

--NOTICE OF MEETING--
PUBLIC WORKS COMMITTEE

March 5, 2024

5:30 PM

CITY HALL

326 GRANT STREET

COUNCIL CHAMBERS

-- AGENDA--

OLD BUSINESS

1. **Consideration and approval of minutes from previous meeting**

CITIZENS PARTICIPATION

NEW BUSINESS

- **Discuss and accept bid from JKS Construction for Forest St. Culvert Replacement**
- **Consider contract extension with Blevins Asphalt for Fiscal Year 2024-2025**
- **Surplus 2008 Chevy Impala VIN#2G1WB55K289212002**
- **Discuss proposed lot split at 2535 Grand Ave for Commercial Business**

OTHER BUSINESS

- **Consider and Discuss Solid Waste Contract**

STAFF REPORTS

- Zeb Carney & Greg Dagnan

ADJOURNMENT

PERSONS WITH DISABILITIES WHO NEED SPECIAL ASSISTANCE CALL 417-237-7000 (VOICE) OR 1-800-735-2466 (TDD VIA RELAY MISSOURI) AT LEAST 24 HOURS PRIOR TO MEETING.

POSTED: 03/01/2024

BY: Rachel Sutherland

ADMINISTRATIVE SUBDIVISION APPLICATION

"America's Maple Leaf City"



Date: _____

Filing Fee: \$200.00

Property Location: NW Corner W George E Phelps Blvd. and S. Grand Ave.

Name of Subdivision: Forest Park

(if applicable)

☐ Re-Plat

☐ Lot Line Adjustment

☒ Lot Division

☐ Lot Combination

☐ Other: _____

Existing Zoning Classification: _____

Property Owner's Name Forest Park Baptist Church

Tele: 417-623-4606

Mailing Address: 2535 Grand Ave., Carthage

State: MO Zip: 64836

Email: info@forestpark.tv

Fax: _____

Applicant: Recor Properties, LLC

Tele: _____

Mailing Address: 5925 Beverly Ave., Mission

State: KS Zip: 666202

Email: bhaverty@recorproperties.com

Fax: _____

Engineer's name: SM Engineering

Tele: 785-341-9747

Mailing Address: 1310 Westloop Pl., Suite A, #345, Manhattan

State: KS Zip: 66502

Email: smcivilengr@gmail.com

Fax: _____

Surveyor's name: Boundary & Consruction Surveying, Inc.

Tele: 816-554-9798

Mailing Address: 821 NE Columbus St., Site 100, Lee's Summit

State: MO Zip: 64063

Email: justin@boundarysurvey.net

Fax: _____

Legal Description: See attached sheet

The following shall be submitted with this application:

☐ Filing Fee: \$200.00

☐ **Re-Plat**

- ☐ Location of lots, streets and alleys
- ☐ Location of building lines on front and side streets
- ☐ Location of any right-of-ways and easements
- ☐ Location of any existing structures, fences, walls, etc.
- ☐ North indicator, date of preparation and written scale

☐ **Lot Split Survey (Lot Line Adjustment, Lot Division, Lot Combination)**

- ☐ Property boundaries of the existing site
- ☐ North indicator, date of preparation and written scale
- ☐ Parcel boundaries of proposed parcels to be created and the net area
- ☐ Location of existing streets and rights-of-way with all dimensions
- ☐ Location of existing structures, fences, walls, etc.
- ☐ Title search of parcel to be split

☐ Certificates required for the recording of the survey plat with the Jasper County Recorder's Office

☐ Any additional pertinent information as required by the staff, such as copies of current covenants, conditions and restrictions, in the case of land splits in recorded subdivisions.

Owner's Signature



Applicant's Signature

Return form to: Public Works Department

Office Use Only: Date Received: _____

Filing Fee: ☐ Yes

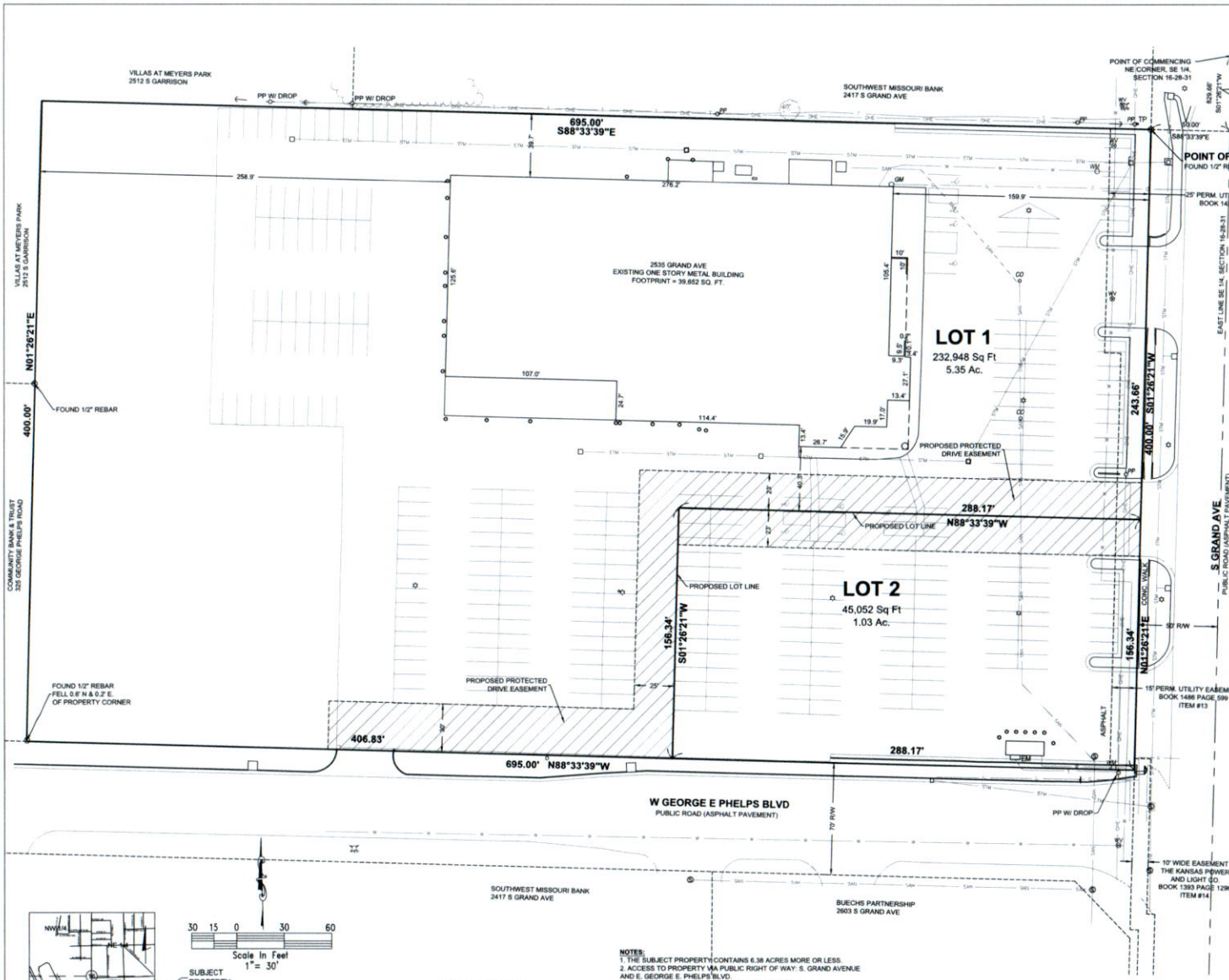
Date for City Staff Review: _____ Public Works Committee Review Date: _____

City Council Dates: _____

ALL OF A TRACT OF LAND IN THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 16, TOWNSHIP 28, RANGE 31, IN THE CITY OF CARTHAGE, JASPER COUNTY, MISSOURI, FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SOUTHEAST QUARTER, THENCE SOUTH ALONG THE EAST LINE OF THE SAID SOUTHEAST QUARTER 829.66 FEET; THENCE NORTH 88 DEGREES 33 MINUTES 39 SECONDS WEST, 50.00 FEET TO THE WEST RIGHT OF WAY LINE OF S. GRAND AVENUE, AS NOW ESTABLISHED; THENCE SOUTH 01 DEGREES 26 MINUTES 21 SECONDS WEST ALONG SAID RIGHT OF WAY LINE, 243.66 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE SOUTH 01 DEGREES 26 MINUTES 21 SECONDS WEST, 156.34 FEET TO A POINT ON THE NORTH RIGHT OF WAY LINE OF W. GEORGE E. PHELPS BLVD, AS NOW ESTABLISHED; THENCE NORTH 88 DEGREES 33 MINUTES 39 SECONDS WEST ALONG SAID RIGHT OF WAY LINE, 288.17 FEET; THENCE NORTH 01 DEGREES 26 MINUTES 21 SECONDS EAST, 156.34 FEET; THENCE SOUTH 88 DEGREES 33 MINUTES 39 SECONDS EAST, 288.17 FEET TO THE POINT OF BEGINNING. CONTAINING 1.03 ACRES, MORE OR LESS. PREPARED FEBRUARY 23, 2024 BY ROGER A. BACKUES, PLS-2134.

ALL OF A TRACT OF LAND IN THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 16, TOWNSHIP 28, RANGE 31, IN THE CITY OF CARTHAGE, JASPER COUNTY, MISSOURI, FURTHER DESCRIBED AS FOLLOWS:
COMMENCING AT THE NORTHEAST CORNER OF SAID SOUTHEAST QUARTER, THENCE SOUTH ALONG THE EAST LINE OF THE SAID SOUTHEAST QUARTER 829.66 FEET; THENCE NORTH 88 DEGREES 33 MINUTES 39 SECONDS WEST, 50.00 FEET TO THE WEST RIGHT OF WAY LINE OF S. GRAND AVENUE, AS NOW ESTABLISHED ALSO BEING THE POINT OF BEGINNING; THENCE SOUTH 01 DEGREES 26 MINUTES 21 SECONDS WEST ALONG SAID RIGHT OF WAY LINE, 220.66 FEET; THENCE NORTH 88 DEGREES 33 MINUTES 39 SECONDS WEST, 288.17 FEET; THENCE SOUTH 01 DEGREES 26 MINUTES 21 SECONDS WEST, 156.34 FEET TO A POINT ON THE NORTH RIGHT OF WAY LINE OF W. GEORGE E. PHELPS BLVD, AS NOW ESTABLISHED; THENCE NORTH 88 DEGREES 33 MINUTES 39 SECONDS WEST ALONG SAID RIGHT OF WAY LINE, 406.83 FEET; THENCE NORTH 01 DEGREES 26 MINUTES 21 SECONDS EAST, 400.00 FEET; THENCE SOUTH 88 DEGREES 33 MINUTES 39 SECONDS EAST, 695.00 FEET TO THE POINT OF BEGINNING. CONTAINING 5.35 ACRES, MORE OR LESS. PREPARED FEBRUARY 23, 2024 BY ROGER A. BACKUES, PLS-2134.



ADMINISTRATIVE PLAT FOREST PARK A PART OF THE SE 1/4, SECTION 16, TOWNSHIP 28, RANGE 31 IN THE CITY OF CARTHAGE, JASPER COUNTY, MISSOURI

DEDICATION:
KNOW ALL ME BY THESE PRESENTS _____ MEMBER OF FOREST PARK BAPTIST CHURCH, DO HEREBY DECLARE, AND ACKNOWLEDGE, THE ANNEXED PLAT THEREOF WITH THE LOTS AND EASEMENTS SHOWN THEREON AND DO HEREBY DEDICATE ALL EASEMENTS AS SHOWN FOR UTILITY PURPOSES FOREVER, AND DO HEREBY CERTIFY THAT THE TAXES FOR YEAR 2023 AND ALL PREVIOUS YEARS ARE PAID.

IN WITNESS WHEREOF WE HAVE HEREUNTO SET OUR HANDS AND SEAL THIS ____ DAY OF ____ 202____

MEMBER, FOREST PARK BAPTIST CHURCH
STATE OF _____
COUNTY OF _____

ON THIS ____ DAY OF ____ 202____ BEFORE ME APPEARED _____ MEMBER OF FOREST PARK BAPTIST CHURCH, TO ME KNOWN TO BE THE PERSON DESCRIBED IN AND WHO EXECUTED THE FOREGOING INSTRUMENT; AND ACKNOWLEDGED THAT HE EXECUTED THE SAME AS HIS FREE ACT AND DEED.
IN TESTIMONY WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL AT MY OFFICE _____ THE DAY AND YEAR LAST ABOVE WRITTEN.

NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE
MY TERM EXPIRES _____

PLAT DESCRIPTION:
ALL OF A TRACT OF LAND IN THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 16, TOWNSHIP 28, RANGE 31, IN THE CITY OF CARTHAGE, JASPER COUNTY, MISSOURI, FURTHER DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID SOUTHEAST QUARTER, THENCE SOUTH ALONG THE EAST LINE OF THE SAID SOUTHEAST QUARTER 829.66 FEET; THENCE WEST 50.00 FEET TO THE POINT OF BEGINNING; THENCE WEST 885.00 FEET; THENCE SOUTH 400.00 FEET; THENCE EAST 885.00 FEET; THENCE NORTH 400.00 FEET TO THE POINT OF BEGINNING.

LOT 1 DESCRIPTION:
ALL OF A TRACT OF LAND IN THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 16, TOWNSHIP 28, RANGE 31, IN THE CITY OF CARTHAGE, JASPER COUNTY, MISSOURI, FURTHER DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID SOUTHEAST QUARTER, THENCE SOUTH ALONG THE EAST LINE OF THE SAID SOUTHEAST QUARTER 829.66 FEET; THENCE NORTH 88 DEGREES 33 MINUTES 39 SECONDS WEST, 50.00 FEET TO THE WEST RIGHT OF WAY LINE OF S. GRAND AVENUE, AS NOW ESTABLISHED ALSO BEING THE POINT OF BEGINNING; THENCE SOUTH 01 DEGREES 26 MINUTES 21 SECONDS WEST, 288.17 FEET; THENCE NORTH 88 DEGREES 33 MINUTES 39 SECONDS WEST, 288.17 FEET; THENCE SOUTH 01 DEGREES 26 MINUTES 21 SECONDS WEST, 156.34 FEET TO A POINT ON THE NORTH RIGHT OF WAY LINE OF W. GEORGE E. PHELPS BLVD, AS NOW ESTABLISHED; THENCE NORTH 88 DEGREES 33 MINUTES 39 SECONDS WEST, 156.34 FEET; THENCE SOUTH 88 DEGREES 33 MINUTES 39 SECONDS EAST, 400.00 FEET TO THE POINT OF BEGINNING, CONTAINING 5.35 ACRES, MORE OR LESS, PREPARED FEBRUARY 23, 2024 BY ROGER A. BACKUES, PLS-2134.

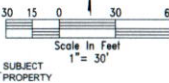
LOT 2 DESCRIPTION:
ALL OF A TRACT OF LAND IN THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 16, TOWNSHIP 28, RANGE 31, IN THE CITY OF CARTHAGE, JASPER COUNTY, MISSOURI, FURTHER DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID SOUTHEAST QUARTER, THENCE SOUTH ALONG THE EAST LINE OF THE SAID SOUTHEAST QUARTER 829.66 FEET; THENCE NORTH 88 DEGREES 33 MINUTES 39 SECONDS WEST, 50.00 FEET TO THE WEST RIGHT OF WAY LINE OF S. GRAND AVENUE, AS NOW ESTABLISHED; THENCE SOUTH 01 DEGREES 26 MINUTES 21 SECONDS WEST, 288.17 FEET; THENCE NORTH 88 DEGREES 33 MINUTES 39 SECONDS WEST, 288.17 FEET; THENCE SOUTH 01 DEGREES 26 MINUTES 21 SECONDS WEST, 156.34 FEET TO A POINT ON THE NORTH RIGHT OF WAY LINE OF W. GEORGE E. PHELPS BLVD, AS NOW ESTABLISHED; THENCE NORTH 88 DEGREES 33 MINUTES 39 SECONDS WEST, 156.34 FEET; THENCE SOUTH 88 DEGREES 33 MINUTES 39 SECONDS EAST, 400.00 FEET TO THE POINT OF BEGINNING, CONTAINING 1.03 ACRES, MORE OR LESS, PREPARED FEBRUARY 23, 2024 BY ROGER A. BACKUES, PLS-2134.

CITY OF CARTHAGE, MISSOURI APPROVAL:
THIS IS TO CERTIFY THAT THE PLAT OF "FOREST PARK" WAS SUBMITTED TO AND DULY APPROVED BY THE PLANNING AND ZONING COMMISSION AND THE CITY COUNCIL OF CARTHAGE, MISSOURI ON ____ DAY OF ____ 202____.

BY ORDNANCE NO. _____
BY: _____ MAYOR DATE: _____
BY: _____ CITY CLERK DATE: _____

ADMINISTRATIVE PLAT FOREST PARK A PART OF THE SE 1/4, SECTION 16, TOWNSHIP 28, RANGE 31 IN THE CITY OF CARTHAGE, JASPER COUNTY, MISSOURI

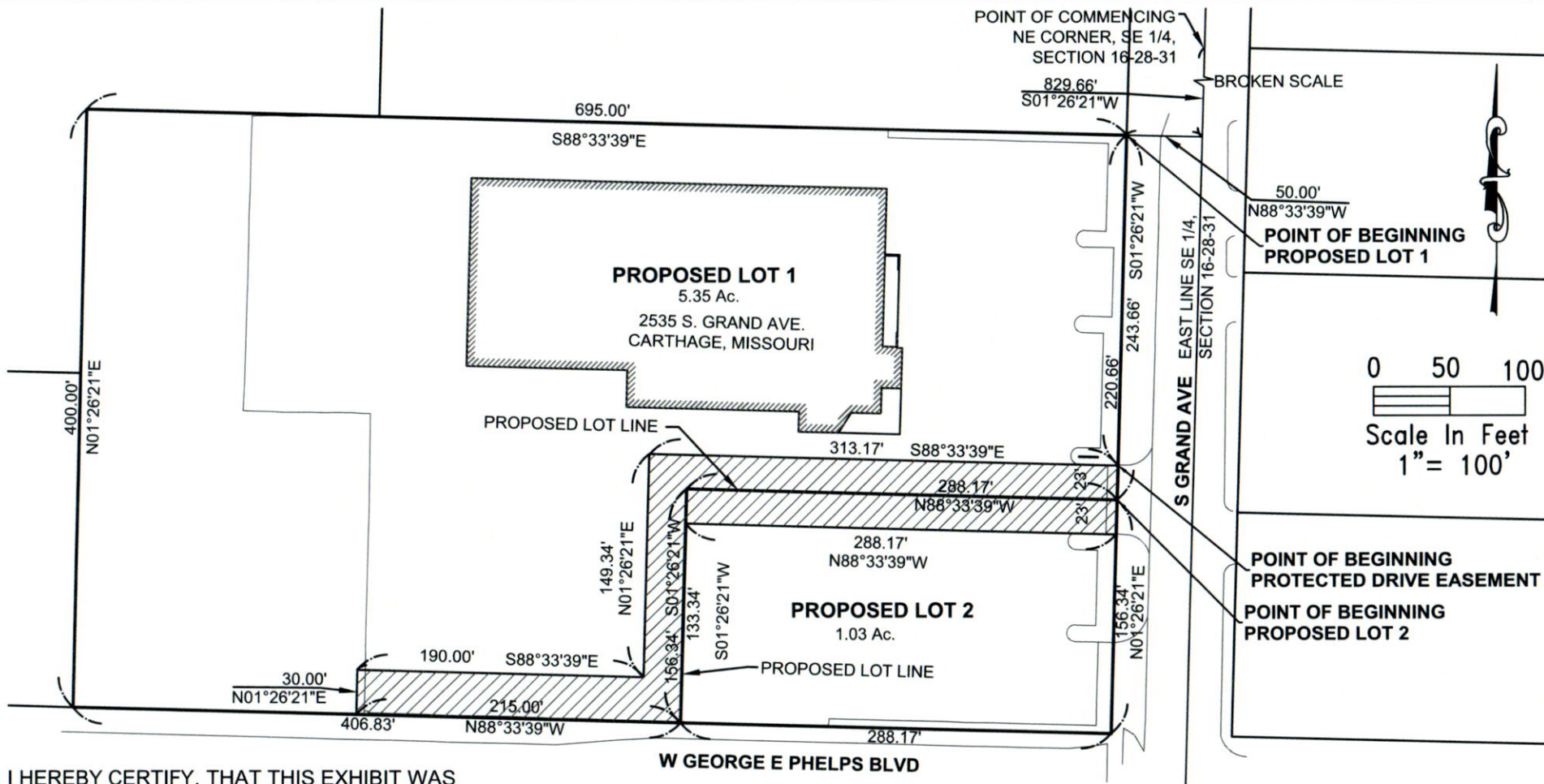
DATE: FEBRUARY 26, 2024
OWNER: FOREST PARK BAPTIST CHURCH
725 S. HOWEY AVE.
JOPLIN, MO 64801
821 N. COLUMBUS STREET SUITE 100, LEE'S SUMMIT, MO. 64063
PH: 816554-8798, FAX: 816554-0337
PROJECT NO. 23-282 SHEET 1 OF 1
2535 S. GRAND AVE., CARTHAGE, MISSOURI



SYMBOL LEGEND
● - SET 1/2" REBAR AND CAP
RLS-2134, MO.
RLS-1066, KS.
○ - FOUND MONUMENT (AS NOTED)
RW - RIGHT OF WAY
▨ - PROTECTED DRIVE EASEMENT

NOTES:
1. THE SUBJECT PROPERTY CONTAINS 6.38 ACRES MORE OR LESS.
2. ACCESS TO PROPERTY VIA PUBLIC RIGHT OF WAY: S. GRAND AVENUE AND E. GEORGE E. PHELPS BLVD.
3. PARENT TRACT AS RECORDED IN BOOK 2220, PAGE 1091.
BASIS OF BEARINGS:
BEARINGS SHOWN ARE GRID BEARINGS BASED ON MISSOURI STATE PLANE COORDINATE SYSTEM OF 1983, WEST ZONE.
FLOOD STATEMENT:
ALL OF THE SUBJECT PROPERTY LIES IN AN AREA LABELED ZONE "X" (AREAS DETERMINED TO BE OUTSIDE OF THE 100-YEAR FLOOD PLAIN) AS DETERMINED BY THE FEMA FLOOD INSURANCE RATE MAP NUMBER 260501106E & 260502106E WITH AN EFFECTIVE DATE OF NOVEMBER 2, 2012.

I HEREBY DECLARE THAT AN ACTUAL PROPERTY BOUNDARY RE-SURVEY WAS MADE BY ME OR UNDER MY DIRECT SUPERVISION AND THAT SURVEY MEETS OR EXCEEDS THE CURRENT MINIMUM STANDARDS FOR PROPERTY BOUNDARY SURVEYS TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, INFORMATION AND BELIEF.
SURVEYOR: ROGER A. BACKUES - RLS NO. 2134



I HEREBY CERTIFY, THAT THIS EXHIBIT WAS
PREPARED BY ME OR UNDER MY DIRECT
SUPERVISION.

BY: ROGER A. BACKUES, PLS-2134

DATE: FEBRUARY 23, 2024



- PROTECTED DRIVE EASEMENT

CLIENT:
RECOR PROPERTIES
5925 BEVERLY
MISSION, KANSAS 66202

EXHIBIT
A PART OF THE SOUTHEAST QUARTER OF
SECTION 16, TOWNSHIP 28, RANGE 31
CARTHAGE, JASPER COUNTY, MISSOURI

**BOUNDARY & CONSTRUCTION
SURVEYING, INC.**

821 NE COLUMBUS STREET SUITE 100, LEE'S SUMMIT, MO. 64063
PH.# 816/554-9798, FAX # 816/554-0337

PROJECT NO. 23-282

SHEET 1 OF 1