Case 011-24: Rezoning

> 1921 S St. Louis Ave-Rezoning-A request to rezone from District R-1 (Single-Family Residential) to District R-2 (Two-Family Residential)-Schuber Mitchell Homes.

Oscar Sarceno, 2030 Mia Faith Place, Joplin, Missouri. He is a representative of Schuber Mitchell Homes. They were requesting a rezoning from R-1 to R-2 for this one property.

Mr. Landis asked if they planned to put a duplex on that lot.

Mr. Sarceno stated no, two homes on that lot.

Mr. Bellairs explained to the Commission that the City had updated their code to allow a single family home and a duplex can both be built on a R-2 lot. The density pattern of a R-2 lot changes when you get into a two family residentials so it allows for smaller lot sizes to be created with an R-2 zoning district that you would not typically get with R-1.

Ms. Phillips asked if there were any further questions from the Commission on Case 011-24.

There were none.

Ms. Phillips asked if there was any one to speak in favor of Case 011-24.

There were none.

Ms. Phillips asked if there was any one to speak in opposition of Case 011-24.

There were none.

MR. ROSENBERG MOVED THAT CASE 011-24 BE APPROVED AND FORWARDED TO THE CITY COUNCIL FOR APPROVAL. MR. LANDIS SECONDED THE MOTION. MOTION CARRIED. (6 IN FAVOR, 0 NAY, 1 ABSENT)