P & Z Case 035-24
Roger & Gloria Robertson (Robertson Trust)
(P & Z Recommended to Approve)

COUNCIL BILL NO. 2024-294 ORDINANCE NO.

AN ORDINANCE amending Ordinance No. 2022-274, passed by the Council of the City of Joplin, Missouri, August 1, 2022, by removing from District R-1 (Single-Family Residential) and include in District R-2 (Two-Family Residential) property as described below and located at 642 E Fountain Rd, Jasper County, Missouri.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF JOPLIN, MISSOURI, as follows:

Section 1. Having referred the subject matter of this ordinance to the City Planning and Zoning Commission and having given at least fifteen days' notice of time and place of hearing on same by publication in the Joplin Globe, Ordinance No. 2022-274 is hereby amended by removing from District R-1 (Single-Family Residential) the following described property and including in District R-2 (Two-Family Residential).

TRACT 1: A PART OF THE EAST ONE-HALF (E 1/2) OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION 26, TOWNSHIP 28, RANGE 33, JASPER COUNTY, MISSOURI BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHWEST QUARTER (NW 1/4) OF SAID SECTION, THENCE S 02°07'19" W ALONG THE EAST LINE OF SAID QUARTER, QUARTER 30.00 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF FOUNTAIN ROAD AND THE POINT OF BEGINNING; THENCE CONTINUING ALONG SAID EAST LINE S 02°07'19" W 1285.52 FEET TO THE SOUTHEAST CORNER OF SAID QUARTER, QUARTER, THENCE N 87°57'37" W ALONG THE SOUTH LIE OF SAID QUARTER, QUARTER, 448.44 FEET; THENCE N 02°11'34" E 1286.29 FEET TO THE SOUTH RIGHT-OF-WAY OF FOUNTAIN ROAD, THENCE S 87°51'41" E ALONG SAID RIGHT-OF-WAY 446.85 FEET TO THE POINT OF BEGINNING, BEING SUBJECT TO ALL EASEMENTS, RIGHT-OF-WAYS AND RESERVATIONS OF RECORD, CONTAINING 13.21 ACRES, MORE OR LESS.

TRACT 2: A PART OF THE EAST ONE-HALF (E 1/2) OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION 26, TOWNSHIP 28, RANGE 33, JASPER COUNTY, MISSOURI, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF THE NORTHEAST QUARTER (NE 1/4) OF THE NORTHWEST QUARTER (NW 1/4) OF SAID SECTION, THENCE S 02°07'19" W ALONG THE EAST LINE OF SAID QUARTER, QUARTER 30.00 FEET TO THE SOUTH RIGHT-OF-WAY OF FOUNTAIN ROAD, THENCE N 87°51'41" W ALONG SAID RIGHT-OF-WAY 446.85 FEET TO THE POINT OF BEGINNING, THENCE S 02°11'34" W 1286.29 FEET TO THE SOUTH LINE OF SAID QUARTER, QUARTER,

THENCE N 87°57'37" W ALONG SAID SOUTH LINE 210.00 FEET TO THE WEST LINE OF THE EAST ONE-HALF (E 1/2) OF SAID QUARTER, QUARTER, THENCE N 02°11'34" E ALONG SAID WEST LINE 1285.65 FEET TO THE SOUTH LINE OF FOUNTAIN ROAD, THENCE S 87°57'41" E ALONG SAID RIGHT-OF-WAY 210.00 FEET TO THE POINT OF BEGINNING, BEING SUBJECT TO ALL EASEMENTS, RIGHT-OF-WAYS, AND RESERVATIONS OF RECORD, CONTAINING 6.20 ACRES MORE OR LESS.

Section 2. That the City Clerk is hereby ordered to file this ordinance with the Zoning District Map maintained in her office and to note the changes herein provided thereon.

PASSED BY THE COUNCIL OF THE CITY OF JOPLIN, MISSOURI, this the _____ day of_____, 2024, by a vote of _____.

_____
Keenan T. Cortez, Mayor

ATTEST:

_____
Holly Nagy, City Clerk

APPROVED AS TO FORM:

_____
Peter C. Edwards, City Attorney