P & Z Case 042-16
Triple R Recycling
(P & Z Recommended Approval for a five-year Special Use Permit)

RESOLUTION NO. 2016-023

A RESOLUTION granting a Special Use Permit (First Request) to Triple R Recycling for the operation of a recycling processing center located at 506 and 510 South Tyler Avenue, in the City of Joplin, Jasper County, Missouri.

WHEREAS, the Planning and Zoning Commission at a Public Hearing held on October 10, 2016, recommended that a Special Use Permit be granted for the operation of a recycling processing center located at 506 and 510 South Tyler Avenue, in the City of Joplin, Jasper County, Missouri.

WHEREAS, a public hearing was held before the City Council on November 7, 2016, in compliance with said request;

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Joplin, as follows:

That a Special Use Permit be granted to Triple R Recycling for the operation of a recycling processing center in the City of Joplin, Missouri, on the following described real estate, to-wit:

TRACT 1: LOTS 24 & 25 IN SALZAR'S ADDITION, TO THE CITY OF JOPLIN, JASPER COUNTY, MO; TRACT #2: ALL OF A CERTAIN TRACT OF LAND BEGINNING TWENTY FEET SOUTH OF THE SE CORNER OF LOT 61 CONTINENTAL ADDITION TO THE CITY OF JOPLIN, JASPER CO. MO, THENCE ONE HUNDRED TWENTY FEET SOUTH, THENCE NINETY FEET EAST, THENCE ONE HUNDRED TWENTY FEET NORTH, THENCE NINETY FEET WEST TO THE POINT OF BEGINNING AND ALL OF A CERTAIN TRACT OF LAND BEGINNING AT A POINT 20 FT. SOUTH OF THE SE CORNER OF LOT 59 IN CONTINENTAL ADDITION TO THE CITY OF JOPLIN, THENCE SOUTH 120 FT; THENCE EAST 45 FT: THENCE NORTH 120 FT, THENCE WEST 45 FT TO POINT OF THE BEGINNING. SOME BEING PART OF MISCELLANEOUS TRACT NO. 14 OF THE SW 1/4 OF SECTION 4: TOWNSHIP 27, RANGE 33 IN THE CITY OF JOPLIN, EXCEPTING THE RAIL ROAD, IF ANY ACROSS SAID LAND; TRACT #3: ALL OF LOTS 55, 56, 57, AND 58 IN THE CONTINENTAL ADDITION TO THE CITY OF JOPLIN, JASPER COUNTY, MISSOURI TOGETHER WITH ALL IMPROVEMENTS THEREON, EXCEPT THAT PORTION OVER AND ACROSS LOTS 55, 56, 57 FOR RAILROAD PURPOSES. PARCEL "A" ALL THAT PART OF MISCELLANEOUS TRACT NUMBERED FOURTEEN (14) IN SECTION 4, TOWNSHIP 27, RANGE 33, IN THE CITY OF JOPLIN, JASPER COUNTY, MISSOURI, ACCORDING TO THE RECORDED PLAT THEREOF, DESCRIBED AS: COMMENCING AT A POINT 20 FEET SOUTH AND 45 FEET EAST OF THE SOUTHEAST CORNER OF LOT NUMBERED 59 IN CONTINENTAL ADDITION TO THE CITY OF JOPLIN, THENCE SOUTH 120 FEET, THENCE WEST 145 FEET TO THE POINT OF BEGINNING, ACCORDING TO THE RECORDED PLAT THEREOF; AND ALL OF LOTS NUMBERED TWENTY-THREE (23) AND

TWENTY-SIX (26) AND THE NORTH THIRTY-FIVE (35) FEET OF LOTS NUMBERED TWENTY-TWO (22) AND TWENTY-SEVEN (27) OF SALZAR'S FIRST ADDITION TO THE CITY OF JOPLIN, JASPER COUNTY, MISSOURI, ACCORDING TO THE RECORDED PLAT THEREOF.

and the said Special Use Permit is hereby issued with the following conditions and made a part thereof:

1. This Special Use Permit is issued to Triple R Recycling for the operation of a Recycling Processing Facility at 506 and 510 South Tyler Avenue.

2. The permit shall be valid for five (5) years renewable in October 2021.

3. Any outside area used for operations and/or storage must be screened.

4. No loose material shall be stored outside of the facility.

5. All regulations as stated in Appendix 29-A (Zoning Code) of the Joplin Municipal Code shall be followed at all times.

6. Any other conditions set by the City Council of the City of Joplin.

The violation of any condition set forth in this Resolution shall be interpreted as a violation of Appendix 29-A (Zoning Code) of the Municipal Codes of the City of Joplin and shall be administered in accordance with the provisions of Section 34 (Violation and Penalty) of Appendix 29-A of that Code. Conviction in Municipal Court for violation of any condition as set forth in this Resolution shall cause the immediate termination of this Special Use Permit and require the applicant as named in Item No. 1 above to reapply for renewal.

The Municipal Planner is hereby authorized and directed to issue said permit to Triple R Recycling in accordance with the plans and specifications on file in the Office of the Building Official.

The City Clerk is hereby ordered to file this Resolution with the Zoning District Map maintained in her office and to note the changes herein provided for thereon.

PASSED BY THE COUNCIL OF THE CITY OF JOPLIN, MISSOURI, this _____ day of _____, 2016.

_____
Michael L. Seibert, Mayor

ATTEST: _____
Barbara L. Hogelin, City Clerk