SURVEY OF THE LAND DESCRIBED, WHICH WAS PERFORMED UNDER MY PERSONAL SUPERVISION, AND TO THE BEST OF MY KNOWLEDGE AND BELIEF, THIS SURVEY IS IN ACCORDANCE WITH THE CURRENT MISSOURI STANDARDS FOR PROPERTY BOUNDARY SURVEYS. PHYSICAL EVIDENCE OF IMPROVEMENTS SHOWN ARE FROM INFORMATION TAKEN BY VISUAL INSPECTION OF THE PREMISES. BOUNDARY MONUMENTATION AND CONDITIONS FOUND ARE AS SHOWN.

*Michael A. Johnson*  
MICHAEL A. JOHNSON, PLS 2296 DATE 3-4-24

CJW, L.L.C. LC-2007708003

**UTILITY DISCLAIMER**  
INFORMATION SHOWN ON THIS DRAWING CONCERNING TYPE AND LOCATION OF UNDERGROUND AND OTHER UTILITIES IS NOT GUARANTEED TO BE ACCURATE OR ALL INCLUSIVE. CONTRACTORS ARE RESPONSIBLE FOR MAKING THEIR OWN DETERMINATION AS TO THE TYPE AND LOCATION OF UTILITIES AS MAY BE NECESSARY TO AVOID DAMAGE THERETO. INFORMATION SHOWN IS FROM MAPS PROVIDED OR DISCOVERED FROM UTILITY PROVIDERS.



No. _____	Revision _____	Date _____
Prepared by: <b>CJW</b> MICHAEL A. JOHNSON PLS 2296 Missouri Certificate of Authority #030738003		
CJW Transportation Consultants, L.L.C. 555 S. National Suite 76 Springfield, MO 65810 Tel. 417.888.3400 Fax. 417.888.3402 www.GoCJW.com		

<b>RE-PLAT FOR CITY OF CLINTON, MISSOURI A MUNICIPAL CORPORATION</b>			
<b>N GERHART DR &amp; W COMMERCE DR CLINTON, MISSOURI 64735</b>			
SURVEY BY CJW	DESIGN CJW	SCALES HOR. 1"=50' VERT. N/A	SHEET 1 OF 1 SHEETS FILE NO. 24023
DATE 02/27/2024	DRAWN CJW	CHECKED CJW	