

**CITY OF JOPLIN  
COUNCIL AGENDA ITEM**

**ITEM:**

CB 2021-276-Final Plat Review

**MEETING DATE:**

August 2, 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 035-21: Final Plat Review – A Request to review the Final Plat of Lou and Odes Acres located at the Southwest corner of the intersection of W. 26<sup>th</sup> Street and S. Windfield Ave. – Michael and Kyle Carder

**BACKGROUND:**

This subdivision will be 6 residential lots, zoned R-1 Single-family residential. Utilities will not need to be extended, though stormwater detention will be located on Lot 6. This plat meets the requirements of the subdivision regulations.

**PLANNING & ZONING COMMISSION TESTIMONY:**

John Bolte, Small Arrow Engineering, 1302 S. Main Street, Joplin, MO. This is the final plat of Lou and Odes Acres. It is the six-lot plat and lot 6 was left over sized for the basin drainage. Again, a big portion of that is wooded. This will not be developed to create a buffer between the new homes to be built and the existing homes.

**PUBLIC COMMENT:**

None.

**FUNDING SOURCE:**

These payments are included in the FY 2020-21budget of the Community Planning Fund.

**RECOMMENDATIONS:**

Staff recommends approval for Case 035-21.

Planning & Zoning Commission recommends approval for Case 035-21 (6 Favor, 0 Nays, 1 Absent)

**ATTACHMENTS**

CB 2021-276, Staff Planning Report, P&Z Commission Minutes.