City of **JOPLIN** City Council Agenda Item

Requested Council Meeting Date: September 8, 2015

Item: COUNCIL BILL NO. 2015-265
Originating Department: PLANNING & COMMUNITY DEVELOPMENT

Attachments: 1) Copy of Council Bill
2) Planning Report
3) Commission Minutes

Planning/Community Development Manager: Troy Bolander
City Attorney: Peter C. Edwards
City Manager: Samuel L. Anselm
Board or Commission: Planning and Zoning Commission Date: 8/10/2015

Recommended Action: Planning and Zoning Commission recommended approval by a vote of "4 in favor, 3 absent"

SUMMARY/REQUEST:
Case 020-15: 300 feet west of the Northwest Corner of Zora Street and Range Line Road – A request to rezone from C-1 (Neighborhood Commercial District) to C-3 (Commercial District) for future commercial development – Boyd Enterprises.

STAFF SUMMARY:
The owner of this property would like it to be conforming to their adjacent property which is currently a Casey's gas/convenience store. This would allow the land to be marketed at a higher traffic intensity for a wider range of uses.

Staff recommends approval of Case 020-15.

PLANNING & ZONING COMMISSION TESTIMONY:
Mr. David Boyd requested the rezoning of the property in Case 020-15 for future commercial development to make it more marketable.

Mr. Cortez asked Mr. Boyd if he has any construction plans at this time, and he replied no.

PUBLIC COMMENT:
None.