Case 023-24

204 N. Jackson Ave-Special Use Permit-A request for a Special Use Permit to operate a coffee shop-Unity Church of Joplin

Mr. Tyler Bellairs, City of Joplin Planner, stated the applicant has asked to remove the case. They were unable to proceed. P & Z staff recommended the case be stricken.

Mr. Kimble asked if there were any questions from the Commission on Case 023-24.

There were none.

Mr. Kimble asked if there was any one to speak in favor of Case 023-24.

Susan Back, 4530 S. Pearl, Joplin stated she was a member of Unity Church, and they were happy about the special use permit because of the historic value of the building. Ms. Back asked if it would still be a special use permit.

Mr. Bellairs stated no special use permits are granted directly to the entity that is going to be operating at the place where the special use permit is for. Because the applicant would be otherwise operating and had this passed Bearded Lady Coffee Co has decided to withdraw. We do not grant general special use permits; it is to a specific use and to a specific entity for that location.

Ms. Back said okay, so if another church approached, it would still need to come to Planning and Zoning even though it is the same category. She stated they were just looking at all of their options.

Mr. Bellairs stated a church would not go through a special use permit. Churches are allowed in every zoning district from residential to industrial. This was only because it was a low intensive commercial operation that was going to be operated out of an R-3 district. That is why they required a special use permit.

Ms. Back stated that was her understanding.

Mr. Kimble asked if there were any questions from the Commission on Case 023-24.

There were none.

Mr. Kimble asked if there was any one to speak in favor of Case 023-24.

There were none.

Mr. Kimble asked if there was any one to speak in opposition of Case 023-24.

There were none.

MR. LANDIS MOVED THAT CASE 023-24 BE STRICKEN. MS. PHILLIPS SECONDED THE MOTION. MOTION CARRIED. (5 IN FAVOR, 0 NAY, 1 ABSENT)