Special Use Permit Application

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 026-24
Case No.: 026-24
Filing Fee: $600.00
Received: 6/7/24
Date Advertised:
Proj. No.: 24-091
Public Hearing Date: 7/8/24

Applicant: Jennifer Hicks Phone No.: 417.622.7521
Address: 3502 S. Park Ave Joplin Email: redkenstylist@hotmail
Owner: Jennifer + Jerelle Hicks Phone No.: 417.622.7521
Address: 3502 S. Park Ave Joplin Email: redkenstylist@hotmail
Location of Property: 3502 S. Park Ave Joplin, MO. 64804
Present Use of Property: Residential
Proposed Use of Property: Mixed-Use
Current Zoning: Residential Acreage: 14,810 SQFT

Surrounding Land Use and Zoning:

	Land Use	Zoning
North	Residential	Residential
South	Residential	Residential
East	Residential	Residential
West	Residential	Residential

Character of the Neighborhood: Established. Busy & friendly enviroment, close to retail establishments

Submission of Documents: The following documents are **required** at time of submission.

Yes	No	
☑	☐	Completed and signed application.
☑	☐	Legal description of the property from a deed or certified survey. Must be legible.
☑	☐	Additional sheet explaining how the above criteria are met. in docx
☑	☐	One copy of the necessary descriptive material related to the intensity and extent of the proposed use, including any traffic conditions that may result; any danger from fire hazards; how the proposed use may affect the character of the surrounding properties; and how the proposed use will benefit the City of Joplin.
☑	☐	One copy of a site plan of the property showing location of off-street parking and any required screening, location of the structure(s) or proposed structure(s), access to the site from public right-of-way, and any other information requested by staff, the Planning & Zoning Commission, or City Council.

Violation of any condition as part of an approved Special Use Permit will cause a complaint to be filed with the Municipal Court and the Permit to be suspended immediately requiring reapplication.

Applications that are incomplete or missing required documents will **not** be processed or scheduled on an agenda to the Planning & Zoning Commission until corrected and resubmitted.

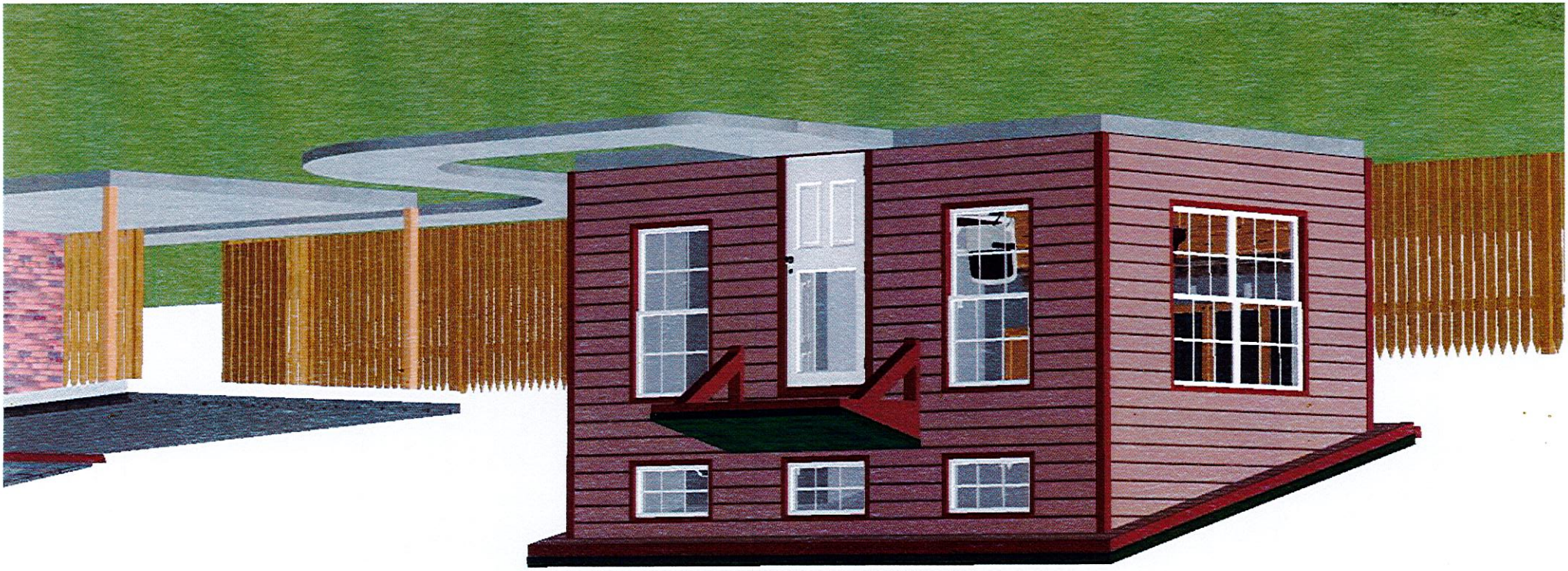
Signature: Jennifer N Hicks **Date:** 6-7-2024

Proposed:

Hours of operation: 9am - 6pm — Mon - Fri
Total Parking Available: 4 spaces
No Employees

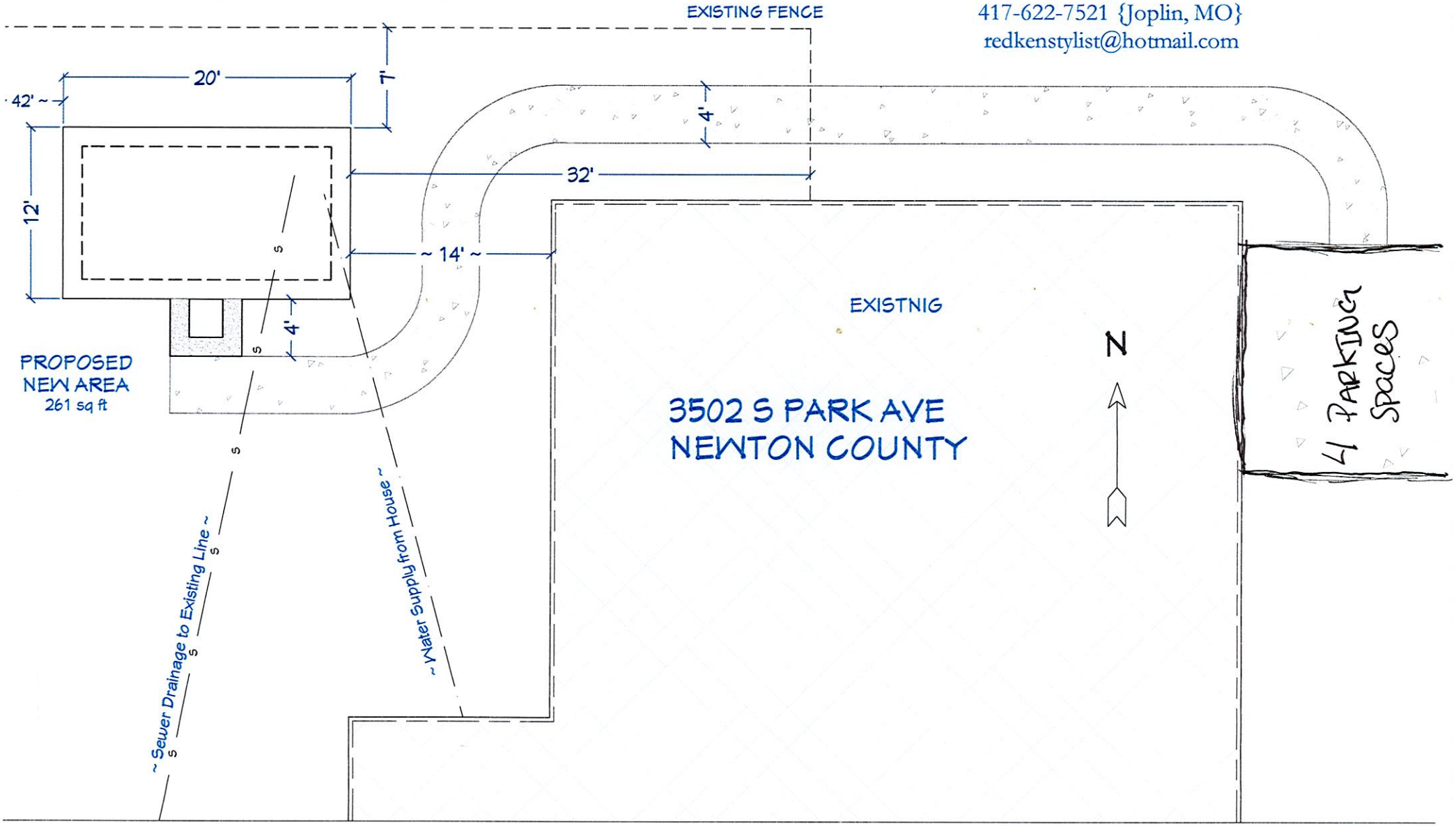
The proposed building of a 12 x 20 salon on my property will allow easier access for clients in my community to be serviced and for future guests. Continuing to bring money into the city of Joplin, both in money spent and taxes paid.

Concerning the neighborhood, I have had nothing but encouragement and support in my endeavors. This addition will add both value to the community and my property in a manner that maintains its style and tone. By doing so, I aim to create a welcoming and convenient space that caters to the growing demand for beauty services, while also contributing to the local economy. This project aligns with the city's vision for growth and development, and I am confident that it will have a positive impact on the community

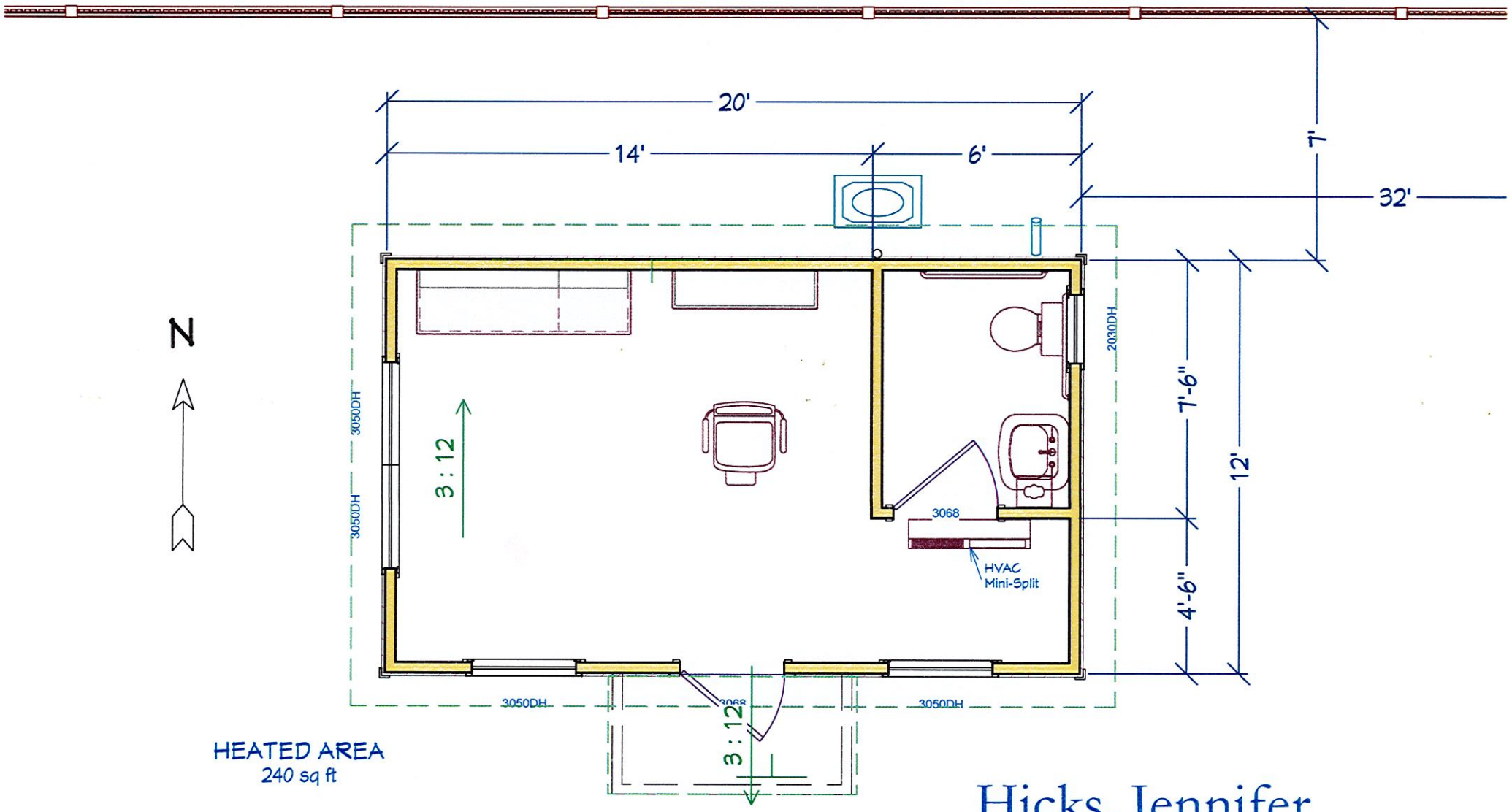


Melody Matthews with Good Will Builders, Inc.
417-626-9663 {6/4/2024 (3:50:31 PM)}
Drawing Scale: 1/6 in = 1 ft {Tabloid (11" x 17")}

Hicks, Jennifer
417-622-7521 {Joplin, MO}
redkenstylist@hotmail.com



Melody Matthews with Good Will Builders, Inc.
417-626-9663 {6/3/2024 (3:27:52 PM)}
Drawing Scale: 1/4 in = 1 ft {Letter (8½" x 11")}



HEATED AREA
240 sq ft

3502 S PARK AVE

Hicks, Jennifer
417-622-7521 {Joplin, MO}
redkenstylist@hotmail.com

- All of lot number eight (8) in Ruestman Heights plat number four (4) now the city of Joplin Newton County, Missouri, according to the records plat thereof




E 35TH
Build
PARK
S PARK AVE
E 36TH ST
100 ft
POWERED BY esri
2790425.94, 320999.79