COUNCIL AGENDA
Monday, July 17, 2017
6:00 P.M., Council Chambers

1. **Call To Order**
   Invocation
   Pledge of Allegiance of the United States of America

2. **Roll Call**

3. **Presentations**

4. **Finalization Of Consent Agenda**

5. **Reports And Communications**

6. **Citizen Requests And Petitions**

7. **Public Hearings**

8. **Consent Agenda**

   1. Minutes Of The July 3, 2017 City Council Meeting

      Documents:

      MIN-JULY 3, 2017.PDF

   2. COUNCIL BILL NO. 2017-267

      COUNCIL BILL NO. 2017-267 - AN ORDINANCE requesting to review the Final Plat of the Maryland Crossing in the City of Joplin, Jasper County, Missouri.

      Documents:

      CB2017-267.PDF

   3. COUNCIL BILL NO. 2017-268

      COUNCIL BILL NO. 2017-268 - 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 and including in District R-2 property as described below and located 1516 E. 19th Street in the City of Joplin, Jasper County, Missouri.

      Documents:

      CB2017-268.PDF

   4. COUNCIL BILL NO. 2017-512

      COUNCIL BILL NO. 2017-512 - AN ORDINANCE approving position changes to the Salary Administration Plan for the City of Joplin.

      Documents:

CB2017-512.PDF

9. **Resolutions**
10. **Ordinances - Emergency**
11. **Ordinances - First Reading**
12. **Ordinances - Second Reading And Third Reading**
13. **Unfinished Business**
14. **New Business**
    1. NEWS FROM THE PIO
    2. VOTE TO GO INTO CLOSED SESSION

       Vote to go into closed session, which shall pertain to the hiring, firing, disciplining, or promotion of an employee or particular employees of a governmental body involving personal information as set forth in Section 610.021 (3) RSMo, as amended 2016, and legal action, causes of action, or litigation including a public governmental body and any confidential or privileged communications between a governmental body or its representatives and its attorneys as set forth in Section 610.021(1) RSMo, as amended, 2016. This meeting, record, and vote to be closed to the extent provided by law. The City Council shall adjourn at the end of the session.

Anyone wishing to address the Council should step to the podium and state his/her name and address. If the matter is not a Public Hearing, a request to speak to the Council should be prepared prior to the meeting. Speaking time will be limited to five (5) minutes.

Sound enhancement units are available for hearing impaired customers who provide a form of identification as security, which will be returned to the customer upon the return of the unit.

Those in need of disability-related auxiliary aids or services should contact the City Clerk's office at (417) 624-0820, ext. 220 no later than 48 hours prior to the meeting.

Notice posted at ____ p.m. on this the __ day of ____, ____. (RSMo 610.020)

CITY OF JOPLIN
CITY COUNCIL MEETING
MINUTES July 3, 2017

CALL TO ORDER
The regular meeting for the Joplin City Council was called to order at 6:00 p.m.by Mayor Michael Seibert.

INVOCATION - read by Assistant City Clerk Barbara Gollhofer

PLEDGE OF ALLEGIANCE to the United States of America was led by Mrs. Lewis

ROLL CALL – Answering Roll Call were: Taylor Brown; Melodee Colbert-Kean, Miranda Lewis, Dan McCreary, Gary Shaw; Michael Seibert, Ryan Stanley, Phil Stinnett and Jim West. Also in attendance were City Manager Sam Anselm and City Attorney Peter Edwards.

PRESENTATIONS

FINALIZATION OF CONSENT AGENDA –There being no further business to come before the Council, the Consent Agenda was finalized.

REPORTS AND COMMUNICATIONS

CITIZEN REQUESTS AND PETITIONS

PUBLIC HEARINGS
Public Hearing Procedures were read by Assistant City Clerk, Barbara Gollhofer.

PUBLIC HEARING FOR COUNCIL BILL NO. 2017-257 - 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 and including in District R-1-PD property as described below and located Southwest Corner of South Even Avenue and West 26th Place in the City of Joplin, Jasper County, Missouri.

Mayor Seibert opened the Public Hearing

No one appeared in favor of this request.

Tara Miller, 4401 W. 27th Street, Joplin, appeared in opposition of this request. She thanked the city council and the planning and zoning commission for listening to the citizens on this issue.

The public hearing was closed.

Mr. West introduced Council Bill No. 2017-257. Motion by Mr. West, second by Mr. Stinnett that Council Bill No. 2017-257 be Stricken from the agenda. Voting in favor were Council Members: Brown, Colbert-Kean, Lewis, McCreary, Shaw, Seibert, Stanley, Stinnett and West, 9. Nays: 0. The Council Bill was **Stricken**.

PUBLIC HEARING FOR COUNCIL BILL NO. 2017-268 - 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 and including in District R-2 property as described below and located 1516 E. 19th Street in the City of Joplin, Jasper County, Missouri.

Mayor Seibert opened the Public Hearing.

Lance Ledford, Ledford Construction and Development, Joplin, appeared in favor of this request.

The Public Hearing was closed.

Mr. Stanley introduced COUNCIL BILL NO. 2017-268. Motion by Mr. Stanley, second by Mrs. Colbert-Kean that Council Bill No. 2017-268 be placed on First Reading and advanced to Second Reading and Third Reading. Voting in favor were Council Members: Brown, Colbert-Kean, Lewis, McCreary, Shaw, Seibert, Stanley, Stinnett and West, 9. Nays: 0. The Bill was read as being **Council Bill No. 2017-268**.

CONSENT AGENDA – Motion by Mr. Shaw, second by Mr. Stinnett, to approve the Consent Agenda. Voting in favor were Council Members: Brown, Colbert-Kean, Lewis, McCreary, Seibert, Shaw, Stanley, Stinnett and West, 9. Nays: 0.

Minutes of the June 19, 2017 Council Meeting.

RESOLUTIONS

ORDINANCES – EMERGENCIES

Mr. Stinnett introduced COUNCIL BILL NO. 2017-001 - AN ORDINANCE authorizing the City of Joplin to enter into a Lease Agreement with the Joplin Public Library Board of Trustees for the purpose of leasing the land and improvements thereon located at 1901 East 20th Street to the Joplin Public Library Board of Trustees for the operation of the Joplin Public Library; authorizing the City Manager to execute said Agreement by, and on behalf of, the City of Joplin, Missouri; and containing an emergency clause. Motion by Mr. Stinnett, second by Mr. West that Council Bill No. 2017-001 be approved on an emergency basis. Voting in favor were Council Members: Brown, Colbert-Kean, Lewis, McCreary, Shaw, Seibert, Stanley, Stinnett and West, 9. Nays: 0. The Council Bill was declared Adopted and entitled **Ordinance No. 2017-100.**

Mr. Stanley introduced COUNCIL BILL NO. 2017-004 - AN ORDINANCE approving a Purchase Order to be issued to Microsoft Corporation to cover the annual support payment for the Public Safety and Financial software and related systems as budgeted in the Annual Budget of the City of Joplin for the Fiscal Year 2016-2017 as adopted by Ordinance No. 2016-177 on October 17, 2016; and containing an emergency clause. Motion by Mr. Stanley, second by Mr. McCreary to approve Council Bill No. 2017-004 on an emergency basis. Voting in favor were Council Members: Brown, Colbert-Kean, Lewis, McCreary, Shaw, Seibert, Stanley, Stinnett and West, 9. Nays: 0. The Council Bill was declared Adopted and entitled **Ordinance No. 2017-101.**

Mr. Shaw introduced COUNCIL BILL NO. 2017-142 - AN ORDINANCE authorizing the City of Joplin to enter into an agreement with Asbell Excavating and Trucking for the Wildwood Ranch Business Park Sewer Infrastructure Project for the not to exceed price of One Million Four Hundred Eighty-Nine Thousand Nine Hundred Seventy-Three and 25/100 dollars ($1,489,973.25); authorizing the City Manager or his designee to execute the same, by and on behalf of, the City of Joplin; and containing an emergency clause. Motion by Mr. Shaw, second by Mr. Stanley, to approve Council Bill No. 2017-142 on an emergency basis. Voting in favor were Council Members: Brown, Colbert-Kean, Lewis, McCreary, Shaw, Seibert, Stanley, Stinnett and West, 9. Nays: 0. The Council Bill was declared Adopted and entitled **Ordinance No. 2017-102.**

Mr. Stinnett introduced COUNCIL BILL NO. 2017-143 - AN ORDINANCE approving an amendment to the Work Authorization with Burns & McDonnell Engineering Co., Inc., in the not to exceed amount of Nine Thousand Nine Hundred Eighty and no/100 Dollars ($9,980.00) for Professional Engineering Consulting Services for NPDES Permit Renewal Support, and containing an emergency clause. Motion by Mr. Stinnett, second by Mr. Stanley, that Council Bill No. 2017-143 be approved on an emergency basis. Voting in favor were Council Members: Brown, Colbert-Kean, Lewis, McCreary, Shaw, Seibert, Stanley, Stinnett and West, 9. Nays: 0. The Council Bill was declared Adopted and entitled **Ordinance No. 2017-103.**

ORDINANCES – FIRST READING

Mr. West introduced COUNCIL BILL NO. 2017-267 - AN ORDINANCE requesting to review the Final Plat of the Maryland Crossing in the City of Joplin, Jasper County, Missouri. Motion by Mr. West, second by Mr. Shaw that Council Bill No. 2017-267 be passed on First Reading and advanced to Second and Third Reading. Voting in favor were Council Members: Brown, Colbert-Kean, Lewis, McCreary, Shaw, Seibert, Stanley, Stinnett and West, 9. Nays: 0. The Council Bill was read as being **Council Bill No. 2017-267.**

Mr. Stanley introduced COUNCIL BILL NO. 2017-512 - AN ORDINANCE approving position changes to the Salary Administration Plan for the City of Joplin. Motion by Mr. Stanley, second by Mr. Stinnett, that Council Bill No. 2017-512 be passed on First Reading and advanced to Second and Third Reading. Voting in favor were Council Members: Brown, Colbert-Kean, Lewis, McCreary, Shaw, Seibert, Stanley, Stinnett and West, 9. Nays: 0. The Council Bill was read as being **Council Bill No. 2017-512.**

ORDINANCES – SECOND AND THIRD READING

UNFINISHED BUSINESS

NEW BUSINESS:

City Council Travel Requests.

Mrs. Colbert-Kean submitted a travel request to attend the annual MML Conference September 10-13, 2017, at Osage Beach, MO. Motion by Mr. Stanley, second by Mr. McCreary to approve this request. Voting in favor were Council Members: Brown, Colbert-Kean, Lewis, McCreary, Shaw, Seibert, Stanley, Stinnett and West, 9. Nays: 0.

Mr. West submitted a travel request to attend the annual MML Conference September 10-13, 2017, at Osage Beach, MO. Motion by Mr. Stanley, second by Mr. Stinnett to approve this request.

Voting in favor were Council Members: Brown, Colbert-Kean, Lewis, McCreary, Shaw, Seibert, Stanley, Stinnett and West, 9. Nays: 0.

News from the PIO
We invite everyone out to Joplin's Independence Day Celebration, on Tuesday, July 4th at the Joplin Athletic Complex. The fun starts at 6 p.m. with family friendly activities and sports games along with food vendors and concession stands. There will be several bounce houses and inflatables with unlimited bounce wristbands available to purchase for $8. Live music begins at 7 p.m. and will offer a variety of genres. The fireworks show begins at 9:45 p.m. Viewing areas will be available at the Joplin Athletic Complex. Visitors are encouraged to bring lawn chairs and blankets. For more information about this year's celebration, check out Joplin Parks & Recreation Facebook page.

Joplin City Hall will be closed on Tuesday, July 4th for the Independence Day holiday. In addition, the Joplin Recycling Center, MAPS and the Sunshine Lamp Trolley will also be closed that day. Residential Trash and Curbside Recycling services will not run on that day, so trash day will be one day later for all residents that week and run through Saturday. City operations will reopen on Wednesday, July 5th.We wish everyone a happy and safe Independence Day.

Mayor Seibert acknowledged the retirement of Vicki Coots. Vicki had 38 years and 3 months of service with the City of Joplin. She started her career in the Parks and Recreation, then moved to Human Resources and finally as Executive Assistant to the City Manager, having worked under 4 city managers during that time. Vicki was a valuable asset to the City, providing outstanding customer service and kindness to citizens and city employees. She will be greatly missed, but we wish her and her husband Jim a long and happy retirement.

Mr. Shaw expressed his gratitude to Vicki Coots for her years of service and added that she was a blessing to all.

Mrs. Colbert-Kean echoed the sentiments regarding Vicki Coots. She also asked the council to consider having silent fireworks in the future, in consideration of animals and for people suffering from PTSD. She then asked the council to consider taking a week off (schedule only one council meeting) during June or July to allow council members to spend time with their families. She stated that other cities she traveled to take off a week during one of those 2 months.

Mr. West stated that he, too, will miss Vicki.

Mr. McCreary wished Mayor Seibert a happy birthday, which is July 4, and thanked him for his service to our city.

There being no further business the meeting adjourned at 6:55 p.m.

Submitted,

Barbara J. Gollhofer, Assistant City Clerk

City of **JOPLIN** City Council Agenda Item

Requested Council Meeting Date: July 3, 2017

Item: COUNCIL BILL NO. 2017-267
Originating Department: PLANNING & COMMUNITY DEVELOPMENT

Attachments: 1) Copy of Council Bill 2017-267
2) Planning Report
3) Commission Minutes

Planning/Community Development Manager: Troy Bolander
City Attorney: Peter C. Edwards
City Manager: Samuel L. Anselm
Board or Commission: Planning and Zoning Commission Date: 06/12/17

Recommended Action: Planning and Zoning Commission recommended approval by a vote of 6 In Favor, 1 Absent

SUMMARY/REQUEST:
Case 019-17: Northeast Corner of 22nd Street and Maryland Avenue – A request to review the final plat for 'Maryland Crossing' – Allphin Investments.

STAFF SUMMARY: This final plat approval is located at the northeast corner of 22nd and Maryland. It consists of three single-family lots and one dedicated street right-of-way. When this parcel was rezoned, the Joplin City Council requested that the lots along 22nd Street remain single-family to serve as a buffer zone between the new two-family units and the existing single-family neighborhood. The developer made these requested changes and is now submitting a plat to dedicate future Maryland Avenue, which will connect 20th Street to 22nd. Additionally, it creates three new single-family lots.

Staff recommends approval of Case 014-17.

PLANNING & ZONING COMMISSION TESTIMONY:
Lori Neece, Stewart and Neece Land Surveying, 1201 E. 15th Street, Joplin, MO. This is the final plat for this same property.

Mr. Duncan stated he did have a question. When this came before the board before there was a lot of discussion about the drainage. Has that been resolved? Ms. Cunningham stated that they had a meeting last week with staff and the drainage for the development is going to be in one of the lot and there will be one less duplex. These houses are included in that drainage with the duplexes

PUBLIC COMMENT:
None.

CB 2017-267

Case 019-17: Northeast Corner of 22nd Street and Maryland Avenue – A request to review the final plat for 'Maryland Crossing' – Allphin Investments.

Lori Neece, Stewart and Neece Land Surveying, 1201 E. 15th Street, Joplin, MO. This is the final plat for this same property.

Mr. Duncan stated he did have a question. When this came before the board before there was a lot of discussion about the drainage. Has that been resolved? Ms. Cunningham stated that they had a meeting last week with staff and the drainage for the development is going to be in one of the lot and there will be one less duplex. These houses are included in that drainage with the duplexes.

Mr. Smith asked if there was anyone present to speak in favor of this proposal? There were not. Is there anyone here like to speak against this proposal? There were not.

MR. DERMOTT MOVED, SECONDED BY MR. CORTEZ, THAT CASE 019-17 BE FORWARD TO CITY COUNCIL WITH RECOMMENDATION FOR APPROVAL. THE MOTION CARRIED, WITH MR. SMITH, MR. DUNCAN, MR. CORTEZ, MR. DERMOTT, MR. RAMSOUR, AND MS. BRUECKNER-SEARS VOTING "AYE". (6 IN FAVOR, 0 NEY'S, 1 ABSENT).

Z&P Meeting: June 12, 2017
City Council Meeting: July 3, 2017

STAFF PLANNING REPORT
Final Plat

CASE 019-17 Final Plat review

NAME OF SUBDIVISION Maryland Crossing

LOCATION Northeast Corner of 22nd Street and Maryland Avenue

APPLICANT Allphin Investments

PRESENT ZONING R-1 (Single-Family Residential)

PRESENT LAND USE Undeveloped

EXISTING CONDITIONS

	North	East	South	West
Existing Zoning	R-2	R-1	R-1	R-1 and R-2
Land Use	Undeveloped, Duplexes	Single-Family Residential	Single-Family Residential	Single-Family Residential

SUBDIVISION

Number of lots
3

TRANSPORTATION

Streets with access	Classification	Right-of-way width
22nd Street	Secondary	50’
Maryland Avenue	Secondary	50’

WILL TURNING MOVEMENTS OF THE PROPOSED USE CREATE AN UNDUE TRAFFIC HAZARD?
No. Maryland Avenue is being constructed by the developer to connect from 22nd to 21st Street, which will alleviate traffic in the area.

UTILITIES Utilities are being installed by the developer.

FLOOD PLAIN N/A

STAFF ANALYSIS

DOES THE PROPOSED SUBDIVISION COMPLY WITH THE CITY'S SUBDIVISION REGULATIONS?

Yes. This subdivision plat has been reviewed by city staff and meets minimum lot size requirements and right-of-way requirements.

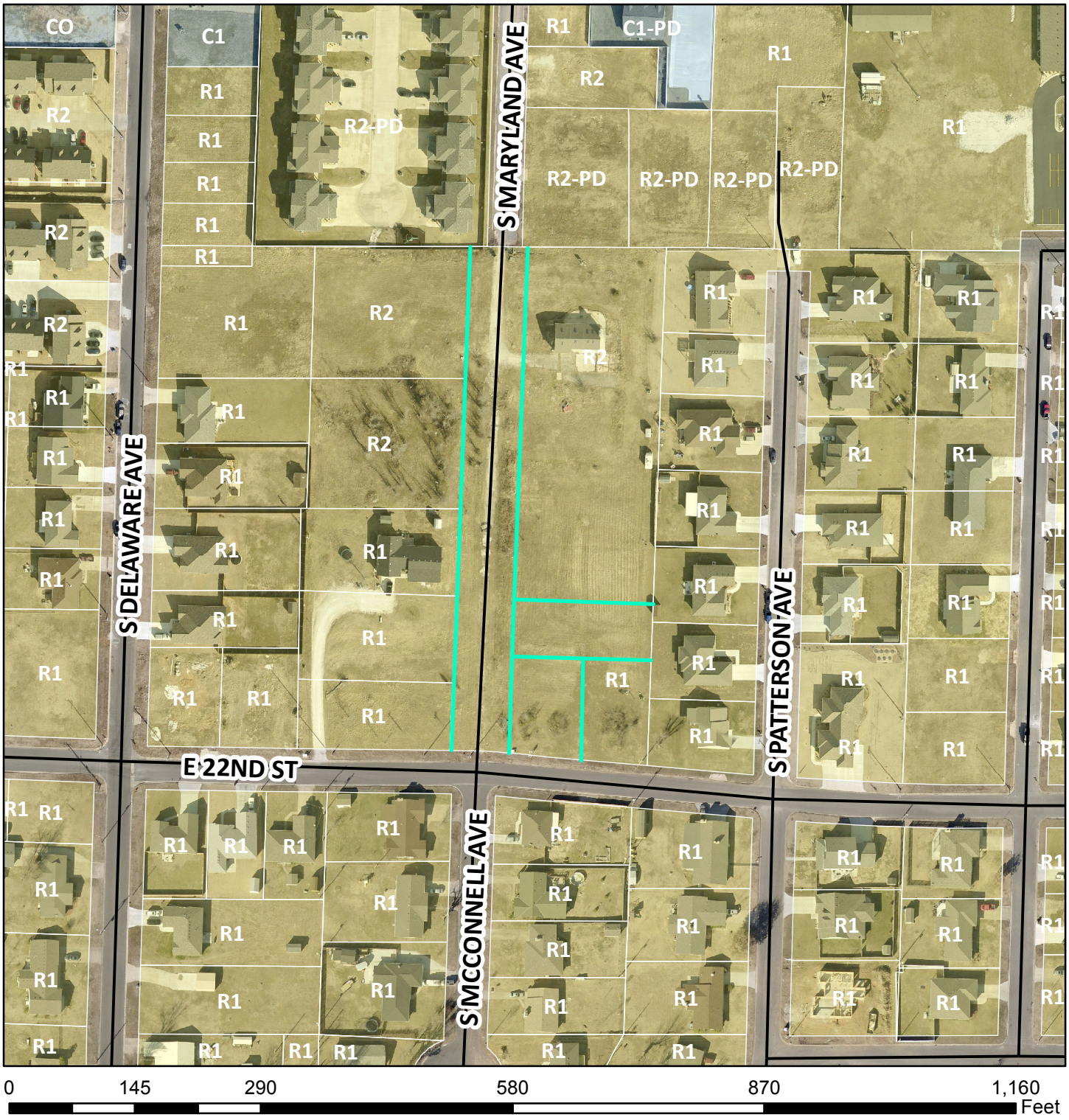
DISCUSSION

This preliminary plat approval is located at the northeast corner of 22nd and Maryland. It consists of three single-family lots and one dedicated street right-of-way. When this parcel was rezoned, the Joplin City Council requested that the lots along 22nd Street remain single-family to serve as a buffer zone between the new two-family units and the existing single-family neighborhood. The developer made these requested changes and is now submitting a plat to dedicate future Maryland Avenue, which will connect 20th Street to 22nd. Additionally, it creates three new single-family lots. Because the subdivision has less than twelve lots, the preliminary and final plats can be approved at the same meeting. The final plat will go to the Joplin City Council for approval.

Staff recommends approval of Case 019-17.

ENCLOSURES

Final Plat



Case 019-17: Northeast Corner of 22nd Street and Maryland Avenue – A request to review the final plat for 'Maryland Crossing' – Allphin Investments.

N

Allgood

SCALE: One inch equals 50 feet.

0 25 50 75 100

Final Plat of
Maryland Crossing Subdivision

Being a part if Miscellaneous Tract Numbered Thirteen (13), in the Northeast Quarter (NE 1/4) of the Northwest Quarter (NW 1/4) of Section 13, Township 27, Range 33, in the City of Joplin, Jasper County, Missouri

DEDICATION:

Know all men by these presents that Brad Allphin Investments L.L.C., owners of Maryland Crossing Subdivision, in the City of Joplin, Jasper County, Missouri, do hereby publish, declare, and acknowledge the annexed plat thereof with the lots, streets, and easements as shown hereon, and do hereby dedicate all streets and easements as shown to the public forever.

In Witness whereof, we have hereunto set our hands and seal this __ day of _____, 20__.

_____
NAME:

STATE OF MISSOURI)
ss
COUNTY OF _____)

On this __ day of _____, 20__, before me a Notary Public, in and for said County and State, personally appeared _____, to me known, and who executed the foregoing instrument, and acknowledged that they executed the same as their own act and deed.

In witness where of I have set my hand and affixed my official seal in _____, said County and State, the day and year first above written.

_____
NOTARY PUBLIC My commission expires:

STATE OF MISSOURI)
ss
COUNTY OF _____)

I, _____, City Clerk of Joplin, said County and State, do hereby certify that the attached Plat of _____ Subdivision in _____, was filed with said city for approval on the __ day of _____, 20__, and that the same was approved by the Mayor and Councilmen of the City of _____ by ordinance #_____, duly passed and approved by the Mayor on the __ day of _____, 20__.

_____ _____ _____
CITY CLERK MAYOR CITY ENGINEER

Approval of the Zoning and Planning Commision on this __ day of _____, 20__.

_____
CHAIRMAN OF ZONING AND PLANNING COMMISSION

STATE OF MISSOURI)
ss
COUNTY OF _____)

In the office of the Recorder of Deeds, I, _____, recorded of said County and State, do hereby certify that the within instument of writting and plat was with certificate thereon at __O'Clock and __ Minutes _.M. on the __ day of _____, 20__, duly filed for record in this office in Book _____ at Page _____.

In witness whereof, I have hereunto set my hand and seal this __ day of _____, 20__.

_____
RECORDER OF DEEDS

COUNTY COMMISSIONER'S CERTIFICATE:

Approved by the Jasper County Commisioner this __ day of _____, 20__.

_____
COUNTY COMMISIONER

LEGAL DESCRIPTION:
A part of Miscellaneous Tract Numbered Thirteen (13), in the Northeast Quarter (NE ¼) of the Northwest Quarter (NW ¼ of Section 13, Township 27, Range 33, in the City of Joplin, Jasper County, Missouri, being more particularly described as follows: Commencing at the Northwest corner of the Northeast Quarter (NE ¼) of the Northwest Quarter (NW ¼) of said Section 13, Thence South 01 Degrees, 44 Minutes, 52 Seconds East along the West line of said Quarter, Quarter 412.50 feet, Thence South 89 Degrees, 50 Minutes, 57 Seconds East 370.50 feet to the Point of Beginning, Thence continuing South 89 Degrees, 50 Minutes, 57 Seconds East 50.07 feet, Thence South 03 Degrees, 52 Minutes, 06 Seconds West 304.34 feet, Thence South 01 Degrees, 40 Minutes, 52 Seconds West 109.36 feet, Thence South 89 Degrees, 50 Minutes, 57 Seconds East 159.36 feet to the West line of Beale Subdivision, Thence along the West line of Beale Subdivision South 01 Degrees, 42 Minutes, 16 Seconds West 181.15 feet to the North line of 22nd Street, Thence along the North line of 22nd Street North 85 Degrees, 58 Minutes, 03 Seconds West 209.40 feet, Thence North 01 Degrees, 40 Minutes, 52 Seconds East 277.67 feet, Thence North 03 Degrees, 52 Minutes, 06 Seconds East 303.00 feet to the Point of Beginning, Being subject to all easements, right-of-ways, and reservations of record. Containing 1.31 Acres {57099.71 sq ft}more or less.

BASIS OF BEARINGS:
The West line of the Northeast Quarter (NE 1/4) of the Northwest Quarter NW 1/4) of Section 13, Township 27, Range 33, in the City of Joplin, Jasper County, Missouri taken as South 01 Degrees, 44 Minutes, 52 Seconds West, Beaings are based upon Grid North, as per Missouri West NAD83 per MoDot GPS Network.

Owner & Developer
Brad Allphin Investments L.L.C.
12607 Raccon Road
Granby Mo. 64844

SETBACKS:
Front Setback 25.00 feet
Rear Setback 25.00 feet
Side Setback 6.00 feet
Side Setback Adjacent to Street 15.00 feet.

AREAS:
Total Area of Subdivision 1.31 acres more or less
Lot #1 {7858.71 square feet 0.18 Acres + -}
Lot #2 {9679.37 square feet 0.22 Acres +-}
Lot #3 {10353.88 square feet 0.24 Acres + -}

GENERAL NOTES:
1. Centerline of Street is taken as and the same as adjacent Lot lines.

2. Approval of this Plat does not obligate the City of Joplin, or the County of Jasper, to any of the construction or maintenance cost for the Streets or Utilities or any other expenses connected with the development of this Subdivision.

3. The owner does hereby waive any claim for damages occurred by the construction of or the establishment of grades or alterations of surface of any portion of the Streets, to conform with the grades established.

4. The owner shall be responsible for all taxes associated with all Streets until the Streets are accepted by the City of Joplin, or the County, of Jasper.

5. Utility Easements are shown or lay within the Right-of-way of Streets.

6. All Streets within this Subdivision are curb and guttered.

7. All Lots are served by a Sanitary Sewer and a Public Water Source.

8. The described property hereon does not appear to fall in a FEMA designated Flood Zone as shown on FEMA Flood Insurance Map Community Panel #29097C0278E Dated 11-02-2012

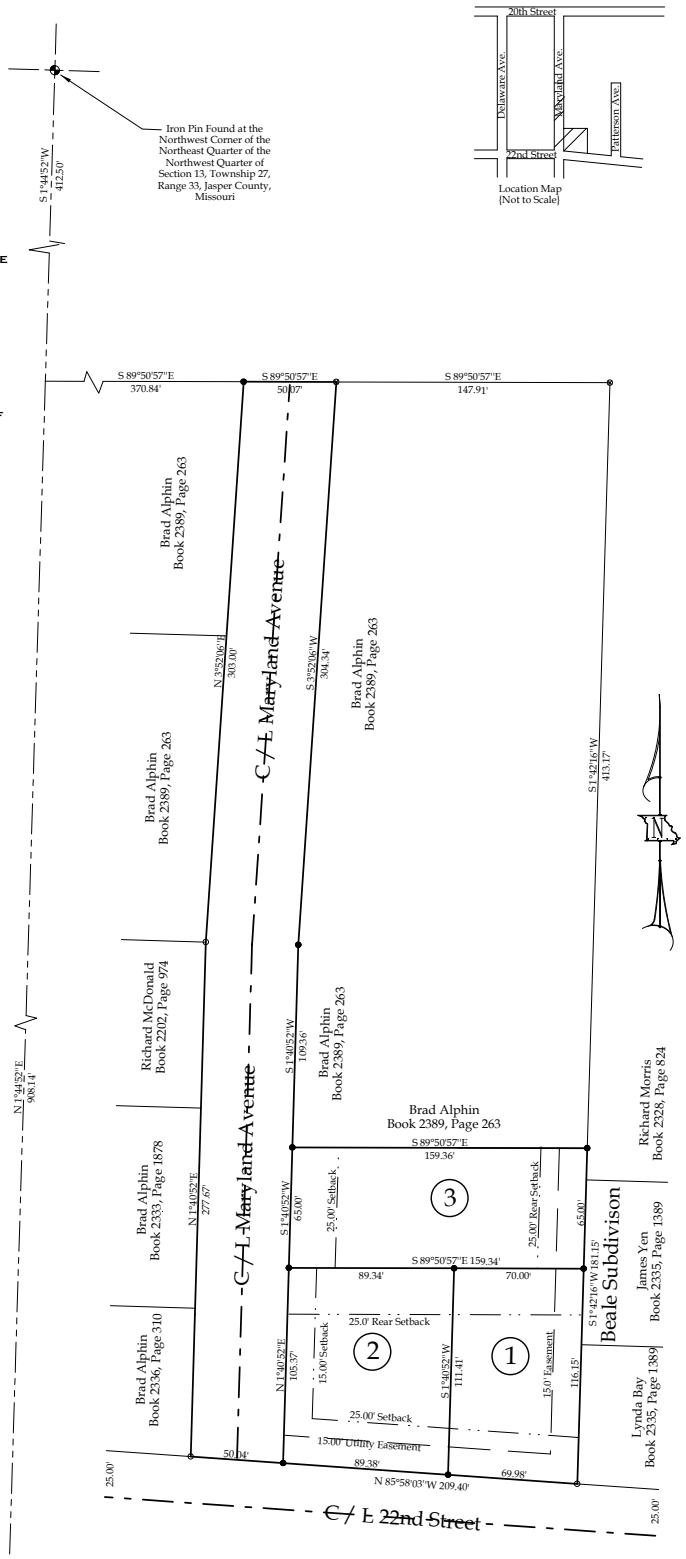
9. The Zoning for the described property is R-1 {Single Family}

LEGEND	
⊕	1/2" Iron Pin Found at the Quarter Quarter Corner
●	1/2" Iron Pin Set
○	1/2" Iron Pin Found
⊗	Cross Found

SURVEYOR'S CERTIFICATE

I, Rodney C. Neece, a Registered Land Surveyor of Joplin, Jasper County, Missouri, do hereby certify that the field notes and the attached plat are a true and accurate description of the work performed and measurements taken; Survey was made in accordance with the Missouri Minimum Standards for Property Boundary Surveys of the Missouri Department of Agriculture, Division of Weights & Measures and Land Survey, and is not a warranty of title either expressed or implied. This declaration is made to the original owner and/or purchaser of the survey as of the date indicated in the title block. It is not transferable to additional institutions or subsequent owners and may not be used in connection with a "survey affidavit" or similar document, statement, or mechanism to obtain title insurance for any subsequent or future grantees. Furthermore, this survey is not valid without the original signature and embossed seal in blue ink.

Rodney C. Neece, Mo.L.S. #2691



Final Plat of:

Maryland Crossing

Section - 13	Township - 27	Range - 33
Scale: 1 = 50'.00"	Date: 5-22-17	

STEWART & NEECE LAND SURVEYING COMPANY INC.
1201 East 15th Street, Joplin, Missouri 64804
Phone: 417-624-0311 Fax: 417-624-0365
Serving Southwest Missouri since the year 1922
Land Surveys, Lot Surveys, Subdivisions, Mine Data, Blueprints
Cert of Authority LSC-2004000198

P & Z Case 014-17
Allphin Investments
(P & Z Recommended Approval)

COUNCIL BILL NO. 2017-267 ORDINANCE NO.

AN ORDINANCE requesting to review the Final Plat of the Maryland Crossing in the City of Joplin, Jasper County, Missouri.

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

Section 1. That the grades in the Plat of MARYLAND CROSSING located Northeast Corner of 22nd Street and Maryland Avenue in the City of Joplin, Jasper County, Missouri be and the same are hereby fixed and established as follows: A part of Miscellaneous Tract Numbered Thirteen (13), in the Northeast Quarter (NE ¼) of the Northwest Quarter (NW ¼ of Section 13, Township 27, Range 33, in the City of Joplin, Jasper County, Missouri, being more particularly described as follows: Commencing at the Northwest corner of the Northeast Quarter (NE ¼) of the Northwest Quarter (NW ¼) of said Section 13, Thence South 01 Degrees, 44 Minutes, 52 Seconds East along the West line of said Quarter, Quarter 412.50 feet, Thence South 89 Degrees, 50 Minutes, 57 Seconds East 370.50 feet to the Point of Beginning, Thence continuing South 89 Degrees, 50 Minutes, 57 Seconds East 50.07 feet, Thence South 03 Degrees, 52 Minutes, 06 Seconds West 304.34 feet, Thence South 01 Degrees, 40 Minutes, 52 Seconds West 109.36 feet, Thence South 89 Degrees, 50 Minutes, 57 Seconds East 159.36 feet to the West line of Beale Subdivision, Thence along the West line of Beale Subdivision South 01 Degrees, 42 Minutes, 16 Seconds West 181.15 feet to the North line of 22nd Street, Thence along the North line of 22nd Street North 85 Degrees, 58 Minutes, 03 Seconds West 209.40 feet, Thence North 01 Degrees, 40 Minutes, 52 Seconds East 277.67 feet, Thence North 03 Degrees, 52 Minutes, 06 Seconds East 303.00 feet to the Point of Beginning, Being subject to all easements, right-of-ways, and reservations of record. Containing 1.31 acres more or less.

Section 2. That said plat, having been filed showing that the lots have been staked out and platted and the streets and alleys have been dedicated to the public for public use, and that the proper levels have been run and the grades established for said addition, is hereby accepted by the City of Joplin, Jasper County, Missouri, and according to the statues of the State of Missouri.

Section 3. That the City Clerk is hereby authorized and directed to endorse upon such plat the approval of the Council under her hand and the Seal of the City of Joplin, Missouri.

PASSED BY THE COUNCIL OF THE CITY OF JOPLIN, MISSOURI, this _____ day of _____, 2017, by a vote of _____.

_____
Michael L. Seibert, Mayor

ATTEST:

_____

Barbara L. Hogelin, City Clerk

APPROVED AS TO FORM:

_____

Peter C. Edwards, City Attorney

City of **JOPLIN** City Council Agenda Item

Requested Council Meeting Date: July 3, 2017

Item: COUNCIL BILL NO. 2017-268
Originating Department: PLANNING & COMMUNITY DEVELOPMENT
Attachments: 1) Copy of Council Bill 2017-268
2) Planning Report
3) Commission Minutes

Planning/Community Development Manager: Troy Bolander
City Attorney: Peter C. Edwards
City Manager: Samuel L. Anselm
Board or Commission: Planning and Zoning Commission Date: 06/12/17

Recommended Action: Planning and Zoning Commission recommended Approval by a vote of "6 in Favor, 1 Absent"

SUMMARY/REQUEST:
Case 020-17: This request is to rezone the property at 1516 East 19th Street from R-1 (Single-Family Residential) to R-2 (Two-Family Residential) for the construction of a duplex. This property is southeast of the Joplin Housing Authority's multi-family residential development. The area along the 20th Street Corridor is highly mixed in use as the zoning changes from residential to commercial to accommodate expansion along this corridor. There is commercial property to the south and multi-family residential housing to the north and east. A duplex would not be out of character for this neighborhood, especially with this lot's proximity to 20th Street-Ledford Construction and Development, LLC.

STAFF SUMMARY:
This property is southeast of the Joplin Housing Authority's multi-family residential development. The area along the 20th Street Corridor is highly mixed in use as the zoning changes from residential to commercial to accommodate expansion along this corridor. There is commercial property to the south and multi-family residential housing to the north and east. A duplex would not be out of character for this neighborhood, especially with this lot's proximity to 20th Street

Staff recommends approval of Case 009-17.

PLANNING & ZONING COMMISSION TESTIMONY:
James Ledford, 4121 S Jackson, Joplin, MO, stated that Ledford Construction is trying to have this rezoned to build a duplex. Joplin Housing Authority owns duplexes in that area and there are 4 more on 18th Street. Ledford is planning on putting these in their property LLC and keeping them as rental property.

Mr. Ramsour asked who owns the lots on either side. Mr. Ledford stated the lot to the west is basically a parking lot that is zoned as residential but used as a parking lot for the dentist's office.

PUBLIC COMMENT:
None.

CB 2017-268

Case 020-17: 1516 East 19th Street – A request to rezone from R-1 (Single-Family Residential) to R-2 (Two-Family Residential) for the construction of a duplex – Ledford Construction and Development.

James Ledford, 4121 S Jackson, Joplin, MO, stated that Ledford Construction is trying to have this rezoned to build a duplex. Joplin Housing Authority owns duplexes in that area and there are 4 more on 18th Street. Ledford is planning on putting these in their property LLC and keeping them as rental property.

Mr. Ramsour asked who owns the lots on either side. Mr. Ledford stated the lot to the west is basically a parking lot that is zoned as residential but used as a parking lot for the dentist's office.

Mr. Smith asked if there was anyone present to speak in favor of this proposal? There were not. Is there anyone here like to speak against this proposal? There were not.

MS. BRUECKNER-SEARS MOVED, SECONDED BY MR. RAMSOUR, THAT CASE 020-17 BE FORWARD TO CITY COUNCIL WITH RECOMMENDATION FOR APPROVAL. THE MOTION CARRIED, WITH MR. SMITH, MR. DUNCAN, MR. CORTEZ, MR. DERMOTT, MR. RAMSOUR, AND MS. BRUECKNER-SEARS VOTING "AYE".(6 IN FAVOR, 0 NEY'S, 1 ABSENT).

Z&P Meeting: June 12, 2017
City Council Meeting: July 3, 2017

STAFF PLANNING REPORT
Rezoning

CASE 020-17 A request to rezone from R-1 (Single-Family Residential) to R-2 (Two-Family Residential) for the construction of a duplex.

LOCATION 1516 East 19th Street

APPLICANT Ledford Construction and Development

EXISTING CONDITIONS

Zoning	Land Use	Property Size
R-1	Undeveloped	9,000 sq ft

SITE CONTEXT

	North	East	South	West
Existing Zoning	R-1, R-2, R-2-PD	R-1, R-2	C-O	R-1, C-1-PD
Land Use	Residential, Two-Family Residential (Joplin Housing Authority)	Two-Family Residential	Commercial	Commercial, Residential

FUTURE LAND USE

The City of Joplin's future land use map classifies the 20th Street corridor as future retail and commercial development.

TRANSPORTATION

Streets with access	Classification	Right-of-way width
East 19th Street	Secondary	50'

UTILITIES Yes. Utilities – including City of Joplin sanitary sewer – run through the alley directly south of this property.

FLOOD PLAIN N/A – this property is not in the flood plain.

STAFF ANALYSIS

CONSISTENT WITH DEVELOPMENT POLICIES OF THE COMPREHENSIVE PLAN?

Yes. The 20th Street corridor is marked for future retail and commercial development in the City of Joplin's Comprehensive Plan. Multi-Family Residential Housing provides a good buffer zone between the commercial uses along 20th and the Single-Family neighborhoods north of 20th. Additionally, this area is very mixed-use and a duplex would not be out of the neighborhood character.

THE SUITABILITY OF THE SUBJECT PROPERTY FOR THE USES TO WHICH IT HAS BEEN RESTRICTED

Under the current R-1 zoning designation, this property could only accommodate a single-family house. Because of the proximity to 20th Street, it is not the ideal location for a single-family residence. To build a duplex, the property owner must rezone to R-2.

THE EXTENT THAT THE ZONING CHANGE WILL DETRIMENTALLY AFFECT NEARBY PROPERTY

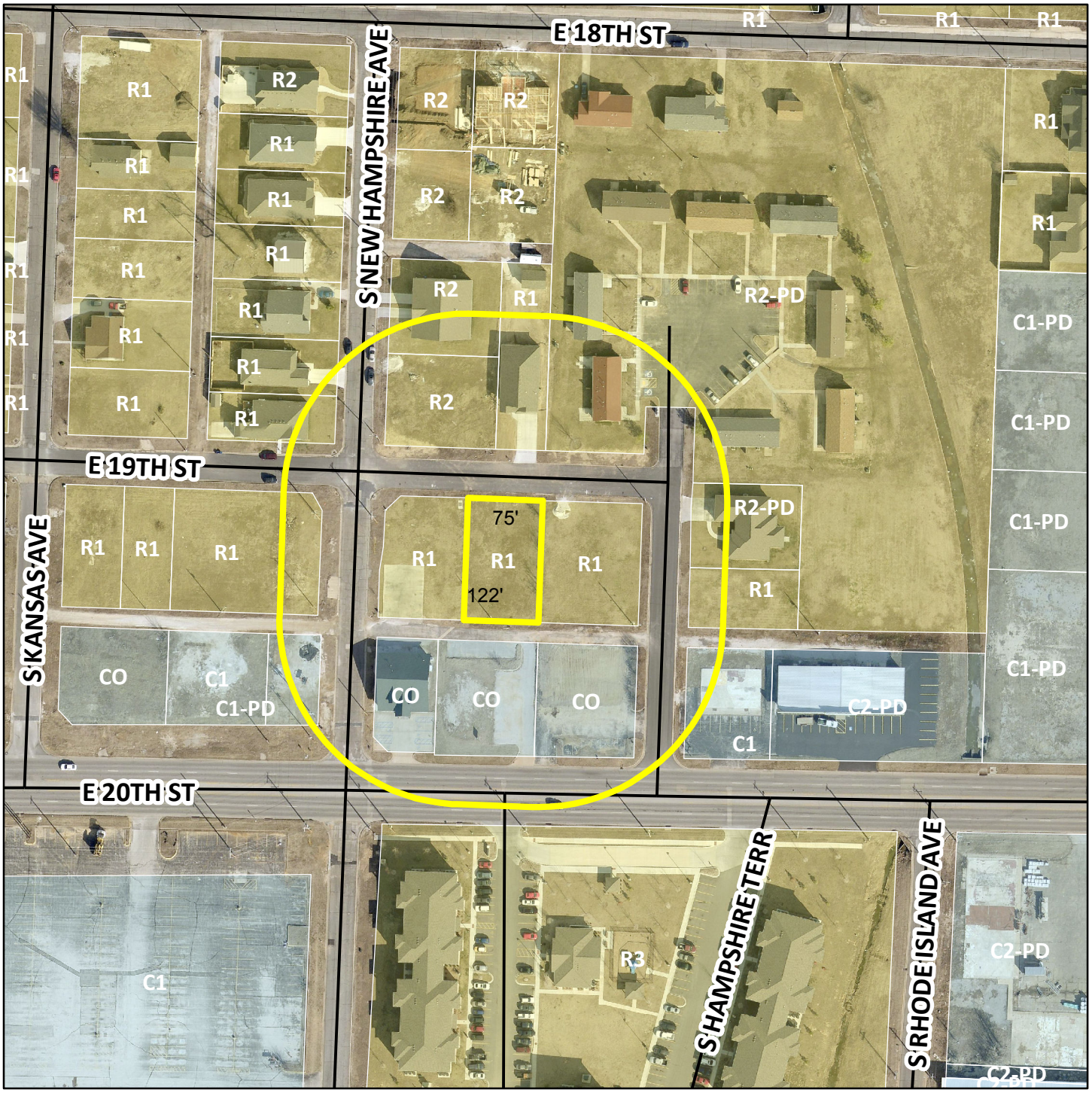
This zoning change should not detrimentally affect nearby property. There is commercial property to the south and two-family residential housing further north.

DISCUSSION

This request is to rezone the property at 1516 East 19th Street from R-1 (Single-Family Residential) to R-2 (Two-Family Residential) for the construction of a duplex. This property is southeast of the Joplin Housing Authority's multi-family residential development. The area along the 20th Street Corridor is highly mixed in use as the zoning changes from residential to commercial to accommodate expansion along this corridor. There is commercial property to the south and multi-family residential housing to the north and east. A duplex would not be out of character for this neighborhood, especially with this lot's proximity to 20th Street.

The City of Joplin requires a minimum of 8,000 for a duplex. This lot is 9,000 square feet and meets the minimum lot size requirements. Two off-street parking spaces per unit will be required.

Staff recommends approval of Case 009-17.



Case 020-17: 1516 East 19th Street – A request to rezone from R-1 (Single-Family Residential) to R-2 (Two-Family Residential) for the construction of a duplex – Ledford Construction and Development.

N

P & Z Case 020-17
Ledford Construction & Development, LLC
(P & Z Recommended Approved)

COUNCIL BILL NO. 2017-268 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 and including in District R-2 property as described below and located 1516 E. 19th Street in the 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 removing the following described property from District R-1 and including same in District R-2: ALL OF LOT THIRTEEN (13) AND THE EAST HALF OF LOT FOURTEEN (14) OF THE J.W. RATCLIFFE SUBDIVISION IN THE CITY OF JOPLIN, JASPER COUNTY, MISSOURI, also known as 1516 East 19th Street.

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 for thereon.

PASSED BY THE COUNCIL OF THE CITY OF JOPLIN, MISSOURI, this the _____ day of _____, 2017, by a vote of _____.

_____
Michael L. Seibert, Mayor

ATTEST:

_____
Barbara L. Hogelin, City Clerk

APPROVED AS TO FORM:

_____
Peter C. Edwards, City Attorney

City of Joplin

City Council Agenda Item

REQUESTED COUNCIL MEETING DATE: JULY 3, 2017

ITEM: COUNCIL BILL NO. 2017-512

Finance Director: Leslie Haase
Human Resources Director: Dave Allgood
City Attorney: Peter Edwards
City Manager: Sam Anselm

INTRODUCTION:
This Council Bill makes position changes within the Salary Administration Plan.

DISCUSSION:
With upcoming personnel changes, the City Manager is recommending proposed position changes to the Salary Administration Plan for staffing of the City Manager's office. The Salary Administration Plan proposed change is to add the Assistant to the City Manager position at Range 300 and delete the Executive Assistant/Secretary to the City Manager position at Range 170. The job description and pay range for this position is the same as when the position previously existed.

RECOMMENDATION:
City Staff recommends this Council Bill be approved on first reading.

CITY OF JOPLIN

EXHIBIT "A"-SALARY ADMINISTRATION PLAN

EFFECTIVE NOVEMBER 1, 2016

* - unclassified position according to city charter (E) - exempt according to FLSA

Range	Position	Hourly Min	Hourly Mid	Hourly Max	Annual Min	Annual Mid	Annual Max
100	Clerk Cook	$ 9.528	$ 11.677	$ 13.825	$ 19,818	$ 24,288	$ 28,756
110	Custodian Laborer I Utility Worker WIC Certifier	$ 10.504	$ 12.873	$ 15.242	$ 21,848	$ 26,776	$ 31,703
120	Airport Operations Worker Court Assistant I Transit Dispatcher Transit Driver I	$ 11.029	$ 13.517	$ 16.004	$ 22,940	$ 28,115	$ 33,288
130	Automotive Service Worker Laborer II Recreation Leader Senior Clerk Transit Driver II Wastewater Laboratory Assistant Wastewater Plant Utility Worker	$ 11.580	$ 14.193	$ 16.805	$ 24,086	$ 29,521	$ 34,954
140	Compliance Officer I Detention Officer Engineering Assistant Equipment Operator Human Resources Assistant Parks Caretaker Utility Locator	$ 12.159	$ 14.902	$ 17.645	$ 25,291	$ 30,996	$ 36,702

150	Animal Control Officer Court Assistant II CVB Tourism & Events Specialist Licensed Practical Nurse Parks Facilities Maintenance Technician Recreation Coordinator Traffic Markings and Sign Technician Transit Driver Supervisor	$ 12.768	$ 15.648	$ 18.527	$ 26,557	$ 32,548	$ 38,536
160	Accounting Specialist Airport Operations Supervisor Automotive Mechanic I Compliance Officer II Evidence Technician Firefighter Trainee Heavy Equipment Operator Human Resources/ Safety Specialist Legal Specialist Police Officer Trainee Public Safety Communications Operator Wastewater Plant Operator	$ 14.076 $ 10.0543	$ 17.251 $ 12.3222	$ 20.426 $ 14.5900	$ 29,278 $ 29,278	$ 35,882 $ 35,882	$ 42,486 $ 42,486
170	Assistant City Clerk Chief Wastewater Plant Operator Crime Analyst/Accreditation Coordinator (E) Engineering Technician Firefighter/EMT Jail Shift Supervisor Lead Cemetery Caretaker Lead Parks Caretaker Neighborhood Improvement Officer Police Officer I Traffic Signal Technician Wastewater Laboratory Technician	$ 14.781 $ 10.5571	$ 18.114 $ 12.9381	$ 21.447 $ 15.3191	$ 30,744 $ 30,742	$ 37,677 $ 37,676	$ 44,610 $ 44,609

180	Automotive Mechanic II Building Maintenance Technician Nutritionist I (E) Recycling Coordinator (E) Wastewater Plant Technician	$ 15.519	$ 19.019	$ 22.519		$ 32,280	$ 39,560	$ 46,840
190	Building Inspector Chief Wastewater Plant Operator II Construction Inspector Environmental Public Health Specialist I (E) Fire Driver/Engineer GIS Technician Police Officer II Property Negotiator/Appraiser	$ 16.295 $ 11.6395	$ 19.971 $ 14.2646	$ 23.646 $ 16.8896		$ 33,894 $ 33,894	$ 41,540 $ 41,539	$ 49,184 $ 49,183
200	Community Health Planner/Educator (E) Golf Course Maintenance Supervisor (E) Nutritionist II (E) Planner (E) Police Corporal Public Safety Communications Supervisor Utility Billing Supervisor Wastewater Pretreatment Technician	$ 17.109	$ 20.968	$ 24.827		$ 35,587	$ 43,613	$ 51,640
210	Building Maintenance Supervisor (E) Chief Wastewater Plant Technician Communications Technician Director of Sales/CVB (E) Environmental Public Health Specialist II (E) Fire Apparatus Fleet Manager IT Analyst Land Surveyor (E) Public Safety Communications Manager (E)	$ 17.965	$ 22.017	$ 26.069		$ 37,367	$ 45,795	$ 54,224

300	Assistant to the City Manager (E) Business Development Manager (E) Fleet Maintenance Supervisor (E) Golf Course Professional (E) Infrastructure Maintenance Supervisor (E) Plans Reviewer Wastewater Laboratory Supervisor Wastewater Pretreatment Inspector	$ 18.863	$ 23.648	$ 28.433	$ 39,235	$ 49,188	$ 59,141
310	Communications Technician Manager (E) Community Health Nurse (E) Emergency Management Coordinator (E) Fire Captain Fire Marshal (E) Jail Administrator (E) Police Sergeant Public Information Officer (E) Regional Response Planner (E) Senior Accountant (E) Transportation Coordinator (E) WIC Services Coordinator (E)	$ 19.807 $ 14.1476	$ 24.831 $ 17.7364	$ 29.855 $ 21.3251	$ 41,199 $ 41,198	$ 51,648 $ 51,648	$ 62,098 $ 62,099
320	* Assistant Director of Human Resources (E) Athletic Facilites Superintendent (E) Cemetery Superintendent (E) Financial Analyst (E) Medical Services Coordinator (E) Parks Maintenance Superintendent (E)	$ 20.797	$ 26.073	$ 31.348	$43,258	$54,232	$65,204
330	Airport Manager (E) * Assistant City Prosecutor (E) * City Clerk (E) Civil Engineer I (E) Fire Training Chief (E) * Municipal Court Administrator (E)	$ 21.837	$ 27.377	$ 32.916	$ 45,421	$ 56,944	$ 68,465

340	Battalion Chief (E)	$ 22.929	$ 28.745	$ 34.561	$ 47,692	$ 59,790	$ 71,887
	Capital Improvement Project Manager (E)	$ 16.3778	$ 20.5321	$ 24.6864	$ 47,692	$ 59,789	$ 71,887
	CDBG Project Manager (E)						
	Chief Building Official (E)						
	* City Prosecutor (E)						
	Infrastructure Superintendent (E)						
	Network Manager						
	Police Captain (E)						
	Wastewater Plant Superintendent (E)						
350	* Assistant City Attorney (E)	$ 24.075	$ 30.182	$ 36.289	$ 50,076	$ 62,779	$ 75,481
	* Assistant Director of Health & Env/Epid Coordinator (E)						
	* Assistant Director of Planning, Development and Neighborhood Services (E)						
	Civil Engineer II (E)						
	* CVB Director (E)						
360	* Assistant Director of Public Works/Operations (E)	$ 25.279	$ 31.692	$ 38.104	$ 52,580	$ 65,919	$ 79,256
	* Assistant Finance Director (E)						
	* Assistant Police Chief (E)						
	* Deputy Fire Chief (E)						
370	* Human Resources Director/Risk Mgmt (E)	$ 29.263	$ 36.687	$ 44.110	$ 60,867	$ 76,309	$ 91,749
380	* Assistant Director of Public Works/Engineering (E)	$ 30.727	$ 38.521	$ 46.315	$ 63,912	$ 80,124	$ 96,335
	* Community Health Director (E)						
	* Director of Planning, Development and Neighborhood Services (E)						
	* Parks & Recreation Director (E)						
390	* Director of Information Technology (E)	$ 32.263	$ 40.447	$ 48.630	$ 67,107	$ 84,130	$ 101,150
	* Finance Director (E)						
400	* Fire Chief (E)	$ 33.877	$ 42.470	$ 51.062	$ 70,464	$ 88,338	$ 106,209
	* Police Chief (E)						
410	* City Attorney (E)	$ 35.570	$ 44.593	$ 53.616	$ 73,986	$ 92,753	$ 111,521
	* Public Works Director (E)						

REGULAR Part-Time Hourly		Step 1- Hr	Step 2 - Hr.	Step 3- Hr.
530	Peer Counselor	$ 9.909	$ 10.305	$ 10.717
555	Interpreter/Translator	$ 10.466	$ 10.884	$ 11.320
570	Lead Peer Counselor	$ 11.886	$ 12.362	$ 12.857

SEASONAL Part -Time Hourly		Step 1- Hr.	Step 2 - Hr.	Step 3 - Hr.
500	Cashiers - Golf Course/ Athletic Complex	$ 8.498	$ 8.837	$ 9.191
502	Clerk	$ 8.923	$ 9.280	$ 9.651
505	Recreation Instructor	$ 9.347	$ 9.721	$ 10.111
520	Laborer	$ 9.721	$ 10.111	$ 10.515
540	School Crossing Guard	$ 10.111	$ 10.515	$ 10.936
555	Police Reserve Officer	$ 10.466	$ 10.884	$ 11.320
560	School Crossing Guard Coordinator	$ 10.936	$ 11.373	$ 11.829
570	Engineering Aid	$ 11.886	$ 12.362	$ 12.857
580	Court Bailiff	$ 15.450	$ 16.068	$ 16.711
600	Cashier - Pools Lifeguard	$ 8.498	$ 8.837	$ 9.191
610	Pool Operator	$ 9.721	$ 10.111	$ 10.515
620	Aquatic Supervisor Day Camp Director	$ 10.515	$ 10.936	$ 11.373

COUNCIL BILL NO. 2017-512 **ORDINANCE NO.**

AN ORDINANCE approving position changes to the Salary Administration Plan for the City of Joplin.

WHEREAS, the City Manager desires to make position changes within his department.

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

Section 1. That the position of Assistant to the City Manager at pay Range 300 is hereby added to the Salary Administration Plan as set forth in Exhibit "A".

Section 2. That the position of Executive Assistant/Secretary to City Manager at pay Range 170 is hereby deleted from the Salary Administration Plan as set forth in Exhibit "A".

Section 3. That the City Manager of the City of Joplin, Missouri, is hereby authorized to establish these position changes in accordance with the attached, for and on behalf of the City of Joplin.

PASSED BY THE COUNCIL OF THE CITY OF JOPLIN, MISSOURI, this _____ day of

_____, 2017.

_____
Michael L. Seibert, Mayor

ATTEST:

_____
Barbara L. Hogelin, City Clerk

APPROVED AS TO FORM:

_____
Peter C. Edwards, City Attorney