

**AN ORDINANCE ANNEXING INTO THE CITY OF GLADSTONE 27.965 ACRES GENERALLY LOCATED SOUTH OF NORTHEAST 76<sup>TH</sup> STREET AND SOUTH OF NORTH SPRUCE AVENUE, AT THE EASTERN CITY LIMITS OF GLADSTONE, MISSOURI, UPON THE DETACHMENT OF SAID PROPERTY BY THE CITY OF KANSAS CITY, MISSOURI. (HAPPY ROCK)**

**WHEREAS**, the City of Kansas City and the City of Gladstone have begun a joint effort to detach from Kansas City a portion of Happy Rock Park and concurrently annex this portion into Gladstone, this area being generally located south of Northeast 76<sup>th</sup> Street and south of North Spruce Avenue, at the eastern city limits of Gladstone, Missouri; and

**WHEREAS**, this ordinance will annex property currently owned by the City of Gladstone which is inside the corporate city limits of Kansas City; and

**WHEREAS**, it is in the best interest of each municipality to complete this action; and

**WHEREAS**, the property to be concurrently annexed by Gladstone and detached by Kansas City abuts Gladstone; and

**WHEREAS**, all provisions of Section 71.011, Revised Statutes of Missouri, authorizing such concurrent detachment and annexation have been met; and

**WHEREAS**, there are no residents living in the area to be detached.

**NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF GLADSTONE, MISSOURI AS FOLLOWS:**

**SECTION 1:** That the following property, generally located on the south side of Northwest 76<sup>th</sup> Street and south of North Spruce Avenue, at the eastern city limits of Gladstone, Missouri, and more specifically described as follows:

TRACT 1, Happy Rock Park detachment description: Part of the West Half of the Southwest Quarter of Section 17, Township 51 North, Range 32 West, in Kansas City, Clay County, Missouri, being more particularly described as follows: Commencing at the northwest corner of the Northwest Quarter of the Southwest Quarter of said section, township and range; thence South 0 degrees 44 minutes 13 seconds West along the west line of said Northwest Quarter, a distance of 25.00 feet to the point of beginning of the tract of land herein described; thence departing said west line, South 89 degrees 09 minutes 42 seconds East along the south right-of-way line of Northeast 76<sup>th</sup> Street, as now established, a distance of 511.24 feet to a point on the proposed southwesterly right-of-way line of Maplewoods Parkway; thence departing said south right-of-way line and along said proposed right-of-way line on a curve to the left having an initial tangent bearing of South 31 degrees 46 minutes 38 seconds East, a radius of 1425.00 feet, a central angle of 14 degrees 55 minutes 49 seconds and arc distance of 371.33 feet to a point on a line as described in a deed recorded in Book 1108, page 4; thence departing said proposed right-of-way line, South 1 degrees 39 minutes 42 seconds East along said deed line, a distance of 244.07 feet; thence South 10 degrees 50 minutes 18 seconds West, a distance of 42.24 feet; thence South 13 degrees 05 minutes 18 seconds West, a distance of 69.30 feet; thence South 29 degrees 50 minutes 18 seconds West, a distance of 112.20 feet; thence South 36 degrees 20 minutes 18 seconds West, a distance of 163.02 feet; thence South 49 degrees 17 minutes 08 seconds East, a distance of 82.30 feet (Deed=79.03 feet) to a point of intersection with a line established by a boundary line agreement recorded in Book 809, page 360; thence along said line, South 29 degrees 49 minutes 51 seconds East, a distance of 536.08 feet to a point of intersection with the centerline of Shoal Creek as established by James Schowe, LS 1989 in a prior survey by John F. Lutjen and Associates dated July 26, 2000;

thence departing said agreement line, South 48 degrees 30 minutes 02 seconds West along said centerline, a distance of 366.34 feet; thence South 64 degrees 26 minutes 14 seconds West, a distance of 200.00 feet; thence South 80 degrees 11 minutes 14 seconds West, a distance of 140.00 feet; thence North 63 degrees 05 minutes 28 seconds West, a distance of 373.49 feet to a point on the west line of the aforesaid section, township and range, said section line also being the common line for Kansas City, Missouri and Gladstone, Missouri as now established; thence departing said creek centerline, North 0 degrees 44 minutes 13 seconds East along said section line, a distance of 1578.59 feet to the point of beginning. Containing 27.965 acres, more or less.


Is hereby declared to be annexed by the City of Gladstone, Missouri upon the detachment of the same property by the City of Kansas City, Missouri, according to the terms of Section 71.011, RSMo.

**SECTION 2.** That the reasons for and purposes to be accomplished with this detachment by the City of Kansas City and concurrent annexation by the City of Gladstone are that it will allow for better coordination of utility service and better provision of services for the benefit of the citizens and property owners in the affected area and allow Gladstone to apply its own ordinances to property owned by Gladstone.

**SECTION 3.** That the City of Gladstone, Missouri shall file a certified copy of this ordinance simultaneously with the filing of a certified copy of the related detachment ordinance adopted by the City of Kansas City in the office of the County Clerk of Clay County, the Clay County Assessor, the Recorder of Deeds of Clay County, and the Clerk of the Circuit Court of Clay County, at the cost of the City of Gladstone.

**SECTION 4.** That the City Clerk is further authorized and directed to take any and all necessary steps to effectuate this concurrent detachment and annexation by and between the City of Gladstone, Missouri and the City of Kansas City, Missouri.

**INTRODUCED, READ, PASSED AND ADOPTED BY THE COUNCIL OF THE CITY OF GLADSTONE, MISSOURI, THIS 23<sup>RD</sup> DAY OF JUNE 2014.**

  
\_\_\_\_\_  
J. Brian Hill, Mayor

ATTEST:

  
\_\_\_\_\_  
Ruth E. Bocchino, City Clerk

1st Reading: June 23, 2014

2nd Reading: June 23, 2014



14-20 | 14-21

All-America City

Gladstone



2008

OFFICE OF THE CITY COUNSELOR

DATE: JUNE 23, 2014

TO: MAYOR BRIAN HILL  
MAYOR PRO TEM BILL GARNOS  
COUNCILMEMBER CAROL SUTER  
COUNCILMEMBER JEAN MOORE  
COUNCILMAN R. D. MALLAMS  
CITY MANAGER KIRK DAVIS

FROM: CITY COUNSELOR RANDALL THOMPSON

RE: ANNEXATION OF THOSE PORTIONS OF HAPPY ROCK PARK  
AND HOBBY HILL PARK OWNED BY GLADSTONE BUT  
LOCATED IN KANSAS CITY.

Ordinances annexing approximately 28 acres of Happy Rock Park and 9 acres of Hobby Hill Park into Gladstone will appear on the June 23 Council Agenda.

You will recall that this action has been in the works since April 2013 when Kansas City ("KC") approached Gladstone with the idea. Originally KC wanted to simultaneously obtain ownership of Gladstone real estate needed for the right-of-way of Maplewoods Parkway in the northeast corner of Happy Rock Park. Because of the conversion process required to remove parkland partially purchased with federal funds from park use this plan was abandoned. Eventually this problem will need to be addressed when KC moves forward with the parkway.

This annexation will also alleviate the need for KC to continue billing Gladstone for water run-off from the impervious surfaces in Happy Rock Park located in KC. As of May 13, 2014, KC Water Services has invoiced Gladstone \$4,661.49 under their run-off ordinance.

We also agreed to grant KC permanent easements for wastewater improvements maintained by KC in the annexed areas. Those easements have already been approved and executed by the City Manager.

On May 8, 2014, the KC city council passed their ordinances detaching the property. Once we annex the property our city clerk will, among other things, record the ordinances with the Clay County Recorder and comply fully with the annexation statute.