

CB 2018-269

Case 032-18: 7414 E 32<sup>nd</sup> Street – A request to rezone from C-1 (Neighborhood Commercial District) to R-1 (Single-Family Residential District) – Thomas Christensen.

Thomas Christensen, 7414 E 32<sup>nd</sup> Street, Joplin, MO. He is requesting that the property be rezoned back to R-1 (Single-Family Residential). This neighborhood is mixed use with 5 residences and 3 commercial properties. Without an R-1 designation the problem is to get an appraisal or be able to re-sell the property as residential since it is non-conforming use.

Mr. Ramsour wanted to know if this case came before us a few months ago?

Mr. Bolander stated that this case did come before the board several months ago to have the property zoned C-1. There was a commercial contract that fell through.

Mr. Cortez asked Mr. Christensen if he currently lives at this address.

Mr. Christensen stated he does.

Mr. Cortez asked if there were any other questions for Mr. Christensen? There were not. Anyone to speak in favor of this case? There were not. Anyone to speak against this case? There were not. Case closed.

**MR. RAMSOUR MOVED, SECONDED BY MRS. BRUECKNER-SEARS THAT CASE 032-18, BE FORWARDED TO THE CITY COUNCIL WITH RECOMMENDATION FOR APPROVAL MOTION CARRIED, WITH MR. CORTEZ, MR. RAMSOUR, MRS. BRUECKNER-SEARS, AND MR. MCCULLOUGH VOTING “AYE”. (4 IN FAVOR, 0 NAYS, 3 ABSENT).**