CITY OF JOPLIN
COUNCIL AGENDA ITEM

ITEM:
CB 2024-267 – Alley Vacation

MEETING DATE:
June 3, 2024

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
Assistant City Manager – Tony Robyn
City Manager – Nicholas Edwards

FUNDING SOURCE:
Not applicable for this item.

SUMMARY REQUEST:
Case 019-24: 108 N St Louis Ave – Alley Vacation – A request to vacate alley right-of-way – Blackstone Gastropub

BACKGROUND:
The owner of parcels North and South of this section of alleyway would like to develop this all as one contiguous property. Part of the alley was already vacated. The City owns one parcel at the corner of Broadway and St Louis. This is only a vacation of the right-of-way. The owner is aware that no permanent structure may be placed here. They would like to install a walkway between the two locations that would allow for them to serve both their indoor clientele, while giving their diners and option for outdoor seating/activity.

There are existing utilities in the right-of-way. There is a sanitary sewer main running East to West through this alley. Utility easements are to remain, this is only a vacation of right-of-way.

No comment was provided from the utility companies. All easements will remain.

PLANNING & ZONING COMMISSION TESTIMONY:
Mr. Tiregol represented the case. Mr. Bellairs stated that this was only a right-of-way vacation, not a utility easement vacation. Easements would remain, and the applicant would not be able to place a permanent structure in the alley. They could pour concrete and they could do semi-permanent things in the ally, like a fence, but they could not place buildings in the space. Mr. Tiregol stated there would be an entrance off of McKee.

PUBLIC COMMENT;
None.

RECOMMENDATIONS:
Staff recommends Approval of Council Bill 2024-267
Planning & Zoning Commission recommends Approval of Case 019-24 (5 in Favor, 0 Opposed, 1 Absent)

ATTACHMENTS
Staff Planning Report
P&Z Commission Minutes
Applicant Materials
Map