Introduced b	oy: Present Berkeley Co	uncil Members			
PI 47	ROPERTIES INVOLVED	/ING A BOUNDARY ADJU IN A LAND SWAP: 9451 N 'E, AND 4700 LE BOUR DUNTY, MISSOURI	NATURAL B	RIDGE RD,	
WHEREAS,	Thermo-Fisher (Patheon Biologics) and John Henry Foster Company are requesting a replat of three properties involved in a land swap to improve pedestrian safety and enhance access between the properties.				
NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF BERKELEY, MISSOURI, AS FOLLOWS:					
Section 1.	The Boundary Adjustment Plat of all of adjusted lot A of "Lot Consolidation Plat of Lots A and B of Le Bourget Subdivision" (P.B. 355, PG. 513), All of Lot 5A of "Resubdivision of Lots 5, 8, 9, & 10 Laclede Airport Park (P.B. 228, PG. 42), and a Tract of Land in U.S. Surveys 49 and 656, Township 46 North, Range 6 East of the Fifth Principal Meridian, City of Berkeley, St. Louis County, Missouri.				
	Properties Address 9451 Natural Bridge 4709 La Guardia Drive 4700 Le Bourget Drive	Zoning "M-1" Industrial District "M-1" Industrial District "M-1" Industrial District	SQ. FT. 91,878 16,602 93,473	STLCO Locator # 13K610148 13K640112 13K640343	
Section 2.	This Ordinance shall be	in full force and effect from	and after the	date of its passage.	
2nd Reading	-	025 025 D, this <u>day of</u>	2025		
		Rita Cr	awford-Grah	 am Mayor	
		Final Roll Call:	awiora oran	am, mayor	
ATTEST:		Councilwoman Holmes Councilwoman Williams Councilman Hoskins	Aye _ Aye _ Aye _	Nay Absent Abstain Nay Absent Abstain	
Deanna L. Jones, City Clerk		Councilwoman Anthony Councilman Hindeleh Mayor Crawford-Graham	Aye Aye Aye	Nay Absent Abstain Nay Absent Abstain Nay Absent Abstain	
Approved as Phillip C. Boy	to Form: /d, City Attorney				
				1 Page	

ORDINANCE NO.:

BILL NO.:

<u>5102</u>

BOUNDARY ADJUSTMENT PLAT OF

ALL OF ADIUSTED LOT A OF "LOT CONSOLIDATION PLAT OF LOTS A AND B OF LE BOURGET SUBDIVISION" (P.B. 355, PG. 513),
ALL OF LOTS A OF "BESUBDIVISION OF LOTS, 8, 9 & 10 LACLEDE AIRPORT PARK (P.B. 228, PG. 42),
ALL OF LOT A TRACT OF LAND IN U.S. SURVEYS 49, 4ND 65, TOWNSHIP 46 NORTH, RANGE 6 EAST OF
THE FIFTH PRINCIPAL MERIDIAN, CITY OF BERKELEY, ST. LOUIS COUNTY, MISSOURI

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CERTIFICATE (4700 LE BOURGET DRIVE):

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	THE PARPOSE OF THIS BOARDAY ADJUSTNESS PLAT IS TO ADJUST THE COMMON BOUNDARY LINES BETWEEN THREE TRACTS OF LAND. THIS BOOLDARY ADJUSTMENT OF THE OFFICE ANY MY HAVE THE ANY ODES NOT REBLUCE ANY PARCEL, MEIL RELOT THE MYRIUM SIZE REQUIREMENTS OF THIS CITY STREAM CANNO CORRESPOND.	THE PURPOSE OF THIS BOUNDARY ADJUSTMENT PLAT IS TO ADJUST THE CORMON BOUNDARY LIVES BETWEEN THREE TRACTS OF LIVED. THIS RECOUNDER TOUS TRACTS FOR LIVED THE WINNESS THE LIVED SELVEY THE INNINAMA SEE RECOUNDER THE LIVED SELVEY THE INNINAMA SEE RECOUNDERSHAFF TO THE CITY OF RECOUNDERSHAFF TO THE CITY OF RECOUNDERSHAFF TO THE CITY OF RESEAUX SECURITIES.
	THIS PLAT DOES NOT CREATE ANY NEW BUILDING LINES. EXISTING BUILDING LINES OF RECORD SHOWN HEREON.	THIS PLAT DOES NOT CREATE ANY NEW BUILDING LINES. EXISTING BUILDING LINES OF RECORD SHOWN HEREON.
	THIS PLAT DOES NOT CREATE ANY NEW EASEMENTS, NOR DOES IT VACATE ANY EXISTING EASEMENTS.	THIS PLAT DOES NOT CREATE ANY NEW EASEMENTS, NOR DOES IT VACATE ANY EXISTING EASEMENTS.
	IT IS HEREBY CERTIFIED THAT THERE ARE NO DELINQUENT TAXES OUTSTANDING.	IT IS HEREBY CERTIFIED THAT THERE ARE NO DELINQUENT TAXES OUTSTANDING.
	IN WITNESS THEREOF, I HAVE HEREUNTO SET MY HAND THIS DAY OF 2005.	IN WITNESS THEREOF, I HAVE HEREUNTD SET MY HAND THIS DAY OF 2008.
	PATHECK BOLOGICS LIC A DELAWARE LATTED LIABILITY COMPANY	JOHN HENRY FOSTER COMPARY OF ST. LOUIS, INC. A MISSOURI CORPORATION
		BY:
	PRINT WAVE AND TITLE	3.I.I.I. GAV. TAKAN TANA
		STATE OF
	COUNTY OF	COUNTY OF
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	IN TRISHOWY WIRRIER, I WAR HERBATO SET MY IMAD AND AND APPED MY OPFICIAL SEA, IN THE COUNTY AND STATE APPRESAD, THE DAY AND YOUR METTING. MY YOUNG HER THE WAR THE WA	IN TESTIMONY WHERCO, HAVIO FEREUNTO SET MY HAND AND AFFICED MY OFFICIAL SEAL IN THE COLARTY AND STATE MORESHID, THE DAY AND YEAR EPST ARDNE WHITEN.
	RI LUMINIBALIN ENTIRES.	MY COMMISSION EXPRES:
	NOTARY FUBLIC	Notwer Public
	LIENHOLDER CERTIFICATION (4709 LA GUARDIA DRIVE & 9451 NATURAL BRIDGE DRIVE);	LIENHOLDER CERTIFICATION (4700 LE BOURGET DRIVE):
	WHEREAS, ON A DETO OF TRUST DATE DATE DATE OF TRUST DATE. ON THE DATE DATE OF THE DATE OF THE DATE OF TRUST DATE OF THE DATE	WHEREAS, 19. A DEED OF "HISH DAVID" 10. THE 81-LOUR DOWN'Y, MISCOURI ECOUNDS REPERTING OF THE 81-LOUR DOWN'Y, MISCOURI ECOUNDS ON ENTERTY 10. THE 81-LOUR DOWN'Y, MISCOURI ECOUNDS REPERTING TO A CONTROL DESCRIPTION FOR A CON
	LOTS A AND B OF LE BOURGET SUIDINSTON, LOT SA OF "RESUBDINSTAY OF LOTS"S, B, B B 10 LACLEDE APPORT PARK, AND A TRACT OF LAND. N. U.S. SURVEYS 49 AND 598, TOWNSHP 46 NORTH, RAVIDE B EAST OF THE PETH PRINCIPAL MERITIAN?	LOTS A AID B OF LE BOURGET SUBDIVISION, LOT SA OF PRESIDENTISION OF LOTS S. B, 94. 10 LACLEDE ARRORT PARC, AND A TRACT OF LAND. NULS, SURVEYS 49 AID 658, TOWNSHP 48 NORTH, RANCE 6 EAST OF THE PIFTH PRINCIPAL MERDIAN".
	IN MITNESS THEREOF, THE UNDERSIGNED HAS EXECUTED THESE PRESENTS THIS DAY OF 2026.	IN WITNESS THERROR, THE UNDERSIGNED HAS EXECUTED THESE PRESENTS THIS DAY OF , 2025.
	LEWDER.	LENDER
	STATE OF 188.	SYATEON S COUNTY OF SS.
SIT	ON THIS DAY OF 2005, BEFORE ME APPEARED TO	CW THIS DAY OF 2005, BEFORE MENPERARD TO A PROPERTY OF THE PRO
R∰WP:	divs av	OND SAID.
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DER CERTIFICATION (4700 LE BOURGET DRIVE):

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STRUMENT WAS SIGNED AND SEALED ON BENALE OF SAND ASSOCIATION AND
GED SAND INSTRUMENT TO BE THE FREE ACT AND DEED OF SAND ASSOCIATION. PRINT NAME AND TITLE

CITY CERTIFICATION:

IN TESTIMONY WHEREOF, I HAVE HE AND YEAR FIRST ABOVE WRITTEN

A Jackey Jobe, Oth Care within Mip for the City of Behalps, is Licibic Country, Mesonia, Meseric Centrier haif had read ready of the Country Country of the Country of the Country of the Country Country of the Country DEANNA JONES, CITY CLERK

, CHAIRMAN OF THE PLANNING COMMISSION OF BERKELEY, MISSOURI, DO HEREBY CERTIFY T
BOUNDARY ADJUSTED PLAT OF "ADJUSTED LOT A OF "LOT CONSOLIDATION PLAT OF LOTS A AND B OF LE BOURGET SUBDIVISION", LOT SA (
"RESUBBIVISION OF LOTS 5, 8, 9 & 10 LACLEDE AIRPORT PARK, AND A TRACT OF LAND IN U.S. SURVEYS 49 AND 659, TOWNSHIP 46 MORTH,
RANDE 6 EAST OF THE FIFTH PRINCIPAL MERIDIANF WAS APPROVED BY THE PLANNING COMMISSION OF THE CITY OF BERKELEY, MISSIOURI
THE DAY OF
APPROVED FOR RECORDING
CIMINAN, PLANNING DOWNISSION
PRINT NAME

ECRETARY

DATE: JULY 31, 2025 MSD P# - N/A

JAH DAW

25-07-192

JOB NO.:

PROPERTY DESCRIPTION (READJUSTED LOT A):

A TRACT OF UAD BEING DARF OF ADJUSTED LOT A OF TOT CONSIDERING HAIF OF LOTS A AND B OF LE DURBEIT SEQUENCE. A SEGURIARY A SEGURIARY A PROPER PROPERTY AND THE OFFICE THE MAY BOOK SET, AND SO TO HAT SET, LODGO HAIF RESPONDED DESCRIPTION AND A TOTAL SET, AND TO HAT SET, LODGO HAIF RESPONDED DESCRIPTION AND TOTAL SET, AND T

PROPERTY DESCRIPTION (ADJUSTED LOT 5A):

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PROPERTY DESCRIPTION (ADJUSTED LOT 9451);

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PROPERTY DESCRIPTION (ADJUSTED AREA 1):

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estimate in Actional Intellegence (2012) on the Studies of Control Office (2014) on the Studies (2014) on the

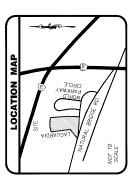
PROPERTY DESCRIPTION (ADJUSTED AREA 2):

SURVEYOR'S NOTES

- THE PROFESSIONAL WROSE STANDER ON PRESENVE, SAL PPERSON ELECTIVE ON SEQUENCE STANDSBLITT ONLY FOR WAIT PREPARS ON THIS TAT AND REGLAME PRESENT OF SECTION 2014 ISSOIN ANY RESPONSIBILITY OF FLAMS, SINCHEANTON, ESTIMATES THE PROFESSION SECTION SECTION 2014 ISSOIN ANY RESPONSIBILITY OF FLAMS, SINCHEANTON OF SECTION SECTION AND ANY PART OF PART SOCIAL TO CONTINUE FLAMS OF THE SECTION SECTION
- THIS PLAT CONTAINS 675,259 SQUARE FEET OR (15.5246 ACRES MORE OR LESS), AND A TOTAL OF 3 LOTS. THE SUBJECT TRACT HAS THE FOLLOWING ST. LOUS COUNTY, 13K610148.
- BASIS OF BEARINGS. THE RECORDED PLAT OF LOT CONSOLIDATION PLAT OF LOTS A AND B OF LE DO PLAT BOOK 355 PAGE 513 OF THE ST. LOUIS COUNTY, MISSOURI RECORDS.
- SOURCE OF RECORD THIS ESPELL, WARRANT TOBE TO AN HARM SADOLGELL, CENTROLED IN REED ON AZER PAGE SHE WAY. A COLLARD STORED HAS BEEN OWN AS A MAN SEEL, WHICH AND SHE WAS A SHE WAY A SHE WA
- SE SERBITICO DE LA COMPANA ENDOGRADO. IN TERREMO COMPANA VAS SEGO LOCABILISTA VA TA COMPILIDATO PER L'OLIS TITLE LIC. SE GREGORI CHE PUED IN SCHEDILE. THE INSURANCE CORPORT PLE DE ZOTASSET WITH COMPANIENT DATE OF MAY E ASSET SOOMN HERCOL. THE SUBSET SECONDALE IN SECTION 2 OF THE ABOVE COMMITMENT THAT AFFECT THE SUBSECT TRANT HER DA SOOMN HERCOL.
- OPERATOR OF A ROAD AND ADDRESS OF A ROAD AND ADDRESS OF A ROAD ADD
- A CURRENT TITE REPORT OR ABSTRACT OF TITLE WAS NOT PROVIDED TO THE SURVEYOR FOR 4700 LE BOURGET DRAIE, AND NO ADDITIONAL RESEASOR HAS BEEN PERFORMED. THE SURVEYOR SUBJECT TO ANY EASEMENTS AND RESTRICTIONS OF RECORD THAT WAS USED FOR THEM BEEN BY A CARRENT TITLE REPORT.

PROPERTY DESCRIPTION (4709 LA GUARDÍA DRÍVE):

ADJUSTED LOT A OF LOT CONSOLIDATION PLAT OF LOTS A AND B OF LE BOURGET SUBDIVISION. RECORDED IN PLAT BOOK 355 PAGE 513 OF THE ST. LOUB COUNTY RECORDS. PROPERTY DESCRIPTION (9451 NATURAL BRIDGE DRIVE): Best of the State of the section of



PREPARED FOR: PATHEON BLOODGICS LLC S451 NATURAL BRIDGE ROAD ST. LOUIS, MISSOURI 63134

SURVEYOR'S CERTIFICATION

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