



CITY PLAN COMMISSION STAFF REPORT

City of Kansas City, Missouri
City Planning & Development Department
www.kcmo.gov/cpc

November 7, 2023

Project Name
Taco Bell – Van Brunt Rezoning

Docket # 4

Request
CD-CPC-2023-00147
Rezoning without Plan

Applicant
Matthew Gibbs
BHC Rhodes

Owner
Andrew Seemiller
First Street Development

Location 3030 Van Brunt Blvd
Area About 1.1 acres
Zoning B3-2
Council District 3rd
County Jackson
School District KCMO 110

Surrounding Land Uses
North: Undeveloped, zoned B3-2
South: Park, zoned R-1.5
East: Van Brunt Boulevard
West: Commercial/Residential, zoned B3-2

Major Street Plan
Van Brunt Boulevard and E. Linwood Boulevard are identified on the City's Major Street Plan as a boulevard.

Land Use Plan
The Heart of the City Area Plan recommends mixed use community for this location.

APPROVAL PROCESS



PROJECT TIMELINE

The application for the subject request was filed on 9/8/2023. Scheduling deviations from 2023 Cycle S have occurred.

- To allow time for the public engagement meeting to take place.

REQUIRED PUBLIC ENGAGEMENT

Public engagement as required by 88-505-12 does apply to this request. The applicant hosted a meeting on 10/30/2023. A summary of the meeting is attached to the staff report, see Attachment #3.

EXISTING CONDITIONS

The site is currently under construction (a new Taco Bell) and generally flat. Public Works and Parks & Recreation are proposing to redesign this intersection which includes the construction of a multi-modal trail.

SUMMARY OF REQUEST + KEY POINTS

A request to rezone about 1 acre from district B3-2 to district B4-2 generally located at Van Brunt Boulevard and E. Linwood Boulevard.

The applicant is seeking a rezoning to allow for a digital menu board sign.

CONTROLLING + RELATED CASES

The BZA approved Case. No. CD-SUP-2022-00033 to approve a drive-through facility generally located at E. Linwood Boulevard and Van Brunt Boulevard on 12/13/2022.

PROFESSIONAL STAFF RECOMMENDATION

Docket # Recommendation

4 APPROVAL WITHOUT CONDITIONS

PLAN REVIEW

The applicant is proposing to rezone about 1 acre of the site from B3-2 (Community Business) to B4-2 (Heavy Business/Commercial). Taco Bell corporate has transitioned to only provide digital menu board signs, which are not permitted in the B3 zoning district.

SPECIFIC REVIEW CRITERIA**Zoning and Development Code Map Amendments, Rezoning (88-515-08)**

In reviewing and making decisions on proposed zoning map amendments, the City Planning and Development Director, City Plan Commission, and City Council must consider at least the following factors:

A. Conformance with adopted plans and planning policies;

The proposed rezoning is not in conformance with the Heart of the City Area Plan which recommends mixed use community as the future land use for the subject property. Staff is supportive of the rezoning because the site is currently being developed for a future drive-through facility (Taco Bell). Also, the Boulevard and Parkway standards prohibits uses which could detrimentally affect nearby residential properties.

B. Zoning and use of nearby property;

There is a mix of residential, commercial and manufacturing zoning districts within close proximity of the subject property.

C. Physical character of the area in which the subject property is located;

The subject property is located on a development node (the intersection of two boulevards) and is a major intersection that is heavily commercial in character and within close proximity to Interstate 70.

D. Whether public facilities (infrastructure) and services will be adequate to serve development allowed by the requested zoning map amendment;

The subject property is within proximity to existing infrastructure.

E. Suitability of the subject property for the use to which it has been restricted under the existing zoning regulations;

The drive-through facility was approved by the BZA in 2022 and the use is permitted via a special use permit (SUP) since it is within and adjacent to 150' of boulevard. The existing zoning (B3-2) does not permit a digital menu board sign.

F. Length of time the subject property has remained vacant as zoned;

The construction of the new drive-through facility (Taco Bell) is currently in progress. The special use permit to allow for a drive-through facility on a development node (the intersection of two boulevards) was approved by the Board of Zoning Adjustment in 2022.

G. The extent to which approving the rezoning will detrimentally affect nearby properties; and

The site is located on a development node which prohibits several uses that would typically be allowed by right in the B4 zoning district. Staff's recommendation of approval for the rezoning is justified due to the fact that the Boulevard and Parkway Standards provide protection from specific uses that could detrimentally affect nearby properties and residents.

H. The gain, if any, to the public health, safety, and welfare due to denial of the application, as compared to the hardship imposed upon the landowner, if any, as a result of denial of the application.

Historically speaking, staff does not usually support a rezoning to allow for a sign. In this case, the Boulevard and Parkway Standards provides a safety net in which it prohibits or requires a special use permit for any uses that could be detrimental to the public health, safety and welfare of nearby properties or residents.

ATTACHMENTS

1. Applicants Submittal
2. Public Engagement Materials

PROFESSIONAL STAFF RECOMMENDATION

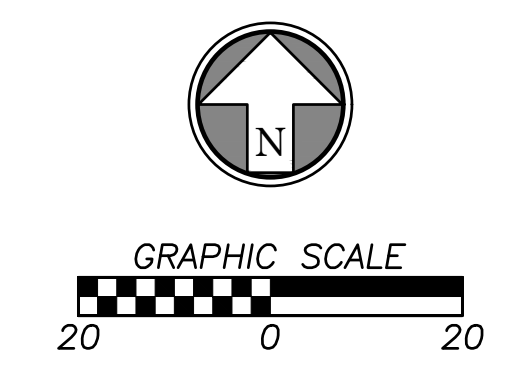
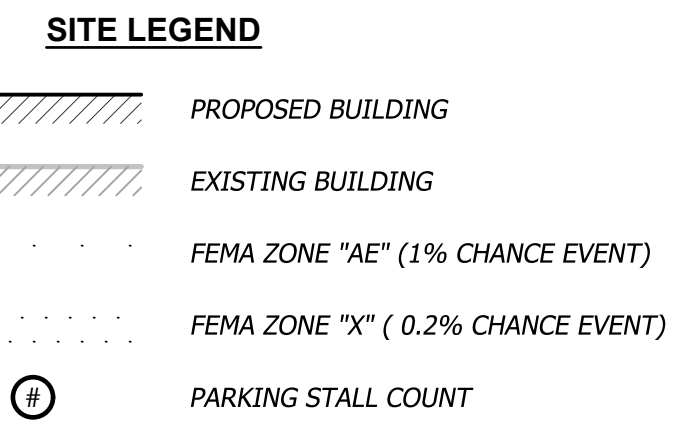
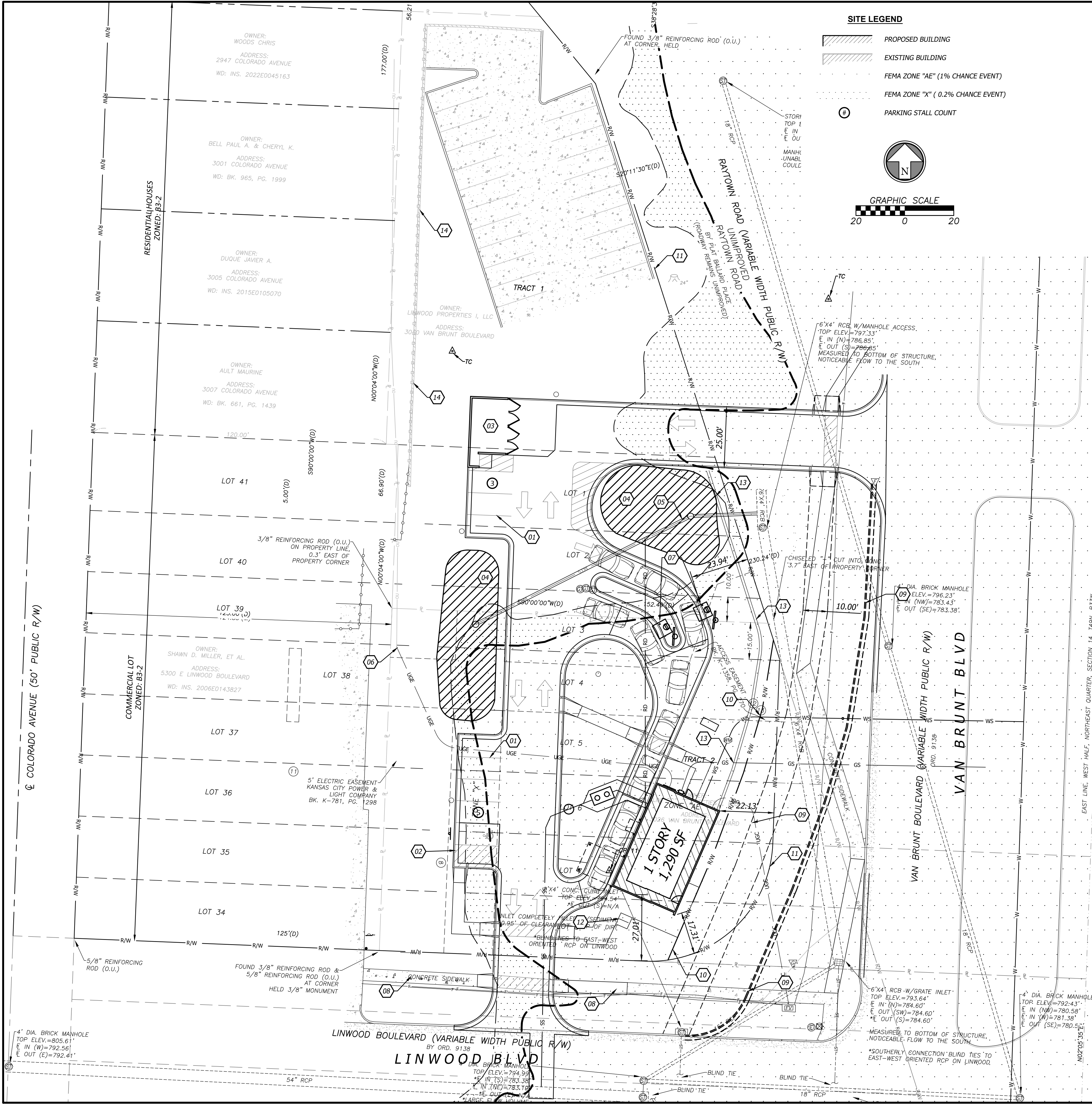
City staff recommends **APPROVAL WITHOUT CONDITIONS** as stated in the conditions report.

Respectfully Submitted,



Andrew Clarke, AICP
Planner

Sep. 08, 2023 - 11:41am Plotted By: matt.gibbs V:\026040-28-van brunt\04-DWG\Eng\Sheet\SUP\026040-28-SRIS-SITE-plan.dwg Layout: Site Plan



SITE DATA

SITE AREA	49,571 S.F. (1.14 AC)
EXISTING ZONING:	B3-2
PROPOSED ZONING:	B4-2
FLOOR AREA:	1,290 SQ FT
FLOOR AREA RATIO:	0.01
BUILDING HEIGHT:	24 FT
REQUIRED PARKING	13
10 PER 1000 S.F. OF BUILDING	
PROPOSED PARKING:	8
PROPOSED ACCESSIBLE PARKING:	1
REQUIRED BICYCLE PARKING	1
EXISTING IMPERVIOUS AREA:	38,560 (SF)
PROPOSED IMPERVIOUS AREA:	20,330 (SF)

ZONING
 B3-2 (COMMUNITY BUSINESS)

- CONSTRUCTION NOTES**
- 01 LEAD FREE, WATER-BORNE EMULSION BASED TRAFFIC PAINT FOR PARKING LOT STRIPING (WHITE ON ASPHALT & YELLOW ON CONCRETE).
 - 02 ADA ACCESSIBLE PARKING SPACE
 - 03 PROPOSED TRASH ENCLOSURE
 - 04 PROPOSED ABOVE GROUND DETENTION AS REQUIRED FOR CSO REQUIREMENTS.
 - 05 PROPOSED STORM SYSTEM
 - 06 EXISTING POLE MOUNTED TRANSFORMER LOCATION. COORDINATE WITH ELECTRIC COMPANY.
 - 07 TACO-BELL MENU BOARD AND SPEAKER BOX
 - 08 PROPOSED SIDEWALK
 - 09 PROPOSED VAN BRUNT IMPROVEMENTS BY THE CITY
 - 10 APPROXIMATE LOCATION OF PROPOSED RIGHT-OF-WAY TO THE CITY
 - 11 EXISTING RIGHT-OF-WAY
 - 12 PROPOSED BIKE RACK
 - 13 PROPOSED LANDSCAPE SCREENING HEDGE
 - 14 EXISTING RETAINING WALL AND WOODEN FENCE

APPROVED VARIANCES ON 12/16/2022

- A - A variance of 35.4% vehicular use area along Van Brunt Boulevard to the allowed amount of no more than 30% for a total variance of 65.4% of vehicular use area along Van Brunt Boulevard. - **Approved**
- B - A variance of 19.6% vehicular use area along E. Linwood Boulevard to the allowed amount of no more than 30% for a total variance of 49.6% of vehicular use area along E. Linwood Boulevard. - **Approved**
- C - A 42% variance to the minimum transparency requirement of 60% for a total variance to permit 18% of transparency on the east elevation. - **Approved**
- D - A 30% variance to the minimum transparency requirement of 60% for a total variance to permit 30% of transparency on the south elevation. - **Approved**
- E - A variance request to permit a second drive-through lane on the subject site to the requirement that there shall be a maximum of one lane on each side of the principal structure. - **Approved**
- F - A variance of 5 feet to the required maximum setback of 20 feet to permit a setback of 25 feet from the right-of-way line along Van Brunt Boulevard. - **Approved**
- G - A variance of 20 feet to the required 25 feet behind the front facade to permit two service windows on the subject site. - **Approved**

- NOTES**
1. ABOVE GROUND UTILITY CABINETS SHALL BE LOCATED A MINIMUM OF 50 FEET FROM THE RIGHT-OF-WAY LINE OF THE BOULEVARD OR PARKWAY. BUILDING MOUNTED EQUIPMENT SHALL NOT BE LOCATED ON THE BUILDING FAÇADE FACING THE BOULEVARD OR PARKWAY PURSUANT TO 88-323-02-D.
 2. PEDESTRIAN CROSSINGS AT DRIVEWAY ON LINWOOD BOULEVARD AND VAN BRUNT BOULEVARD SHALL COMPLY WITH 88-450-03 PRIOR TO RECEIVING ANY BUILDING PERMIT.

TITLE COMMITMENT LEGAL DESCRIPTIONS

TRAC 1
 ALL THAT PART OF LOTS 1, 2, 3, 39 AND 40, BALLARD PLACE, A SUBDIVISION OF LAND IN KANSAS CITY, JACKSON COUNTY, MISSOURI TOGETHER WITH THAT PART OF THE VACATED ALLEY LYING WEST OF AND ADJACENT TO SAID LOTS 1 THROUGH 3, AND PART OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 14, TOWNSHIP 49, RANGE 33, IN SAID CITY, COUNTY AND STATE, ALL BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS BEGINNING AT A POINT ON THE NORTH LINE OF LOT 41, OF SAID BALLARD PLACE, THAT IS 120.00 FEET EAST OF THE NORTHWEST CORNER THEREOF, SAID NORTHWEST CORNER BEING ON THE EAST LINE OF COLORADO AVENUE, AS NOW ESTABLISHED THENCE NORTH 0 DEGREES 00' 00" WEST ALONG A LINE 120.00 FEET EAST OF AND PARALLEL TO SAID EAST LINE, A DISTANCE OF 177.00 FEET, THENCE NORTH 90 DEGREES 00' 00" EAST, PARALLEL WITH THE NORTH LINE OF SAID LOT 1, A DISTANCE OF 56.21 FEET TO THE WEST LINE OF RAYTOWN ROAD, AS NOW ESTABLISHED; THENCE SOUTH 38 DEGREES 28' 30" EAST ALONG SAID WEST LINE, A DISTANCE OF 35.51 FEET TO AN ANGLE POINT THEREIN; THENCE SOUTH 20 DEGREES 11' 30" EAST, CONTINUING ALONG SAID WEST LINE, A DISTANCE OF 230.24 FEET TO A POINT ON A LINE DRAWN 10.00 FEET SOUTH OF AND PARALLEL TO THE NORTH LINE OF SAID LOT 3, AS MEASURED AT RIGHT ANGLES THERETO, THENCE SOUTH 90 DEGREES 00' 00" WEST ALONG SAID PARALLEL LINE, A DISTANCE OF 152.49 FEET, TO A POINT ON A LINE DRAWN 125.00 FEET EAST OF AND PARALLEL TO THE EAST LINE OF SAID COLORADO AVENUE, AS MEASURED AT RIGHT ANGLES THERETO THENCE NORTH 0 DEGREES 04' 00" WEST ALONG SAID PARALLEL LINE, A DISTANCE OF 66.90 FEET TO A POINT ON THE EASTERLY PROLONGATION OF THE NORTH LINE OF THE AFORESAID LOT 41; THENCE SOUTH 90 DEGREES 00' 00" WEST ALONG SAID PROLONGATION AND SAID NORTH LINE, A DISTANCE OF 5.00 FEET TO THE POINT OF BEGINNING.

TRAC 2
 THE SOUTH 15 FEET OF LOT 3, ALL OF LOTS 4 THROUGH 8, BOTH INCLUSIVE, EXCEPT THAT PART THEREOF IN STREETS, AND ALL OF THE VACATED ALLEY LYING WEST OF AND ADJOINING SAID LOTS; ALL OF LOTS 34 THROUGH 38, BOTH INCLUSIVE, EXCEPT THE WEST 15 FEET THEREOF, AND THE SOUTH 15 FEET OF LOT 39 EXCEPT THE WEST 125 FEET THEREOF, ALL IN BALLARD PLACE, A SUBDIVISION IN KANSAS CITY, JACKSON COUNTY, MISSOURI

	By
	Date
	Rev.
	Description

BHC
 CIVIL ENGINEERING AND ARCHITECTURE
 101 E. 11th St., Suite 400
 Overland Park, Kansas 66210
 P. (913) 663-1900
WE ARE A MEMBER OF THE BRUNNEN GROUP COMPANY, P.A.

Prepared For: FIRST STREET DEVELOPMENT 4700 BELLEVUE AVE STE #415 KANSAS CITY, MO 64112 702-885-5936	REZONING TO R4-2 TACO BELL - VAN BRUNT KANSAS CITY, MO 64128 SITE PLAN
--	---

Design: MGG	Drawn: MGG
Checked: MGG	
Issue Date: 09/08/2023	
Project Number: 026040_28	

1

CASE NUMBER

PR-INF-2023-00022

ADDRESS OR LOCATION

3030 Van Brunt KCMO 64128

AFFIDAVIT OF SIGN POSTING

STATE OF

Missouri

COUNTY OF

Platte

I, James D. Hilderbrand

being duly sworn upon my oath and being of sound mind and legal age state:

That I am the Superintendent (agent, owner, attorney) of the lot, tract or parcel of land for which the application was filed and did not later than fifteen (15) days prior to the date of first hearing scheduled for the above-referenced case at the above-referenced location, place a sign upon said lot, tract or parcel of land in compliance with the applicable Notice of Hearing procedures in the Zoning and Development Code.

James D Hilderbrand
(Print Name)

James D Hilderbrand
(Signature)

Subscribed and sworn to before me this 18th day of September, 2023.

Patricia A. Heiman

Notary Public

My Commission Expires 6-19-2026

PATRICIA A. HEIMAN
Notary Public - Notary Seal
State of Missouri
Commissioned for Platte County
My Commission Expires: June 19, 2026
Commission Number: 18211932

Said sign shall be furnished by the City to the applicant and the applicant shall firmly affix and attach the sign to a wood or metal backing or frame. The sign shall be posted in a fashion visible from a public right-of-way or public place, shall not be further than ten (10) feet from the property line exclusive of the public right-of-way and shall be posted in a manner that the bottom portion of the sign is no further than eighteen (18) inches from the ground. The applicant shall file an affidavit prior to the public hearing stating that said sign has been posted according to these regulations.



PUBLIC HEARING

CITY HALL, KANSAS CITY, MISSOURI

CD-CPC-2023-00147

10-17-23

Board of Zoning Adjustment

For information call 816-513-8801



October 19, 2023

To surrounding neighbors,

A proposed project located at 3030 Van Brunt Blvd that requires a public engagement meeting. The property is looking to rezone the existing site from B3-2 (Community Business) to B4-2 (Heavy Business/Commercial). The proposed change is for the digital menu boards for the proposed Taco Bell currently under construction. The purpose of the meeting will be to discuss any concerns about the project.

A public engagement meeting will be held in person at the:

Brushed Creek Community Center & Pool
3801 Emanuel Cleaver II Blvd, Kansas City, MO 64130
on
October 30th, 2023, at 6:00 pm.

Sincerely,

A handwritten signature in blue ink that reads 'Matthew Gibbs'.

Matthew Gibbs, PE
Sr. Project Engineer
BHC
7101 College Blvd, Suite 400
Overland Park, KS 66210



Taco Bell Van Brunt Rezoning Neighborhood Meeting Summary

October 30th, 6:00 PM to 7:00 PM, Brushed Creek Community Center & Pool

Attendees: Matthew Gibbs (BHC); Max DiCarlo (FSD)

Neighbors: None

Meeting started at 6:00 p.m.

No neighbors attended the meeting.

Meeting adjourned at 6:20 p.m.

If you have further questions about anything that was discussed at the neighborhood meeting, please contact me at matt.gibbs@ibhc.com or 913-663-1900.

Respectfully,

A handwritten signature in blue ink that reads 'Matthew Gibbs'.

Matthew Gibbs, PE
Sr. Project Engineer
BHC
7101 College Blvd, Suite 400
Overland Park, KS 66210



913.663.1900



ibhc.com



7101 College Blvd., Ste. 400
Overland Park, KS 66210

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16605 W 132nd St
Olathe, KS 66062
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6245 Prospect Ave
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Land Bank of Kansas City Missouri
 4900 Swidge Pkwy
 Kansas City, MO 64130

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Miller Dell Shawn & Miller Laurie Long
 2657 W 131st Ter
 Shawnee Mission, KS 66209

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Linwood Properties LLC
 PO Box 480183
 Kansas City, MO 64148

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Midvale Valley Ministries
 906 W 98th St
 Kansas City, MO 64114

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 City, State, ZIP+4

McDonalds Corporation Amf Ohare
 #24-0168
 PO Box 550 USPS
 Liberty, MO 64069

PS Form 3800, April 2015 PSN 7530-02-000-9047
 See Reverse for Instructions

**U.S. Postal Service™
CERTIFIED MAIL® RECEIPT**
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

OFFICIAL USE

Certified Mail Fee \$
 Extra Services & Fees (check box, and fee as appropriate)
 Return Receipt (hardcopy) \$
 Return Receipt (electronic) \$
 Certified Mail Restricted Delivery \$
 Adult Signature Required \$
 Adult Signature Restricted Delivery \$
 Postage \$
Total Postage: \$ 7.50
 Sent To
 Street and Apt. #
 City, State, ZIP+4

Lee's Summit, MO 64068
 600 NE Colbern Rd
 MOPOT

PS Form 3800, April 2015 PSN 7530-02-000-9047
 See Reverse for Instructions

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®

OFFICIAL USE

Certified Mail Fee \$

Extra Services & Fees (check box, add fee as appropriate)

Return Receipt (hardcopy) \$

Return Receipt (electronic) \$

Certified Mail Restricted Delivery \$

Adult Signature Required \$

Adult Signature Restricted Delivery \$

Postage \$

Total Postage \$ 8.50

Sent To _____

Street and Apt. _____

City, State, Zip _____

Pioneer Service Corp
PO Box 419226
Kansas City, MO 64141

PS Form 3800

See Reverse for Instructions

U.S. Postal Service™
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OFFICIAL USE

Certified Mail Fee \$

Extra Services & Fees (check box, add fee as appropriate)

Return Receipt (hardcopy) \$

Return Receipt (electronic) \$

Certified Mail Restricted Delivery \$

Adult Signature Required \$

Adult Signature Restricted Delivery \$

Postage \$

Total Postage a \$ 8.50

Sent To _____

Street and Apt. _____

City, State, Zip _____

Rodriguez Arlett Hernandez De
5209 E 30th St
Kansas City, MO 64128

PS Form 3800, April 2015 PSN 7530-02-000-9047

See Reverse for Instructions

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Certified Mail Fee \$

Extra Services & Fees (check box, add fee as appropriate)

Return Receipt (hardcopy) \$

Return Receipt (electronic) \$

Certified Mail Restricted Delivery \$

Adult Signature Required \$

Adult Signature Restricted Delivery \$

Postage \$

Total Postage \$ 6.50

Sent To _____

Street and Apt. _____

City, State, Zip _____

Ragusa Anthony
3706 Hardy
Independence, MO 64052

PS Form 3800, April 2015 PSN 7530-02-000-9047

See Reverse for Instructions

U.S. Postal Service™
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OFFICIAL USE

Certified Mail Fee \$

Extra Services & Fees (check box, add fee as appropriate)

Return Receipt (hardcopy) \$

Return Receipt (electronic) \$

Certified Mail Restricted Delivery \$

Adult Signature Required \$

Adult Signature Restricted Delivery \$

Postage \$

Total Postage \$ 6.50

Sent To _____

Street and Apt. _____

City, State, Zip _____

Silva Cebra Carlos
3024 Colorado Ave
Kansas City, MO 64128

PS Form 3800, April 2015 PSN 7530-02-000-9047

See Reverse for Instructions

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OFFICIAL USE

Certified Mail Fee \$

Extra Services & Fees (check box, add fee as appropriate)

Return Receipt (hardcopy) \$

Return Receipt (electronic) \$

Certified Mail Restricted Delivery \$

Adult Signature Required \$

Adult Signature Restricted Delivery \$

Postage \$

Total Postage \$ 8.50

Sent To _____

Street and Apt. _____

City, State, Zip _____

Ra Gusa Anthony
3706 Hardy
Independence, MO 64052

PS Form 3800, April 2015 PSN 7530-02-000-9047

See Reverse for Instructions

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
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For delivery information, visit our website at www.usps.com®

OFFICIAL USE

Certified Mail Fee \$

Extra Services & Fees (check box, add fee as appropriate)

Return Receipt (hardcopy) \$

Return Receipt (electronic) \$

Certified Mail Restricted Delivery \$

Adult Signature Required \$

Adult Signature Restricted Delivery \$

Postage \$

Total Postage an \$ 8.50

Sent To _____

Street and Apt. _____

City, State, Zip _____

State of Missouri State Capitol Bldg
301 W High St Rm 590
Jefferson City, MO 65102

PS Form 3800, April 2015 PSN 7530-02-000-9047

See Reverse for Instructions

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

Article Addressed to:

Arregui Carlos & Catalina
5211 E 30th St
Kansas City, MO 64128



9590 9402 8414 3156 9416 57

7018 1830 0002 1530 9097 46

PS Form 3811, July 2020 PSN 7530-02-000-9053

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

Article Addressed to:

Bell Paul A & Cheryl K
3001 Colorado
Kansas City, MO 64128



9590 9402 8414 3156 9416 95

7018 1830 0002 1530 9026

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

- A. Signature Agent
- Arregui Carlos* Addressee
- B. Received by (Printed Name) Date of Delivery
- Carlos Arregui* 10-23-23
- C. Date of Delivery
- D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type

Adult Signature

Adult Signature Restricted Delivery

Certified Mail®

Certified Mail Restricted Delivery

Collect on Delivery

Collect on Delivery Restricted Delivery

Priority Mail Express®

Registered Mail™

Registered Mail Restricted Delivery

Signature Confirmation™

Signature Confirmation Restricted Delivery

Domestic Return Receipt

COMPLETE THIS SECTION ON DELIVERY

- A. Signature Agent
- Bell Paul A & Cheryl K* Addressee
- B. Received by (Printed Name) Date of Delivery
- Bell Paul A & Cheryl K* 10-23-23
- C. Date of Delivery
- D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type

Adult Signature

Adult Signature Restricted Delivery

Certified Mail®

Certified Mail Restricted Delivery

Collect on Delivery

Collect on Delivery Restricted Delivery

Priority Mail Express®

Registered Mail™

Registered Mail Restricted Delivery

Signature Confirmation™

Signature Confirmation Restricted Delivery

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

Article Addressed to:

Ary Holdings LLC
6245 Prospect Ave
Kansas City, MO 64130



9590 9402 8414 3156 9416 71

7018 1830 0002 1530 9040

PS Form 3811, July 2020 PSN 7530-02-000-9053

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

Article Addressed to:

Duque Javier A
13100 E 58th St
Kansas City, MO 64133



9590 9402 8414 3156 9417 94

7018 1830 0002 1530 8999

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

- A. Signature Agent
- MZ* Addressee
- B. Received by (Printed Name) Date of Delivery
- MZ* 10-23-23
- C. Date of Delivery
- D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type

Adult Signature

Adult Signature Restricted Delivery

Certified Mail®

Certified Mail Restricted Delivery

Collect on Delivery

Collect on Delivery Restricted Delivery

Insured Mail

Insured Mail Restricted Delivery

Priority Mail Express®

Registered Mail™

Registered Mail Restricted Delivery

Signature Confirmation™

Signature Confirmation Restricted Delivery

Domestic Return Receipt

COMPLETE THIS SECTION ON DELIVERY

- A. Signature Agent
- Duque Javier A* Addressee
- B. Received by (Printed Name) Date of Delivery
- Duque Javier A* 10-23-23
- C. Date of Delivery
- D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

3. Service Type

Adult Signature

Adult Signature Restricted Delivery

Certified Mail®

Certified Mail Restricted Delivery

Collect on Delivery

Collect on Delivery Restricted Delivery

Insured Mail

Insured Mail Restricted Delivery

Priority Mail Express®

Registered Mail™

Registered Mail Restricted Delivery

Signature Confirmation™

Signature Confirmation Restricted Delivery

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
 Duque Javier A & Roseanne M
 13100 E 58th St
 Kansas City, MO 64133



9590 9402 8414 3156 9417 87

Article Number (Transfer from service label)
 7018 1830 0002 1530 8982

Form 3811, July 2020 PSN 7530-02-000-9053

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
 Gomez Angelica M
 2518 Agnes
 Kansas City, MO 64127



9590 9402 8414 3156 9417 70

Article Number (Transfer from service label)
 7018 1830 0002 1530 8975

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

- A. Signature Agent Addressee
- B. Received by (Printed Name) Date of Delivery 10/23/23
- C. Date of Delivery 10/23/23
- D. Is delivery address different from item 1? Yes No
 If YES, enter delivery address below:

3. Service Type
- Adult Signature
 - Adult Signature Restricted Delivery
 - Certified Mail®
 - Certified Mail Restricted Delivery
 - Collect on Delivery
 - Collect on Delivery Restricted Delivery
 - Insured Mail
 - Mail Restricted Delivery
 - Priority Mail Express®
 - Registered Mail™
 - Registered Mail Restricted Delivery
 - Signature Confirmation™
 - Signature Confirmation Restricted Delivery

Domestic Return Receipt

COMPLETE THIS SECTION ON DELIVERY

- A. Signature Agent Addressee
- B. Received by (Printed Name) Date of Delivery 10/23/23
- C. Date of Delivery 10/23/23
- D. Is delivery address different from item 1? Yes No
 If YES, enter delivery address below:

3. Service Type
- Adult Signature
 - Adult Signature Restricted Delivery
 - Certified Mail®
 - Certified Mail Restricted Delivery
 - Collect on Delivery
 - Collect on Delivery Restricted Delivery
 - Insured Mail (over \$500)
 - Registered Mail™
 - Registered Mail Restricted Delivery
 - Signature Confirmation™
 - Signature Confirmation Restricted Delivery

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
 Gomez Jose & Francisco J
 2518 Agnes Ave
 Kansas City, MO 64127



9590 9402 8414 3156 9417 63

Article Number (Transfer from service label)
 7018 1830 0002 1530 8968

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

- A. Signature Agent Addressee
- B. Received by (Printed Name) Date of Delivery 10/23/23
- C. Date of Delivery 10/23/23
- D. Is delivery address different from item 1? Yes No
 If YES, enter delivery address below:

3. Service Type
- Adult Signature
 - Adult Signature Restricted Delivery
 - Certified Mail®
 - Certified Mail Restricted Delivery
 - Collect on Delivery
 - Collect on Delivery Restricted Delivery
 - Insured Mail (over \$500)
 - Mail Restricted Delivery
 - Priority Mail Express®
 - Registered Mail™
 - Registered Mail Restricted Delivery
 - Signature Confirmation™
 - Signature Confirmation Restricted Delivery

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
 McDonalds Corporation Amf Chare
 #24-0168
 PO Box 550
 Liberty, MO 64069



9590 9402 8414 3156 9417 25

Article Number (Transfer from service label)
 7018 1830 0002 1530 8920

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

- A. Signature Agent Addressee
- B. Received by (Printed Name) Date of Delivery 10/24/23
- C. Date of Delivery 10/24/23
- D. Is delivery address different from item 1? Yes No
 If YES, enter delivery address below:

3. Service Type
- Adult Signature
 - Adult Signature Restricted Delivery
 - Certified Mail®
 - Certified Mail Restricted Delivery
 - Collect on Delivery
 - Collect on Delivery Restricted Delivery
 - Insured Mail (over \$500)
 - Mail Restricted Delivery
 - Priority Mail Express®
 - Registered Mail™
 - Registered Mail Restricted Delivery
 - Signature Confirmation™
 - Signature Confirmation Restricted Delivery

Domestic Return Receipt

COMPLETE THIS SECTION ON DELIVERY

- A. Signature Agent Addressee
- B. Received by (Printed Name) Date of Delivery 10/24/23
- C. Date of Delivery 10/24/23
- D. Is delivery address different from item 1? Yes No
 If YES, enter delivery address below:

3. Service Type
- Adult Signature
 - Adult Signature Restricted Delivery
 - Certified Mail®
 - Certified Mail Restricted Delivery
 - Collect on Delivery
 - Collect on Delivery Restricted Delivery
 - Insured Mail (over \$500)
 - Registered Mail™
 - Registered Mail Restricted Delivery
 - Signature Confirmation™
 - Signature Confirmation Restricted Delivery

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Pioneer Service Corp
PO Box 419226
Kansas City, MO 64141



9590 9402 8414 3156 9414 59

7018 1830 0002 1530 4885

PS Form 3811, July 2020 PSN 7530-02-000-9053

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

State of Missouri State Capitol Bldg
301 W High St Rm 590
Jefferson City, MO 65102



9590 9402 7538 2098 8360 30

7018 1830 0002 1530 4939

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

- A. Signature Agent Addressee
- B. Received by (Printed Name) Date of Delivery

1? Yes No



3. Service Type

- Adult Signature
- Adult Signature Restricted Delivery
- Certified Mail
- Certified Mail Restricted Delivery
- Collect on Delivery
- Insured Mail
- Registered Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- Signature Confirmation™
- Signature Confirmation Restricted Delivery

Domestic Return Receipt

COMPLETE THIS SECTION ON DELIVERY

- A. Signature Agent Addressee
- B. Received by (Printed Name) Date of Delivery

1? Yes No



3. Service Type

- Adult Signature
- Adult Signature Restricted Delivery
- Certified Mail
- Certified Mail Restricted Delivery
- Collect on Delivery
- Collect on Delivery Restricted Delivery
- Insured Mail
- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- Signature Confirmation™
- Signature Confirmation Restricted Delivery

Domestic Return Receipt

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Rodriguez Arlett Hernandez De
5209 E 30th St
Kansas City, MO 64128



9590 9402 8414 3156 9414 28

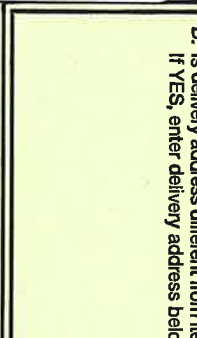
7018 1830 0002 1530 4915

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

- A. Signature Agent Addressee
- B. Received by (Printed Name) Date of Delivery

1? Yes No



3. Service Type

- Adult Signature
- Adult Signature Restricted Delivery
- Certified Mail
- Certified Mail Restricted Delivery
- Collect on Delivery
- Insured Mail
- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- Signature Confirmation™
- Signature Confirmation Restricted Delivery

Domestic Return Receipt

COMPLETE THIS SECTION ON DELIVERY

- A. Signature Agent Addressee
- B. Received by (Printed Name) Date of Delivery

1? Yes No



3. Service Type

- Adult Signature
- Adult Signature Restricted Delivery
- Certified Mail
- Certified Mail Restricted Delivery
- Collect on Delivery
- Collect on Delivery Restricted Delivery
- Insured Mail
- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- Signature Confirmation™
- Signature Confirmation Restricted Delivery

Domestic Return Receipt