JOPLIN | PLANNING & ZONING COMMISSION

MINUTES

MONDAY, JANUARY 13, 2025

4:00 P.M.

The Planning and Zoning Commission of the City of Joplin met in a regular session on Monday, January 13, 2025, at 4 P.M. Present were commission members Drew Kimble, Gary Spruce, Amia Warren, Mary Anne Phillips, Dr. Benjamin Rosenberg and Cole Landis. Commissioner Natasha Klue- Michael was absent. Tyler Bellairs represented the Planning, Development and Neighborhood Services Department.

1. **Roll Call:**

   Zoie Hamilton called the roll.

MR. LANDIS MADE A MOTION TO EXCUSE MRS. KLUE-MICHAEL FROM THE PLANNING AND ZONING COMMISSION MEETING ON JANUARY 13, 2025. THIS MOTION WAS SECONDED BY DR. ROSENBERG. MOTION CARRIED. (6 IN FAVOR, 0 OPPOSED, 1 ABSENT)

2. **Approval of Minutes:**

MR. LANDIS MADE A MOTION TO APPROVE THE DECEMBER 9, 2024, MEETING MINUTES OF THE PLANNING AND ZONING COMMISSION. THIS MOTION WAS SECONDED BY MR. SPRUCE. MOTION CARRIED. (6 IN FAVOR, 0 OPPOSED, 1 ABSENT)

3. Public Hearings:

Mr. Kimble read the Public Hearings Procedures.

CASE 001-25: Easement Vacation

3347 S Joplin Ave- Easement Vacation- A request to vacate a utility easement- Bill Endicott

Mr. Kimble asked if the applicant would step forward and state their name and address for the record.

Bill Endicott of 18525 County Road 260, Oronogo, Missouri, presented the case for the easement vacation request.

Mr. Endicott stated that the reason for this request is due to him building a new home. Mr. Endicott explained that the home will encroach into the vacated alley, and he needs approval of the utility easement so he can build his home.

Mr. Kimble asked if there were any questions from the commission for the applicant.

Mr. Kimble asked if anyone would like to speak in favor of this case.

Mr. Kimble asked if anyone would like to speak in opposition to this case.

MR. LANDIS MADE A MOTION TO APPROVE CASE 001-25. THIS MOTION WAS SECONDED BY MR. SPRUCE. MOTION CARRIED. (6 IN FAVOR, 0 OPPOSED, 1 ABSENT)

CASE 002-25: REZONING

8125 E 26th St- Rezoning- A request to rezone from R-1 (Single- Family Residential) to M-2 (Heavy Industrial)- Aesir Technologies, Inc

Mr. Kimble asked if the applicant would step forward and state their name and address for the record.

Patty Johns of 8125 E 26th Street, Joplin, Missouri, presented the case on behalf of Aesir Technologies.

Ms. Johns stated the request to rezone the property was due to Aesir Technologies obtaining a large contract with the government, which gave them the funding to expand the building they are currently in. Ms. Johns explained that during the permit process, it was found that the zoning of the property was incorrect and needed to be updated.

Mr. Kimble asked if the commissioners had any questions for the representative.

Mr. Kimble asked if there was anyone in the audience that would like to speak in favor of this case.

Mr. Kimble asked if there was anyone in the audience that would like to speak in opposition to this case.

DR. ROSENBERG MADE A MOTION TO APPROVE CASE 002-25. THIS MOTION WAS SECONDED BY MR. LANDIS. MOTION CARRIED. (6 IN FAVOR, 0 OPPOSED, 1 ABSENT)

CASE 003-25: VOLUNTARY ANNEXATION

18775 Apple Road- Voluntary Annexation- A request to voluntary annex into the Corporate Limits of the City of Joplin- Carl Schell

Mr. Kimble asked if the applicant would step forward and state their name and address for the record.

Mr. Bellairs presented the case on behalf of Carl Schell.

Mr. Bellairs stated that the request is due to the property being outside of City limits but is planned to be used for future industrial use. Mr. Bellairs stated that the property will be rezoned at a future time.

Mr. Kimble asked if the commission had any questions for the representative.

Mr. Kimble asked if there was anyone in the audience that would like to speak in favor of this case.

Mr. Kimble asked if there was anyone in the audience that would like to speak in opposition to this case.

DR. ROSENBERG MADE A MOTION TO APPROVE CASE 003-25. THIS MOTION WAS SECONDED BY MS. PHILLIPS. MOTION CARRIED. (6 IN FAVOR, 0 OPPOSED, 1 ABSENT)

CASE 004-25: VOLUNTARY ANNEXATION

Property near the NE corner of Prigmor and I-44 – Voluntary Annexation- A request to voluntarily annex into the Corporate Limits of the City of Joplin- Joplin Industrial Development Authority

Mr. Kimble asked if the applicant would step forward and state their name and address for the record.

Mr. Bellairs presented the case on behalf of the Joplin Industrial Development Authority.

Mr. Bellairs explained that this case goes with case 003-25. Mr. Bellairs asked the commission to make a motion to table this case due to incorrect information on the map that was provided.

Mr. Kimble asked the commission if they had any questions for the representative.

Mr. Kimble asked if there was anyone in the audience that would like to speak in favor of this case.

Mr. Kimble asked if there was anyone in the audience that would like to speak in opposition to this case.

MR. LANDIS MADE A MOTION TO TABLE CASE 004-25. THIS MOTION WAS SECONDED BY MS. PHILLIPS. MOTION CARRIED. (6 IN FAVOR, 0 OPPOSED, 1 ABSENT)

4. Old Business:

There was no old business to discuss.

5. New Business:

There was no new business to discuss.

6. Other Business:

There was no other business to discuss.

7. Adjournment:

MR. LANDIS MADE A MOTION TO ADJOURN THE JANUARY 13, 2025, MEETING OF THE PLANNING AND ZONING COMMISSION. THIS MOTION WAS SECONDED BY MS. WARREN. MOTION CARRIED. (6 IN FAVOR, 0 OPPOSED, 1 ABSENT)

Approved _____
Drew Kimble, Chairman

Approved _____
Zoie Hamilton, Recording Secretary