BEFORE THE COUNCIL OF THE CITY OF JOPLIN, MISSOURI

PETITION FOR VOLUNTARY ANNEXATION PURSUANT TO 71.012, RSMo.

TO WHOM IT MAY CONCERN:

Pursuant to the terms of V.A.M.S. 71.02, the undersigned, being all of the owners of fee interests of record in all tracts of real property attached hereto and incorporated herein as Exhibit "A", do hereby request the voluntary annexation of said land to the City of Joplin, Missouri.

Robert E. Wilson, Jr.

as Trustee of the Robert E. Wilson, Jr. Revocable Living Trust Agreement dated June 15, 2000

STATE OF Missouri)
) ss:
COUNTY OF Greene)

On this 18th day of November 20 25, before me appeared Robert E. Wilson

, to me known to be the Trustee of Robert E. Wilson, Jr. Revocable Living Trust Agreement dated June 15, 2000, and the seal affixed to the foregoing instrument is the corporate seal of said corporation, and that said instrument was signed and sealed on behalf of said corporation by authority of its Trustee of the consideration stated therein and no other, and said Robert E. Wilson acknowledged said instrument to be the free act and deed of said ~~corporation~~ Trust, and that the allegations contained therein are true.

IN TESTIMONY WHEREOF, I have hereunto set by hand and affixed by official seal, in the County and State aforesaid, the day and year first above written.

Notary Public Stephen C. Makoski

STEPHEN C. MAKOSKI
Notary Public - Notary Seal
State of Missouri
Commissioned for Greene County
My Commission Expires: March 03, 2027
Commission Number: 15633677

My commission expires: 03/03/2027

Voluntary

Annexation Application

Corporation

Return Form to:
Planner
Joplin City Hall
602 S. Main Street
Joplin, Missouri 64801
417-624-0820 Ext. 1511
Zoning-Planning@JoplinMO.org

Office Use Only

Case No.: 041-25
Filing Fee: $0.00
Received: 10/30/25
Proj. No.: 25-066

Please complete the following information as it pertains to the requested voluntary annexation property. If you own more than one parcel in which you are requesting annexation, you will need to complete this form for each parcel of property.

Owner Name: Robert E. Wilson, Jr. Revocable Living Trust Agreement Phone No. 417-890-1111

Email: twilson@rapidrobertsinc.com

Applicant Name: Robert E. Wilson, Jr. Revocable Living Trust Agreement Phone No. 417-890-1111

Email: twilson@rapidrobertsinc.com

Mailing Address: 1840 S Campbell, Springfield, MO 65807

Annexation Property Location: 4549 Highway 43, Joplin, MO 64804

Present Use of Property: Gas station

Residential Information (if no present of future residences, you may skip this section.)

Number of presently occupied or occupiable:

Single-family residences: _____

Duplex residences: _____

Triplex residences: _____

Apartment house residences: _____

Apartment complex units: _____

Number of future occupiable:

Single-family residences: _____

Duplex residences: _____

Triplex residences: _____

Apartment house residences: _____

Apartment complex units: _____

Name of water provider, or list 'well': _____

Name of sewer provider, or list 'septic': _____

Commercial Information (if no present commercial use, you may skip this section.)

Business #1
Business Name: Rapid Robert's, Inc.

Mailing Address: 1840 S Campbell, Springfield, MO 65807

Owner/Manager Name: Todd Wilson

Phone No. 417-890-1111 Email: twilson@rapidrobertsinc.com

Landlord Name: Owner occupied Phone No. _____

Missouri Sales Tax ID No. _____

Liquor Sales: Yes ◉ No ○

Business #2
Business Name: _____

Mailing Address: _____

Owner/Manager Name: _____

Phone No. _____ Email: _____

Landlord Name: _____ Phone No. _____

Missouri Sales Tax ID No. _____

Liquor Sales: Yes ○ No ○

REQUIRED VOLUNTARY ANNEXATION INFORMATION

JOPLIN

FINANCE DEPARTMENT

*****THIS FORM MUST BE SUBMITTED WITH YOUR VOLUNTARY ANNEXATION PETITION*****

Please complete the following information as it pertains to the requested voluntary annexation property. If you own more than one parcel in which you are requesting annexation you will need to complete this form for each parcel of property.

Property Owner Name: Robert E. Wilson, Jr. Revocable Living Trust Agreement dated June 15, 2000 **Telephone Number:** 417-890-1111

Property Address: 4549 Highway 43, Joplin, MO 64804

1. **Is the annexation the result of an out-of-town sewer agreement?** ____ **Yes** X **No**
2. **Is this property residential property?** ____ **Yes** X **No**
3. **Are there any businesses located on this property?** X **Yes** ____ **No**

If yes, how many businesses are located on this property? One Rapid Robert's

Please list the following information for each business located on the property:

Business #1:

Business Name: Rapid Robert's, Inc.

Business Mailing Address: 1840 S Campbell, Springfield, MO 65807

Name of Owner or Manager: Todd Wilson, Chief Operating Officer

Business Contact Phone Number: 417-890-1111

Is the Property Leased to the Business? ____ **Yes** X **No**

Type of Business (example: insurance, repair shop, etc.) Gas station

Does the business sell retail items? X **Yes** ____ **No**

If yes, what is their Missouri Sales Tax ID Number? ____

Does the business sell liquor? X **Yes** ____ **No**

Business #2:

Business Name: ____

Business Mailing Address: ____

Name of Owner or Manager: ____

Business Contact Phone Number: ____

Is the Property Leased to the Business? ____ **Yes** ____ **No**

Type of Business (example: insurance, repair shop, etc.) ____

Does the business sell retail items? ____ **Yes** ____ **No**

If yes, what is their Missouri Sales Tax ID Number? _____

Business #3: Does the business sell liquor? _____ Yes _____ No (Over)

Business Name: _____

Business Mailing Address: _____

Name of Owner or Manager: _____

Business Contact Phone Number: _____

Is the Property Leased to the Business? _____ Yes _____ No

Type of Business (example: insurance, repair shop, etc.) _____

Does the business sell retail items? _____ Yes _____ No

If yes, what is their Missouri Sales Tax ID Number? _____

Does the business sell liquor? _____ Yes _____ No

Business #4: Business Name: _____

Business Mailing Address: _____

Name of Owner or Manager: _____

Business Contact Phone Number: _____

Is the Property Leased to the Business? _____ Yes _____ No

Type of Business (example: insurance, repair shop, etc.) _____

Does the business sell retail items? _____ Yes _____ No

If yes, what is their Missouri Sales Tax ID Number? _____

Does the business sell liquor? _____ Yes _____ No

/MENTS

The owner would like to demolish the existing building and parking lot to construct a new gas station and parking lot. The current property is partially in the County and zoned R-1. The intent is to clean up the zoning by zoning the entire property to C-3. After annexation and rezoning, the lots will be combined into a single parcel.

Are there residential living units on the property that are occupied or capable of being occupied? _____Yes _____No

If Yes, how many

Single-family house(s)	_____ Amount
Duplex(s)	_____ Amount
Tri-plex(s)	_____ Amount
Apartment House(s)	_____ Amount
Apartment Complex(s)	_____ Amount

Do you plan to build residential living units on the property _____Yes _____No

If Yes, how many

Single-family house(s)	_____ Amount
Duplex(s)	_____ Amount
Tri-plex(s)	_____ Amount
Apartment House(s)	_____ Amount
Apartment Complex(s)	_____ Amount

Are (or Will) the living unit(s) be on a well _____ Yes _____No
If NO, please furnish the name of the water company _____

Are (or Will) the living unit(s) have a septic system? _____ Yes _____ No
If NO, please furnish the name of the municipal sewer system _____

EXHIBIT A

BEGINNING AT THE NORTHEAST CORNER OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 4, TOWNSHIP 26, RANGE 33, NEWTON COUNTY, MISSOURI, THENCE SOUTH 89 DEGREES 57 MINUTES, 50 SECONDS WEST 200.16 FEET TO THE EAST RIGHT-OF-WAY OF HIGHWAY 43, THENCE NORTH 43 DEGREES 13 MINUTES 49 SECONDS EAST 30.0 FEET, THENCE SOUTH 86 DEGREES 52 MINUTES 03 SECONDS EAST 395.92 FEET, THENCE SOUTH 0 DEGREES 11 SECONDS WEST 491.80 FEET, THENCE SOUTH 89 DEGREES 57 MINUTES 50 SECONDS WEST 215.0 FEET, THENCE NORTH 0 DEGREES 11 MINUTES EAST 491.80 FEET TO BEGINNING.