

**CITY OF JOPLIN
COUNCIL AGENDA ITEM**

ITEM:

CB 2021-292 – Rezone C-1 to R-2.

MEETING DATE:

December 6, 2021

ORIGINATING DEPARTMENT:

Planning, Development and Neighborhood Services

REVIEWED BY:

Director of Planning, Development & Neighborhood Services-Troy Bolander, Director of Finance-Leslie Haase, City Attorney- Peter Edwards, City Manager-Nicholas Edwards.

SUMMARY REQUEST:

Case 062-21: 1524 E. Central St. – A request to remove from District C-1 (Neighborhood Commercial) and include in District R-2 (Two-family Residential) for future residential development – Schuber Mitchell Homes.

BACKGROUND:

This request to rezone to R-2 is for future residential development on the site. While the development is likely to be single-family residential, R-2 is consistent with the zoning of this area. Additionally, as S. St. Louis Ave. is a collector-level corridor, the higher density designation would be appropriate.

PLANNING & ZONING COMMISSION TESTIMONY:

Terry Mitchell, 303 Sunnybrook Dr., Carl Junction, MO. We would like to build a single-family home on this property.

PUBLIC COMMENT:

None.

RECOMMENDATIONS:

Staff recommends approval for Case 062-21.

Planning & Zoning Commission recommends approval for Case 062-21 (6 Favor, 0 Nays, 1 Absent)

ATTACHMENTS

CB 2021-292, Staff Planning Report, P&Z Commission Minutes