JOPLIN | BUILDING BOARD OF APPEALS

BUILDING BOARD OF APPEALS
AGENDA FRIDAY, December 5, 2025

602 S. MAIN STREET 5th FLOOR AT 9:00 AM

Order of Business:

1. **Roll Call**
2. **Consent of minutes from October 24, 2025 Building Board of Appeals meeting.**
3. **Continued Items**
4. **New Business**
5. **Other Business**
6. **Adjournment**

Continued Business

ITEM 3090 **512 W 20TH ST.**

OWNER: 1702 Wall
ADDRESS: 207 Birch St. Carl Junction MO. 64834

"Demolition Hearing" has been posted in the Joplin Globe Legal Section. Item continued from the DECEMBER 5,2025, meeting for a "Demolition Hearing" And Progress Report (FOURTEEN TIMES BEFORE THE BOARD).

(STRUCTURE POSTED 8-29-2023)

ITEM 3104 **1909 W 15TH ST.**

OWNER: Antwan Perry
ADDRESS: 403 N Joplin Ave. Joplin MO. 64801

"Demolition Hearing" has been posted in the Joplin Globe Legal Section. Item continued from the DECEMBER 5,2025, meeting for a "Demolition Hearing" And Progress Report (TWELEVE TIMES BEFORE THE BOARD).

(STRUCTURE POSTED 9-18-2024)

ITEM 3112 **2408 W 4th ST.**

OWNER: DE Long Melicio C & Olga M G Juarez
ADDRESS: 1729 Sophia DR. Carthage, MO 64836

"Demolition Hearing" has been posted in the Joplin Globe Legal Section. Item continued from the DECEMBER 5,2025, meeting for a "Demolition Hearing" And Progress Report (EIGHT TIMES BEFORE THE BOARD).

(STRUCTURE POSTED 03-13-2024)

ITEM 3117 **1248 S ROOSEVELT AVE.**

OWNER: Michael Forest; MFH LLC
ADDRESS: 1174 Crone Dr. Joplin, MO 64804
Ryan Flanagan 515 S Main Street Joplin, MO 64804

"Demolition Hearing" has been posted in the Joplin Globe Legal Section. Item continued from the DECEMBER 5,2025, meeting for a "Demolition Hearing" And Progress Report (EIGHT TIMES BEFORE THE BOARD).

(STRUCTURE POSTED 8-31-2023)

ITEM 3120 **530 E 7TH ST**

OWNER: Angela Brown
ADDRESS: P.O. Box 905 Joplin MO. 64802

"Demolition Hearing" has been posted in the Joplin Globe Legal Section. Item continued from the DECEMBER 5,2025, meeting for a "Demolition Hearing" And Progress Report (SEVEN TIMES BEFORE THE BOARD).

(STRUCTURE POSTED 1-7-2025)

ITEM 3121 **714 E HILL STREET**

OWNER: Patricia Plascencia/ Nancy Auero
ADRESS: 1020 S. Jackson Ave 64801

"Demolition Hearing" has been posted in the Joplin Globe Legal Section. Item continued from the DECEMBER 5,2025, meeting for a "Demolition Hearing" And Progress Report (SEVEN TIME BEFORE THE BOARD).

(STRUCTURE POSTED 1-9-2019)

ITEM 3122 **230 S. OAK AVE**

OWNERS: YES BUILDERS/ Steve Cope
ADDRESS: 509 N. Byers Ave Joplin MO. 64801

"Demolition Hearing" has been posted in the Joplin Globe Legal Section. Item continued from the DECEMBER 5,2025, meeting for a "Demolition Hearing" And Progress Report (SIX TIMES BEFORE THE BOARD).

(STRUCTURE POSTED 8-10-2023)

ITEM 3128 **316 N. Schifferdecker Ave**

OWNER: Carrasco Investments
ADDRESS: 5146 Country Road 290 Joplin, MO 64801

"Demolition Hearing" has been posted in the Joplin Globe Legal Section. Item continued from the DECEMBER 5,2025, meeting for a "Demolition Hearing" And Progress Report (THREE TIMES BEFORE THE BOARD).

(STRUCTURE POSTED 5-19-2019)

ITEM 3130 **1624 S. Jackson Ave.**

OWNER: Vance Doyles S. & Beverly A.
ADDRESS: 117 Judd Street Granby, MO 64844
Valerie Vance P.O. Box 9312 Raytown, MO 64133

"Demolition Hearing" has been posted in the Joplin Globe Legal Section. Item continued from the DECEMBER 5,2025, meeting for a "Demolition Hearing" And Progress Report (THREE TIMES BEFORE THE BOARD).

(STRUCTURE POSTED 7-24-2025)

ITEM 3131 **1112 S. Jackson Ave**

OWNERS: US BANK
ADDRESS:15W030 North Frontage Drive Bur Ridge, IL 60527
Management Company: MCS360
350 Highland Dr, Lewisville, TX 75067
Joseph J. Circelli (Attorney)
222 South Central Avenue, Suite 800 Clayton, MO 63105
Mark Peron (local Attorney)
5957 E. 20th Street Joplin, MO 64801

"Demolition Hearing" has been posted in the Joplin Globe Legal Section. Item continued from the DECEMBER 5,2025, meeting for a "Demolition Hearing" And Progress Report (THREE TIMES BEFORE THE BOARD).

(STRUCTURE POSTED (7-18-2025)

ITEM 3132 **2027 Nashville St**

OWNERS: Bruno H. Carrillo
ADDRESS:PO Box 162 Decatur, AR 72722

"Demolition Hearing" has been posted in the Joplin Globe Legal Section. Item continued from the DECEMBER 5,2025, meeting for a "Demolition Hearing" And Progress Report (THREE TIMES BEFORE THE BOARD).

(STRUCTURE POSTED (2-3-2025)

ITEM 3133 **921 W. 5th Street**

OWNERS: US Bank National Associates
ADDRESS: 1661 Worthington Rd STE 200 West Palm Beach, FL 33409

"Demolition Hearing" has been posted in the Joplin Globe Legal Section. Item continued from the DECEMBER 5,2025, meeting for a "Demolition Hearing" And Progress Report (TWO TIMES BEFORE THE BOARD).

(STRUCTURE POSTED (9-19-2025)

ITEM 3134 **2705 S. Virginia Ave**

OWNERS: Edward Campbell
ADDRESS: 1155 County Lane Diamond, MO 64840

"Demolition Hearing" has been posted in the Joplin Globe Legal Section. Item continued from the DECEMBER 5,2025, meeting for a "Demolition Hearing" And Progress Report (TWO TIMES BEFORE THE BOARD).

(STRUCTURE POSTED (6-05-2023)

ITEM 3135 **808 S. Murphy Ave**

OWNERS: Danielle Drake & Madison Drake
ADDRESS: 804 Murphy Ave Joplin, MO 64801

"Demolition Hearing" has been posted in the Joplin Globe Legal Section. Item continued from the DECEMBER 5,2025, meeting for a "Demolition Hearing" And Progress Report (TWO TIMES BEFORE THE BOARD).

(STRUCTURE POSTED (7-10-2025)

ITEM 3136 **816 S. Murphy Ave**

OWNERS: Wickstrom Jo % Wilson William
ADDRESS: 6202 Bridgewood Dr Killeen, TX 76549

"Demolition Hearing" has been posted in the Joplin Globe Legal Section. Item continued from the DECEMBER 5,2025, meeting for a "Demolition Hearing" And Progress Report (TWO TIMES BEFORE THE BOARD).

(STRUCTURE POSTED (7-10-2025)

ITEM 3137 **403 W. 19th Street**

OWNERS: James Taylor & Richard (Dick) Etal
ADDRESS: 403 W. 19th Street Joplin, MO 64804

(FORMER ROOMMATE OF OWNER / CURRENT ACTING AS LANDLORD):
Aaron Dodson ADDRESS: 105 Highview Joplin, MO 64801

"Demolition Hearing" has been posted in the Joplin Globe Legal Section. Item continued from the DECEMBER 5,2025, meeting for a "Demolition Hearing" And Progress Report (TWO TIMES BEFORE THE BOARD).
(STRUCTURE POSTED (10-9-2025)

ITEM 3138 **1306 S. Peal Ave**

OWNERS: Four States Investments
ADDRESS: 114 E. 16th Street Baxter Springs, KS 66713

"Demolition Hearing" has been posted in the Joplin Globe Legal Section. Item continued from the DECEMBER 5,2025, meeting for a "Demolition Hearing" And Progress Report (TWO TIMES BEFORE THE BOARD).

(STRUCTURE POSTED (9-17-2025)

Conclusion Old Business

New Business

ITEM 3139 **1509 S Picher Ave**

OWNERS: Samatha Johnson
ADDRESS: 1509 S Picher Ave

" Finding of Fact Hearing: Scheduled for this date"

(STRUCTURE POSTED (7/24/2025)

ITEM 3140 **2229 S Bird Ave**

OWNERS: Brenda Hutchins
ADDRESS: 2229 S. Bird Ave
" Finding of Fact Hearing: Scheduled for this date"

(STRUCTURE POSTED (6/16/2025)

ITEM 3141 **2402 S. Alabama Ave**

OWNERS: Edward Campbell
ADDRESS: 1155 Country Lane 168 Diamond , MO 64840

" Finding of Fact Hearing: Scheduled for this date"

(STRUCTURE POSTED (5/22/2025)

RE-BUSINESS

ITEM 3110 **719 S Roosevelt Ave**

OWNERS: Norman Winninger Jr
ADDRESS: 719 S Roosevelt Ave

" Finding of Fact Hearing: Scheduled for this date"

(STRUCTURE POSTED (12/21/2024)

If you are in need of disability related auxiliary aids or services, contact our ADA Coordinator at 624-0820, Ext. 1220. Kindly give us Forty-Eight (48) hours' notice to arrange for the aid or services. TTD Number (417) 625-4774.

Notice posted at 10 AM on this 25th day of NOV 2025. (RsMO 610.020)