

PROPERTY OWNER NOTIFICATION AFFIDAVIT
City of Independence, Missouri

STATE OF MISSOURI

COUNTY OF JACKSON

Case No. 20-100-05

I, Jim Gamble of lawful age being first duly sworn upon oath, state:

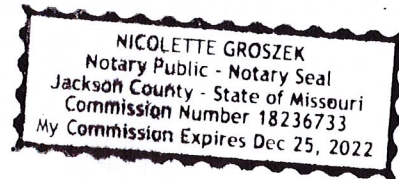
That I am the (agent, owner, attorney) for the property for which the application was filed and did, not later than fifteen (15) days prior to the date of the public hearing scheduled before the Planning Commission and City Council, mail notices to all persons owning property within 185 feet of the subject property. The list of property owners to whom notice has been mailed is attached.

These notices were mailed on the 4TH day of May, 20 20.

[Signature]
Signature of Agent, Owner or Attorney

Subscribed and sworn to before me this 4th day of may, 20 20.

[Signature]
Notary Public



Dec 25. 2022
My Commission Expires:

NARRATIVE

For

C-2 to R-6 Down-zoning of a house and lot at 2411 R. D. Mize Rd. Independence Missouri

Mr. Jason Palmer, (JWP Properties, LLC) owner of a three acre tract of land (a part of Lot 6, Latimer James Estate, a subdivision in Independence, Jackson County, Missouri) in 2017 rezoned the entire three acre tract from R-6 to C-2 to accommodate the conversion of a church structure and surrounding property to an event center. Mr. Palmer still maintains the intent to make this conversion, but has changed his desire to convert the single-family home located at 2411 East R.D. Mize Road (directly north of the church/event center parking lot) to commercial use. Instead it is his current intent to sell the single-family home to a new buyer and family that wishes to use the property only for single-family usage. In order to properly consummate the sale and continue usage of the structure as a home, Mr. Palmer has prepared lot split documents and requests that the Independence Planning Commission and City Council return a portion of the C-2 zoning to R-6.

PROPERTY OWNER NOTIFICATION LETTER
City of Independence, Missouri

Date: 5/1/20

Case No. 20-100-05

Dear Property Owner:

This is to notify you that an application has been submitted for consideration of a rezoning. A full public hearing will be held by the Planning Commission and the City Council will consider new information on the dates and time identified below.

Proposed project description:

C-2 to R-6 Down-Zoning of a house and lot
at 2411 E. D. Mize Rd, Independence, MO

Applicant: Jason Palmer (JWP Properties, LLC)

Location of Property: 2411 E. D. Mize Rd. Independence, MO

Meeting of: ☒ Planning Commission

Date and Time of Hearing: 6/9/20 at 6:00 p.m.

☒ City Council

Date and Time of Hearing: 7/20/20 at 6:00 p.m.

Location of public hearing:

☒ City Council Chambers, City Hall, 111 E Maple, Independence, Missouri

All interested persons are invited to attend and will have an opportunity to be heard at the public hearing.

You may file a protest petition with the Community Development Department. If valid protest petitions are received from property owners of thirty percent (30%) of the land within the notification area, exclusive of the public right-of-way, a super majority vote of the City Council is required to approve this Rezoning request. Copies of the protest petitions are available from the Community Development Department in City Hall.

Jim Gambrell - RA
Applicant (or Owner or Agent)

For more information, contact the Community Development Department at 816-325-7415.

DRAWN BY: MM
CHECKED BY: JC
DATE ISSUED: 5/1/20
DWG. NAME: Relevant 71

REVISIONS:

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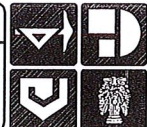
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Property to be Rezoned
2411 R.D. Mize Road
Independence, Missouri 64057
For: Jason Palenr
Phone: 816-777-7456

THE GAMBLE CO., INC.
No. License Identification Number A-3986
1009 North College
Independence, Missouri 64050
Phone: (816) 809-8748
Email: 100jmg@gmail.com



JOB No: —

SHEET No. Z-1

185 FEET FROM REZONED PROPERTY

Owner

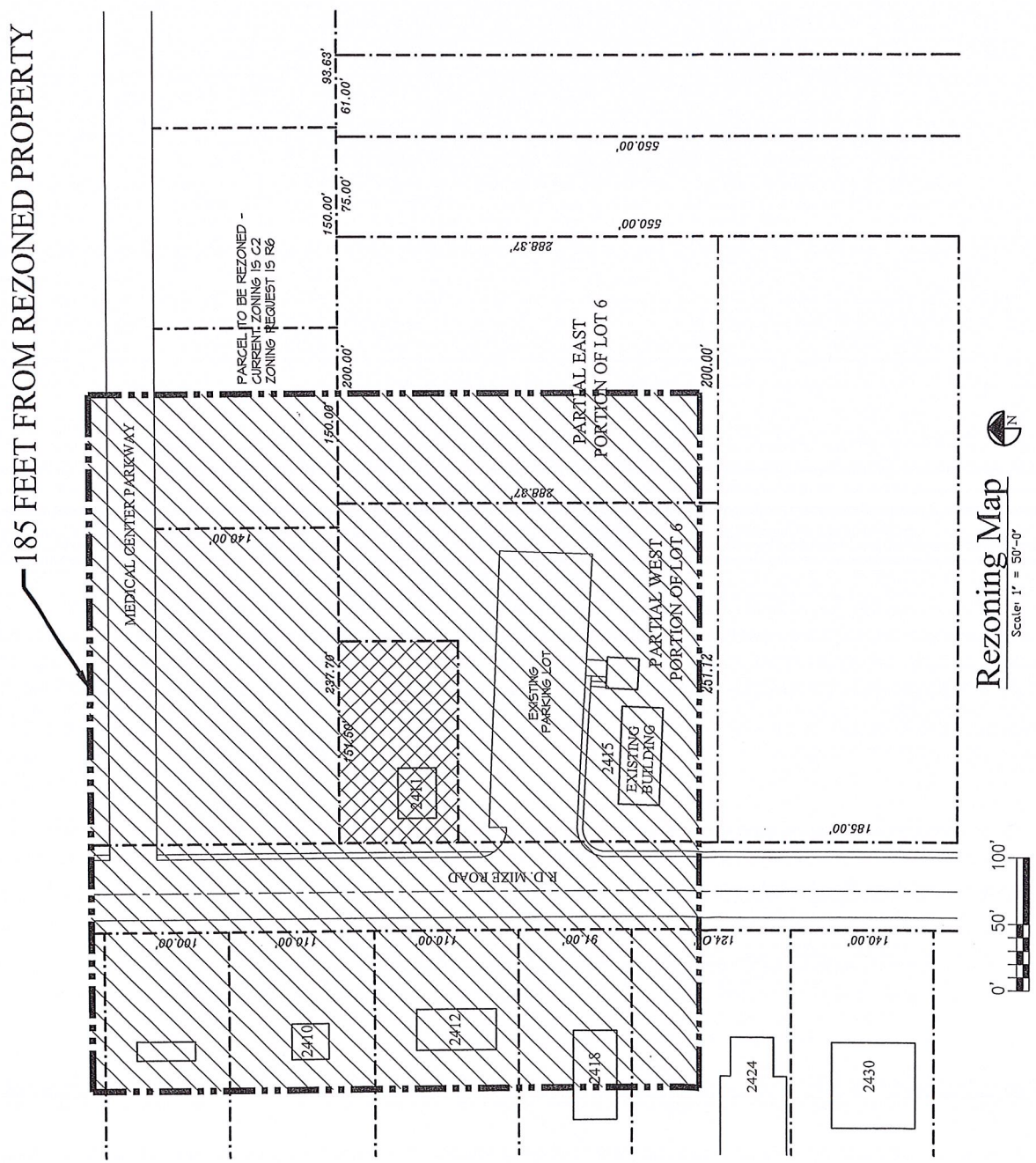
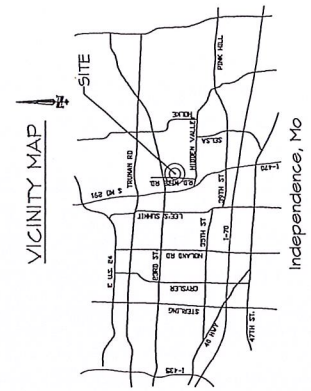
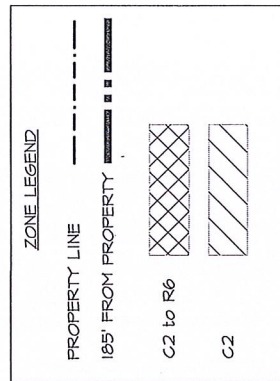
JWP Properties, LLC
2424 R. D. Mize Road
Independence, Missouri 64057
816-373-9024

Location

2411 R. D. Mize Road
Independence, Missouri 64057
Jackson County, Missouri

Property Description:

Lot 6A, 13,634.96 Sq Ft - 0.31 Acres ML
(East) Latimer James Estate
a Subdivision in Jackson County,
Independence, Mo



Rezoning Map
Scale: 1" = 50'-0"