

P & Z Case 029-21

Seth Dermott & Andrew Solomon
(P & Z Recommended Approval)

COUNCIL BILL NO. 2021-273

ORDINANCE NO.

AN ORDINANCE amending Ordinance No. 2004-256, passed by the Council of the City of Joplin, Missouri, November 15, 2004, by removing from District R-1 (Single Family Residential) and including in District C-O (Non-Retail Commercial) property as described below and located 1827 & 1831 S Wall Ave, City of Joplin, Jasper County, Missouri.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF JOPLIN, MISSOURI, as follows:

Section 1. Having referred the subject matter of this ordinance to the City Planning and Zoning Commission and having given at least fifteen days' notice of time and place of hearing on same by publication in the Joplin Globe, Ordinance No. 2004-256 is hereby amended by the following described property and including in District C-O:

All of Lots Numbered One Hundred Eight (108), One Hundred Nine (109) and One Hundred Ten (110) except the East 30 feet of Lot 110 for street and except all that part of Lots Numbered One Hundred Eight (108), One Hundred Nine (109), and One Hundred Ten (110) in Banker's Third Addition to the City of Joplin, Jasper County Missouri, according to the recorded plat thereof, described as follows: beginning at the Northeast Corner of said Lot 110, thence South 01 Degrees 58'22" West along the East line of said Lot 110, 209.58 feet, thence North 87 degrees 10'29" West 62.18 feet, thence North 25 degrees 49'38" West 20.95 feet, thence on and along a curve to the left having a radius of 69.40 feet a distance of 79.85 feet, thence south 88 degrees 07'03" west 257.57 feet, thence north 01 degrees 58'22" east 156.95 feet to the North line of said lots, thence East 395.06 feet to the point of beginning, and all that part of Lots numbered one hundred eight (108), one hundred nine (109) and One hundred ten (110) in Banker's Third Addition to the City of Joplin, Jasper County, Missouri, according to the recorded plat thereof, described as follows: beginning at the northeast corner of said lot 110, thence south 01 degrees 58'22" west along the east line of said lot 110, 209.58 feet, thence north 87 degrees 10'23" west 62.18 feet, thence north 25 degrees 49'38" west 20.35 feet, thence on and along a curve to the left having a radius of 69.40 feet a distance of 79.85 feet, thence south 88 degrees 07'03" west 257.57 feet, thence north 01 degrees 58'22" east 156.95 feet to the north line of said lots, thence east 395.06 feet to the point of beginning, and together with an ingress and egress easement described as commencing at the northeast corner of said lot 110, thence South 01 degrees 58'22" west along the east line of said lot 110, 209.58 feet, thence north 87 degrees 10'29" west 20.00 feet, thence south 01 degrees 58'22" West 181.43 feet to the north line of 20th Street, thence east along said north line of 20th Street, 20.01 feet, thence north 01 degrees 58'22" east 180.45 feet to the point of beginning, being a part of lot numbered 110 in Banker's Third Addition to the City of Joplin, Jasper County, Missouri

Section 2. That the City Clerk is hereby ordered to file this ordinance with the Zoning District Map maintained in her office and to note the changes herein provided thereon.

PASSED BY THE COUNCIL OF THE CITY OF JOPLIN, MISSOURI, this the
_____ day of _____, 2021, by a vote of _____.

Ryan D. Stanley, Mayor

ATTEST:

Barbara J. Gollhofer, City Clerk

APPROVED AS TO FORM:

Peter C. Edwards, City Attorney