

AN ORDINANCE AMENDING ORDINANCE NO. 20-10 APPROVING A SECOND AMENDED FINAL DEVELOPMENT PLAN SUBMITTED BY ROSSMAN PARTNERS, LLC FOR THE OUTLOT OF THE BIG BEND SQUARE MIXED-USE DEVELOPMENT

WHEREAS, on August 19, 2020 by Ordinance No. 20-10, the Board of Aldermen approved the Second Amendment to the Final Development Plan for the outlot in Big Bend Square submitted by Rossman Partners, LLC (the "Applicant") to allow for a Dunkin'® store as well as a future retail space; and

WHEREAS, the Board specifically approved the Second Amendment to the Final Development Plan with the condition that the brick color be changed to a red hue from the black hue indicated on the Exterior Elevations A5.0 and A5.1 ("Exterior Elevations") and that the Applicant submit revised Exterior Elevations showing and calling out the revised brick color; and,

WHEREAS, Applicant having submitted the revised elevations, the Board now wishes to substitute the revised Exterior Elevations to the approved Second Amendment to the Final Development Plan;

NOW THEREFORE, BE IT ORDAINED BY THE BOARD OF ALDERMEN OF THE CITY OF TWIN OAKS, MISSOURI, AS FOLLOWS:

Section 1. Exhibit A to Ordinance 20-10 is hereby amended to substitute the attached plan sheets A5.0 and A5.1, labeled "Exterior Elevations," and approving Nichiha Vintagebrick as the type and *Alexandria Buff* as the color for the brick veneer panel system to be used on the exterior of the building as shown on A5.1.

Section 2. Section 1 of Ordinance No. 20-10 is amended to delete modification No. 4 as the colors of the building are now in conformance with those approved for Big Bend Square/Villages of Twin Oaks development in the Amended Development Plan.

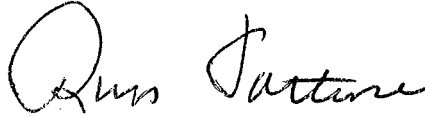
Section 3. Ordinance 17-07, as amended by Ordinance 19-02 and Ordinance 20-10, shall continue to govern the Property except as it pertains to the Outlot which shall be governed by any specific requirements in this Ordinance and approved plan attached hereto.

Section 4. The approved Second Amendment to the Amended Final Development Plan shall be recorded, at the Applicant's expense, with the St. Louis County Recorder of Deeds and a reproducible mylar (or other such format as the City may require) of such recorded plan furnished to the City.

Section 5. The findings and facts set forth in the recitals contained in the "Whereas" clauses above are incorporated by reference as if set forth fully herein.

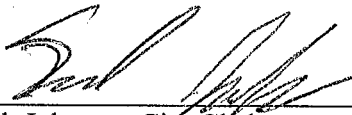
Section 6. This Ordinance shall be in full force and effect on and after its passage and approval by the Mayor.

PASSED AFTER HAVING BEEN READ IN FULL OR BY TITLE TWO TIMES PRIOR TO
PASSAGE BY THE BOARD OF ALDERMEN OF THE CITY OF TWIN OAKS, MISSOURI,
THIS 2nd DAY OF SEPTEMBER 2020.



Russ Fortune, Mayor

Attest:



Frank Johnson, City Clerk

Attachment 1
Plan Sheets A5.0 and A5.1
Exterior Elevations

