

Requested Council Meeting Date: October 3, 2016

Item: COUNCIL BILL NO. 2016-283

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: 9/12/2016

Recommended Action: Planning and Zoning Commission recommended approval by a vote of “7 in favor, 0 absent”

SUMMARY/REQUEST:

Case 039-16: 570 feet West of the intersection of 32nd Street and John Duffy Drive – A request from Joplin Industrial Development Corporation for the voluntary annexation into the corporate limits of the City of Joplin – Joplin Development Properties II.

STAFF SUMMARY:

The applicant is requesting to voluntarily annex approximately 3.4 acres of land approximately 570 feet west of the intersection of 32nd Street and John Duffy Drive. This parcel is located in Wildwood Ranch and will be developed into a skilled nursing facility pending approval of the applicant’s rezoning request.

Staff recommends approval of Case 039-16.

PLANNING & ZONING COMMISSION TESTIMONY:

Mr. Gerald Norton, Olsson & Associates, appeared representing Joplin Development Properties II, the owner of the property. The parent company is LTC, who owns the residential care facility on the southwest corner of John Duffy Drive and 32nd Street. They will be constructing a second facility on the northwest corner of John Duffy and 32nd Street. This request is for a voluntary annexation to add the remaining 3.5 acres to property that was annexed into Joplin last year.

PUBLIC COMMENT:

None.