



## Agenda

### Neighborhood Planning and Development Committee

Chairperson Ryana Parks-Shaw

Vice Chair Eric Bunch

Councilmember Nathan Willett

Councilmember Melissa Patterson Hazley

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**Tuesday, February 3, 2026**

**12:00 PM**

**26th Floor, Council Chamber**

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**Meeting Link: <https://us02web.zoom.us/j/84530222968>**

#### PUBLIC OBSERVANCE OF MEETINGS

Members of the City Council may attend this meeting via videoconference.

Any closed session may be held via teleconference.

The public can observe this meeting at the links provided below.

Applicants and citizens wishing to participate have the option of attending each meeting or they may do so through the videoconference platform ZOOM, using this link:

<https://us02web.zoom.us/j/84530222968>

\*\*\*Public Testimony is Limited to 2 Minutes\*\*\*

#### FIRST READINGS

\*\*\*BEGINNING OF CONSENTS\*\*\*

**Director of City Planning & Development**

**260084** Sponsor: Director of City Planning and Development Department

Approving the plat of Viewpoint at Brookwood, an addition in Clay County, Missouri, on approximately 32 acres generally located at the northeast corner of Northeast 76th Street and Northeast Shoal Creek Parkway, creating two (2) lots and four (4) tracts for the purpose of creating a 193 townhome development; accepting various easements; establishing grades on public ways; authorizing the Director of City Planning and Development and the Director of Water Services to execute and/or accept certain agreements; and directing the City Clerk to facilitate the recordation of this ordinance and attached documents.  
(CLD-FnPlat-2025-00034)

**Director of Health**

**260091** Sponsor: Director of Health Department

Accepting and approving an additional \$69,946.33 for a 2-month grant extension for the Disease Intervention Specialist Workforce Program grant from the Missouri Department of Health and Senior Services; estimating and appropriating revenue in the amount of \$69,946.33; and recognizing this ordinance as having an accelerated effective date

**Director of Health**

**260099** Sponsor: Director of Health Department

Accepting and approving a \$71,149.00 grant award with the Missouri Department of Health and Senior Services to conduct tuberculosis control activities in Kansas City, Missouri; estimating and appropriating \$71,149.00 in the Health Grants Fund; and recognizing this ordinance as having an accelerated effective date.

**Director of Health**

**260100** Sponsor: Director of Health Department

Accepting and approving a \$45,000.00 grant award from the Food and Drug Administration (FDA) and National Environmental Health Association (NEHA); estimating and appropriating \$45,000.00 in the Health Grants Fund; and recognizing this ordinance as having an accelerated effective date

\*\*\*END OF CONSENTS\*\*\*

CITY PLANNING AND DEVELOPMENT

**Director of City Planning & Development**

**260135** Sponsor: Director of City Planning and Development Department

Rezoning an area of about 0.71 acres generally located at the northeast corner of East Linwood Boulevard and Mersington Avenue from District R-1.5 to District O-2 to allow for a daycare center. (CD-CPC-2025-00192)

**Director of City Planning & Development**

**260136** Sponsor: Director of City Planning and Development Department

Rezoning an area of about 4.33 acres generally located between 8th Street and 10th Street and between Broadway and Wyandotte from District DC-15 to District UR and approving a development plan to allow for commercial and residential uses. (CD-CPC-2025-00168)

**MAYOR AND COUNCIL**

**Parks-Shaw and Duncan**

**260140** Sponsor: Mayor Pro Tem Ryana Parks-Shaw and Councilmember Johnathan Duncan

Establishing the Kansas City Housing Gateway Program; reducing previously appropriated funds in the General Fund by \$1,000,000.00 and appropriating the same amount for the Kansas City Housing Gateway Program; directing the City Manager to establish an advisory board to provide strategic direction and ensure accountability for the implementation of the Kansas City Housing Gateway Program; directing the City Manager to report back to City Council within six (6) months with a comprehensive review of Kansas City's homeless responses system and recommendations; authorizing the City Manager, or designee, to enter into agreements necessary related to the Kansas City Housing Gateway Program; and recognizing this ordinance as having an accelerated effective date.

**Lucas and Bough**

**260137** Sponsor(s): Mayor Quinton Lucas and Councilmember Andrea Bough

Directing the City Manager or their designee to develop recommendations for the adoption of the 2024 International Code series, including the 2024 International Energy Conservation Code, with amendments based on stakeholder feedback and to promote regional competitiveness and alignment with neighboring municipalities; directing the City Manager to include a request for appropriation in the FY27 submitted budget in the amount of \$122,000.00.

**Rogers and Willett**

**260144** Sponsor: Councilmember Wes Rogers

Amending Chapter 18, Code of Ordinances, by repealing Article XIV, Section 18-367 entitled "Adoption of International Energy Conservation Code (2021); amendments" and enacting, in lieu thereof, a new section of like number and subject matter that provides amendments to the residential energy (RE) section for exterior wall insulation, total building performance (HERS), energy rating index compliance (ERI), duct testing, and energy code analysis (ECA) plan pages to promote regional competitiveness and support economic development.

**Lucas and Robinson**

**260134** Sponsor: Mayor Quinton Lucas and Councilmember Melissa Robinson

Amending Chapter 88, the Zoning and Development Code, by repealing Section 88-370-05, "Authorized Uses" and Section 88-370-06, "Standards" and enacting in lieu thereof new sections of like number and subject matter; and by enacting a new Section 88-370-09, "Special Event Building Signage," all for the purpose of establishing regulations for temporary special event building signage during designated Major Events.

**Parks-Shaw**

**260142** Sponsor: Mayor Pro Tem Ryana Parks-Shaw

Directing the City Manager to submit a response to the Missouri Department of Revenue's Request For Proposals for license office operations; and directing the City Manager to develop a yearly funding plan in an amount not to exceed \$750,000.00 for operational costs and report back to City Council in 30 days.

HELD IN COMMITTEE

**Rea**

**250997** Sponsor: Councilmember Crispin Rea

Amending Chapter 88, the Zoning and Development Code, by repealing Section 88-354, Marijuana Facilities, and enacting in lieu thereof a new section of like number and subject matter for the purpose of allowing marijuana dispensaries located at least 1,000 feet from residential zoning districts to operate 24 hours per day subject to approval of a special use permit.

**Director of City Planning & Development**

**260056** Sponsor: Director of City Planning and Development Department

Rezoning an area of about 0.2 acres generally located at the southeast corner of Troost Avenue and East 5th Street from District UR to District B2-2 to allow for an entertainment venue. (CD-CPC-2025-00160)

**ADDITIONAL BUSINESS**

1. There may be general discussion for current Neighborhood Planning and Development Committee issues.
2. Closed Session
  - Pursuant to Section 610.021 subsection 1 of the Revised Statutes of Missouri to discuss legal matters, litigation, or privileged communications with attorneys;
  - Pursuant to Section 610.021 subsection 2 of the Revised Statutes of Missouri to discuss real estate;
  - Pursuant to Section 610.021 subsections 3 and 13 of the Revised Statutes of Missouri to discuss personnel matters;
  - Pursuant to Section 610.021 subsection 9 of the Revised Statutes of Missouri to discuss employee labor negotiations;
  - Pursuant to Section 610.021 subsection 11 of the Revised Statutes of Missouri to discuss specifications for competitive bidding;
  - Pursuant to Section 610.021 subsection 12 of the Revised Statutes of Missouri to discuss sealed bids or proposals; or
  - Pursuant to Section 610.021 subsection 17 of the Revised Statutes of Missouri to discuss confidential or privileged communications with auditors.
3. Those who wish to comment on proposed ordinances can email written testimony to [public.testimony@kcmo.org](mailto:public.testimony@kcmo.org). Comments received will be distributed to the committee and added to the public record by the clerk.

The city provides several ways for residents to watch City Council meetings:

- Livestream on the city's website at [www.kcmo.gov](http://www.kcmo.gov)
- Livestream on the city's YouTube channel at <https://www.youtube.com/watch?v=3hOuBlg4fok>
- Watch Channel 2 on your cable system. The channel is available through Time Warner Cable (channel 2 or 98.2), AT&T U-verse (channel 99 then select Kansas City) and Google Fiber on Channel 142.
- To watch archived meetings, visit the City Clerk's website and look in the Video on Demand section: [http://kansascity.granicus.com/ViewPublisher.php?view\\_id=2](http://kansascity.granicus.com/ViewPublisher.php?view_id=2)

The City Clerk's Office now has equipment for the hearing impaired for use with every meeting. To check out the equipment please see the secretary for each committee. Be prepared to leave your Driver's License or State issued Identification Card with the secretary and she will give you the equipment. Upon returning the equipment your license will be returned.

Adjournment



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**File #:** 260084

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### ORDINANCE NO. 260084

Sponsor: Director of City Planning and Development Department

Approving the plat of Viewpoint at Brookwood, an addition in Clay County, Missouri, on approximately 32 acres generally located at the northeast corner of Northeast 76th Street and Northeast Shoal Creek Parkway, creating two (2) lots and four (4) tracts for the purpose of creating a 193 townhome development; accepting various easements; establishing grades on public ways; authorizing the Director of City Planning and Development and the Director of Water Services to execute and/or accept certain agreements; and directing the City Clerk to facilitate the recordation of this ordinance and attached documents. (CLD-FnPlat-2025-00034)

#### BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That the plat of Viewpoint at Brookwood, a subdivision in Clay County, Missouri, a true and correct copy of which is attached hereto and incorporated herein by reference, is hereby approved.

Section 2. That the plat granting and reserving unto Kansas City an easement and license or right to locate, construct, operate and maintain facilities including, but not limited to, water, gas, sewerage, telephone, cable TV, surface drainage, underground conduits, pad mounted transformers, service pedestals, any and all of them upon, over, under and along the strips of land outlined and designated on the plat by the words utility easement or U/E be and the same are

hereby accepted and where other easements are outlined and designated on the plat for a particular purpose, be and the same are hereby accepted for the purpose as therein set out.

Section 3. That the grades of the streets and other public ways set out on the plat, herein accepted are hereby established at the top of curb, locating and defining the grade points which shall be connected by true planes or vertical curves between such adjacent grade points, the elevations of which are therein given, in feet above the City Directrix.

Section 4. That the Director of Water Services is hereby authorized to execute a Covenant to Maintain Stormwater and BMP Agreement, to be in a form substantially as that attached hereto as Exhibit A and incorporated herein by reference.

Section 5. That the Director of City Planning and Development is hereby authorized to execute and/or accept any and all agreements necessary to clear the title of any right of way, utility easements or other public property dedicated on the plat.

Section 6. That the City Clerk is hereby directed to facilitate the recordation of this ordinance, together with the documents described herein and all other relevant documents, when the Developer has met all of the requirements for the plat to be released for recording, in the Office of the Recorder of Deeds of Clay County, Missouri.

Section 7. That the Council finds that the City Plan Commission has duly recommended its approval of this plat on January 7, 2026.

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Approved as to form:

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Eluard Alegre  
Associate City Attorney





# City of Kansas City, Missouri

## Docket Memo

Ordinance/Resolution #: 260084

Submitted Department/Preparer: City Planning

Revised 6/10/24

Docket memos are required on all ordinances initiated by a Department Director. More information can be found in [Administrative Regulation \(AR\) 4-1](#).

### Executive Summary

Approving the plat of Viewpoint at Brookwood, an addition in Clay County, Missouri, on approximately 32 acres generally located at the northeast corner of Northeast 76th Street and Northeast Shoal Creek Parkway, creating two (2) lots and four (4) tracts for the purpose of creating of a 193 townhome development; accepting various easements; establishing grades on public ways; authorizing the Director of City Planning and Development and Director of Water Services to execute and/or accept certain agreements; and directing the City Clerk to facilitate the recordation of this ordinance and attached documents. (CLD-FnPlat-2025-00034)

### Discussion

The request is to consider approval of a Final Plat in District SC (Shoal Creek) on about 28 acres generally located at the northeast corner of Northeast 76th Street and Northeast Shoal Creek Parkway to allow for the creation of two lots and four tracts for a 193 unit townhome development. This use was approved in Case No. CD-CPC-2025-00046 which served as the Preliminary Plat. The Preliminary Plat proposed to develop townhomes on two lots consisting of 33 groupings of townhomes. The townhomes along Shoal Creek Parkway will face the parkway, as will the townhomes on the collector street heading east/west. Vehicular access will be from Northeast Shoal Creek Parkway. Once the neighborhood to the east develops, the collector street will continue eastward to connect to the Davidson Farms neighborhood.

Staff Recommendation: Approval with Conditions

CPC Recommendation: Approval with Conditions

### Fiscal Impact

1. Is this legislation included in the adopted budget? ☐ Yes ☒ No
2. What is the funding source?  
Not applicable as this is an ordinance authorizing the subdivision of private property.

3. How does the legislation affect the current fiscal year?  
Not applicable as this is an ordinance authorizing the subdivision of private property.
4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.  
Not applicable as this is an ordinance authorizing the subdivision of private property.
5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?  
Not applicable as this is an ordinance authorizing the subdivision of private property.

### **Office of Management and Budget Review**

(OMB Staff will complete this section.)

1. This legislation is supported by the general fund. ☐ Yes ☒ No
2. This fund has a structural imbalance. ☐ Yes ☒ No
3. Account string has been verified/confirmed. ☐ Yes ☒ No

### **Additional Discussion (if needed)**

This legislation has no fiscal impact

## **Citywide Business Plan (CWBP) Impact**

1. View the [Adopted 2025-2029 Citywide Business Plan](#)
2. Which CWBP goal is most impacted by this legislation?  
Inclusive Growth and Development (Press tab after selecting.)
3. Which objectives are impacted by this legislation (select all that apply):
  - ☐ Align the City's economic development strategies with the objectives of the City Council to ensure attention on areas traditionally underserved by economic development and redevelopment efforts.
  - ☒ Ensure quality, lasting development of new growth.
  - ☐ Increase and support local workforce development and minority, women, and locally owned businesses.

- ☐ Create a solutions-oriented culture to foster a more welcoming business environment.
- ☐ Leverage existing institutional assets to maintain and grow Kansas City's position as an economic hub in the Central United States.
- ☐

## Prior Legislation

CD-CPC-2025-000046 – Ordinance 250559 approved a Development Plan on about 32 acres to allow for the creation of 193 townhome units in District SC (Shoal Creek) generally located at the northeast corner of Northeast 76<sup>th</sup> Street and Northeast Shoal Creek Parkway. Approved on July 24, 2025.

Case No. 12417-P-10 – Ordinance No. 160070 updated the Shoal Creek Community Plan for approximately seven (7) acres of the 1,742.80 acre plan area, located south of N.E. 82nd Terrace, between N. Booth Avenue and N. Farley Avenue changing 7 acres from MPC-2 to MPC-9. Approved on February 18, 2016

## Service Level Impacts

Not applicable as this is an ordinance authorizing the subdivision of private property.

## Other Impacts

1. What will be the potential health impacts to any affected groups?  
Not applicable as this is an ordinance authorizing the subdivision of private property.
2. How have those groups been engaged and involved in the development of this ordinance?  
Not applicable as this is an ordinance authorizing the subdivision of private property.
3. How does this legislation contribute to a sustainable Kansas City?  
Not applicable as this is an ordinance authorizing the subdivision of private property.
4. Does this legislation create or preserve new housing units?  
No (Press tab after selecting)  
  
Not applicable as this is an ordinance authorizing the subdivision of private property.  
Click or tap here to enter text.

5. Department staff certifies the submission of any application Affirmative Action Plans or Certificates of Compliance, Contractor Utilization Plans (CUPs), and Letters of Intent to Subcontract (LOIs) to CREO prior to, or simultaneously with, the legislation entry request in Legistar.

No - CREO's review is not applicable (Press tab after selecting)

Please provide reasoning why not:

Not applicable as this is an ordinance authorizing the subdivision of private property.

6. Does this legislation seek to approve a contract resulting from an Invitation for Bid?

No(Press tab after selecting)

Not applicable as this is an ordinance authorizing the subdivision of private property.

7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?

No(Press tab after selecting)



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**File #: 260091**

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ORDINANCE NO. 260091

Sponsor: Director of Health Department

Accepting and approving an additional \$69,946.33 for a 2-month grant extension for the Disease Intervention Specialist Workforce Program grant from the Missouri Department of Health and Senior Services; estimating and appropriating revenue in the amount of \$69,946.33; and recognizing this ordinance as having an accelerated effective date

WHEREAS, STI's remain a substantial health challenge facing both Kansas City and the United States as a whole; and

WHEREAS, early detection and treatment can help prevent future infections and improve health outcomes for affected members of the community; NOW, THEREFORE,

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That a 2-month grant extension between the City of Kansas City, Missouri, acting through its Director of Health, and the Missouri Department of Health and Senior Services, whereby the Missouri Department of Health and Senior Services will provide funding for a Comprehensive Disease Intervention Specialist Workforce Program throughout the Kansas City, Missouri area for the period beginning January 1, 2025 through February 28, 2026, is hereby accepted and approved. A copy of the contract, in substantial form, is on file with the Director of Health.

Section 2. That revenue in the following account of the Health Grants Fund is hereby estimated in the following amount:

26-2480-500001-475220-G50240926	Disease Intervention Specialist	\$69,946.33
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Section 3. That \$69,946.33 is hereby appropriated from the Unappropriated Fund Balance of the Health Grants Fund in the following accounts:

26-2480-505414-A-G50240926	Disease Intervention Specialist	\$63,896.17
26-2480-505414-B-G50240926	Disease Intervention Specialist	2,352.33
26-2480-505414-C-G50240926	Disease Intervention Specialist	<u>3,697.83</u>
		\$69,946.33

Section 4. That the Director of Health is designated as requisitioning authority for Account No. 26-2480-505414-G50240926 and is hereby authorized to expend the sum of \$69,946.33 from funds previously appropriated in the account to fund the agreement.

Section 5. That this ordinance, relating to the appropriation of money, is recognized as an ordinance with an accelerated effective date as provided by Section 503(a)(3)(C) of the City Charter and shall take effect in accordance with Section 503, City Charter.

..end

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I hereby certify that there is a balance, otherwise unencumbered, to the credit of the appropriation to which the foregoing expenditure is to be charged, and a cash balance, otherwise unencumbered, in the treasury, to the credit of the fund from which payment is to be made, each sufficient to meet the obligation hereby incurred.

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William Choi  
Interim Director of Finance

Approved as to form:

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Joseph A. Guarino  
Senior Associate City Attorney



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**File #: 260099**

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### ORDINANCE NO. 260099

Sponsor: Director of Health Department

Accepting and approving a \$71,149.00 grant award with the Missouri Department of Health and Senior Services to conduct tuberculosis control activities in Kansas City, Missouri; estimating and appropriating \$71,149.00 in the Health Grants Fund; and recognizing this ordinance as having an accelerated effective date.

#### BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That a grant award, in the amount of \$71,149.00 between the City of Kansas City, Missouri, acting through its Director of Health, and the Missouri Department of Health and Senior Services will provide funding to support the Health Department's efforts to conduct tuberculosis control activities in Kansas City, Missouri for a period beginning January 1, 2026 through December 31, 2026, for a total amount not to exceed \$71,149.00, is hereby accepted and approved. A copy of the grant award agreement, in the substantial form, is on file with the Director of Health.

Section 2. That revenue in the following account of the Health Grants Fund is hereby estimated in the following amounts:

26-2480-500001-472790-G50240327	Tuberculosis Outreach 27	\$71,149.00
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Section 3. That the sum of \$71,149.00 is hereby appropriated from the Unappropriated Fund Balance of the Health Grants Fund in the following accounts:

26-2480-505415-A-G50240327	Tuberculosis Outreach 27	\$64,026.00
26-2480-505415-B-G50240327	Tuberculosis Outreach 27	<u>7,123.00</u>
	TOTAL	\$71,149.00

Section 4. That the Director of Health is hereby authorized to expend the sum of \$71,149.00 from funds appropriated to Account No. 26-2480-505415-G50240327 for the aforesaid contract, for the portion of the contract to be expended this fiscal year.

Section 5. That this ordinance is recognized as an ordinance with an accelerated effective date as provided by Section 503(a)(3)(C) of the City Charter in that it appropriates money and shall take effect in accordance with that section.

..end

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I hereby certify that there is a balance, otherwise unencumbered, to the credit of the appropriation to which the foregoing expenditure is to be charged, and a cash balance, otherwise unencumbered, in the treasury, to the credit of the fund from which payment is to be made, each sufficient to meet the obligation hereby incurred.

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William Choi  
Interim Director of Finance

Approved as to form:

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Joseph A. Guarino  
Senior Associate City Attorney





# City of Kansas City, Missouri

## Docket Memo

Ordinance/Resolution #: 260099

Submitted Department/Preparer: Health

Revised 6/10/24

Docket memos are required on all ordinances initiated by a Department Director. More information can be found in [Administrative Regulation \(AR\) 4-1](#).

### Executive Summary

Accepting and approving a \$71,149.00 grant award from the Missouri Department of Health and Senior Services to conduct tuberculosis control activities in Kansas City, Missouri; estimating and appropriating \$71,149.00 in the Health Grants Fund; and recognizing this ordinance as having an accelerated effective date

### Discussion

Provisional data through August 2025 reveals eight (8) cases of active tuberculosis (TB) and greater than twenty (20) latent tuberculosis infections (LTBI) in Kansas City, Missouri. Each case of active disease must be treated with significant quantities of antibiotics to eliminate transmission to others while also thoroughly investigated to determine if exposure to others has occurred. These investigations also serve to locate additional cases of both active disease, and LTBI in the community. Individuals with LTBI are offered preventative treatment to reduce the chance of developing active disease later in life. This contract provides funding to assist with investigations as well as to provide "Directly Observed Therapy" (DOT) to ensure compliance and adequate treatment of the cases.

### Fiscal Impact

1. Is this legislation included in the adopted budget? ☒ Yes ☐ No
2. What is the funding source?  
Health Grants Fund - 2480-505415-G50240327
3. How does the legislation affect the current fiscal year?  
This legislation estimates and appropriates funding in the current fiscal year

4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.  
No
5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?  
Leverages outside funding

### Office of Management and Budget Review

(OMB Staff will complete this section.)

1. This legislation is supported by the general fund. ☐ Yes ☒ No
2. This fund has a structural imbalance. ☐ Yes ☒ No
3. Account string has been verified/confirmed. ☒ Yes ☐ No

### Additional Discussion (if needed)

Click or tap here to enter text.

## Citywide Business Plan (CWBP) Impact

1. View the [Adopted 2025-2029 Citywide Business Plan](#)
2. Which CWBP goal is most impacted by this legislation?  
Housing and Healthy Communities (Press tab after selecting.)
3. Which objectives are impacted by this legislation (select all that apply):
  - ☐ Utilize planning approaches in neighborhoods to reduce blight, ensure sustainable housing, and improve resident wellbeing and cultural diversity.
  - ☐ Maintain and increase affordable housing supply to meet the demands of a diverse population.
  - ☒ Address the various needs of the City's most vulnerable population by working to reduce disparities.
  - ☐ Foster an inclusive environment and regional approach to spur innovative solutions to housing challenges.
  - ☐ Ensure all residents have safe, accessible, quality housing by reducing barriers.
  - ☐ Protect and promote healthy, active amenities such as parks and trails, play spaces, and green spaces.

## Prior Legislation

Click or tap here to list prior, related ordinances/resolutions.

## Service Level Impacts

Many public health programs are funded based on the needs of the community and the impact upon individual citizens and high-risk groups. Promoting economic vitality, equality and environmental quality in addressing public health initiatives is often dependent upon federal, state and local funding; however, the goal of these programs is to promote and protect all citizens of Kansas City on a continuing and ongoing and sustainable basis.

## Other Impacts

1. What will be the potential health impacts to any affected groups?  
Limit the transmission of TB

2. How have those groups been engaged and involved in the development of this ordinance?  
No

3. How does this legislation contribute to a sustainable Kansas City?  
Click or tap here to enter text.

4. Does this legislation create or preserve new housing units?  
No (Press tab after selecting)

Click or tap here to enter text.  
Click or tap here to enter text.

5. Department staff certifies the submission of any application Affirmative Action Plans or Certificates of Compliance, Contractor Utilization Plans (CUPs), and Letters of Intent to Subcontract (LOIs) to CREO prior to, or simultaneously with, the legislation entry request in Legistar.

No - CREO's review is not applicable (Press tab after selecting)  
Please provide reasoning why not:  
Accepting grant funding

6. Does this legislation seek to approve a contract resulting from an Invitation for Bid?

No(Press tab after selecting)

Click or tap here to enter text.

7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?

No(Press tab after selecting)



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**File #: 260100**

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### ORDINANCE NO. 260100

Sponsor: Director of Health Department

Accepting and approving a \$45,000.00 grant award from the Food and Drug Administration (FDA) and National Environmental Health Association (NEHA); estimating and appropriating \$45,000.00 in the Health Grants Fund; and recognizing this ordinance as having an accelerated effective date

#### BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That a grant award, in the amount of \$45,000.00 between the City of Kansas City, Missouri, acting through its Director of Health, and the Food & Drug Administration (FDA) and the National Environmental Health Association (NEHA), whereby the FDA & the NEHA will provide funding to support the Health Department's Food Safety Program on conforming with the FDA Voluntary National Retail Food Regulatory Program Standards in an effort to reduce the occurrence of food-borne illness risk factors within Kansas City, Missouri for the period beginning April 1, 2025 through March 31, 2028, for a total amount not to exceed \$45,000.00, is hereby accepted and approved. A copy of the grant award agreement, in substantial form, is on file with the Director of Health.

Section 2. That revenue in the following account of the Health Grants Fund is hereby estimated in the following amount:

26-2480-500001-474062-G50507826	NEHA-FDA Flexible Funding	
	Model Grant Program	\$45,000.00

Section 3. That the sum of \$45,000.00 is hereby appropriated from the Unappropriated Fund Balance of the Health Grants Fund in the following account:

26-2480-505078-A-G50507826	NEHA-FDA Flexible Funding	
	Model Grant Program	\$45,000.00

Section 4. That the Director of Health is hereby authorized to expend the sum of \$45,000.00 from funds appropriated to Account No. 26-2480-505078-050507826 for the aforesaid contract, for the portion of the contract to be expended this fiscal year.

Section 5. That this ordinance is recognized as an ordinance with an accelerated effective date as provided by Section 503(a)(3)(C) of the City Charter in that it appropriates money and shall take effect in accordance with that section.

..end

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I hereby certify that there is a balance, otherwise unencumbered, to the credit of the appropriation to which the foregoing expenditure is to be charged, and a cash balance, otherwise unencumbered, in the treasury, to the credit of the fund from which payment is to be made, each sufficient to meet the obligation hereby incurred.

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William Choi  
Interim Director of Finance

Approved as to form:

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Joseph A. Guarino  
Senior Associate City Attorney



REQUEST FOR SUPPLEMENTAL REVENUE  
CITY OF KANSAS CITY, MISSOURI

DEPARTMENT: Health Department

BUSINESS UNIT: KCMBU

DATE: 1/15/2026

JOURNAL ID: \_\_\_\_\_

LEDGER GROUP: REVENUE

BUDGET PERIOD 2026

	<u>FUND</u>	<u>DEPT ID</u>	<u>ACCOUNT</u>	<u>PROJECT</u>	<u>AMOUNT</u>
<u>26</u>	2480	500001	474062	G50507826	\$45,000.00

TOTAL 45,000.00

DESCRIPTION:

APPROVED BY:

DATE

APPROVED BY: DEPARTMENT HEAD

DATE

Dana Diec

1/22/2026



**JOURNAL ID:**

TOTAL	45,000.00
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1/22/2026





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**File #: 260135**

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### ORDINANCE NO. 260135

Sponsor: Director of City Planning and Development Department

Rezoning an area of about 0.71 acres generally located at the northeast corner of East Linwood Boulevard and Mersington Avenue from District R-1.5 to District O-2 to allow for a daycare center. (CD-CPC-2025-00192)

#### BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section A. That Chapter 88, Code of Ordinances of the City of Kansas City, Missouri, commonly known as the Zoning and Development Code, is hereby amended by enacting a new section to be known as Section 88-20A-1526, rezoning an area of about 0.71 acres generally located at the northeast corner of East Linwood Boulevard and Mersington Avenue from District R-1.5 (Residential 1.5) to District O-2 (Office). said section to read as follows:

Section 88-20A-1526. That an area legally described as:

Osborn Place Lots 1 thru 3 & Lots 14 & 15 exc prt of Lots 3 & 14 in Linwood Blvd.

is hereby rezoned from District R-1.5 (Residential 1.5) to District O-2 (Office), all as shown outlined on a map marked Section 88-20A-1526, which is attached hereto and made a part hereof, and which is hereby adopted as a part of an amendment to the zoning maps constituting a part of said chapter and in accordance with Section 88-20 thereof.

Section B. That the Council finds and declares that before taking any action on the proposed amendment hereinabove, all public notices and hearings required by the Zoning and Development Code have been given and had.

..end

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I hereby certify that as required by Chapter 88, Code of Ordinances, the foregoing ordinance was duly advertised and public hearings were held.

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Sara Copeland, FAICP

Secretary, City Plan Commission

Approved as to form:

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Sarah Baxter  
Senior Associate City Attorney



# City of Kansas City, Missouri

## Docket Memo

Ordinance/Resolution #: 260135

Submitted Department/Preparer: City Planning

Revised 6/10/24

Docket memos are required on all ordinances initiated by a Department Director. More information can be found in [Administrative Regulation \(AR\) 4-1](#).

### Executive Summary

Rezoning an area of about 0.71 acres generally located at the northeast corner of East Linwood Boulevard and Mersington Avenue from District R-1.5 (Residential 1.5) to District O-2 (Office). (CD-CPC-2025-00192)

### Discussion

No plan submittal is required for this application type. However, the applicant has stated that the rezoning is to allow for a daycare with over 20 children. As the property is currently zoned, the applicant is only allowed to have a daycare with up to 20 children.

The O district allows for day cares, residential uses, religious assembly, library/museum, schools, eating and drinking establishments and office.

This zoning district prohibits adult businesses, drive-through facilities, entertainment venues, gasoline and fuel sales, lodging, vehicle uses, and industrial development.

The City Plan Commission heard this application at the January 7, 2026 CPC and recommended approval without conditions with a 8:0 vote.

### Fiscal Impact

1. Is this legislation included in the adopted budget? ☐ Yes ☒ No
2. What is the funding source?  
Not applicable as this is a zoning ordinance authorizing the rezoning of a property for future development.
3. How does the legislation affect the current fiscal year?  
Not applicable as this is a zoning ordinance authorizing the rezoning of a property for future development.

4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.  
Not applicable as this is a zoning ordinance authorizing the rezoning of a property for future development.
5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?  
Not applicable as this is a zoning ordinance authorizing the rezoning of a property for future development.

### **Office of Management and Budget Review**

(OMB Staff will complete this section.)

1. This legislation is supported by the general fund. ☐ Yes ☒ No
2. This fund has a structural imbalance. ☐ Yes ☒ No
3. Account string has been verified/confirmed. ☐ Yes ☒ No

### **Additional Discussion (if needed)**

This legislation has no fiscal impact attached to it.

## **Citywide Business Plan (CWBP) Impact**

1. View the [Adopted 2025-2029 Citywide Business Plan](#)
2. Which CWBP goal is most impacted by this legislation?  
Housing and Healthy Communities (Press tab after selecting.)
3. Which objectives are impacted by this legislation (select all that apply):
  - ☒ Utilize planning approaches in neighborhoods to reduce blight, ensure sustainable housing, and improve resident wellbeing and cultural diversity.
  - ☐ Maintain and increase affordable housing supply to meet the demands of a diverse population.
  - ☐ Address the various needs of the City's most vulnerable population by working to reduce disparities.
  - ☐ Foster an inclusive environment and regional approach to spur innovative solutions to housing challenges.
  - ☐ Ensure all residents have safe, accessible, quality housing by reducing barriers.

- ☐ Protect and promote healthy, active amenities such as parks and trails, play spaces, and green spaces.

## Prior Legislation

None

## Service Level Impacts

No service level impacts expected.

## Other Impacts

1. What will be the potential health impacts to any affected groups?  
Not applicable as this is a zoning ordinance authorizing the rezoning of a property for future development.
2. How have those groups been engaged and involved in the development of this ordinance?  
Public Engagement is required for rezoning requests, the applicant held a public engagement meeting on November 20, 2025 in compliance with the Zoning and Development Code.
3. How does this legislation contribute to a sustainable Kansas City?  
Not applicable as this is a zoning ordinance authorizing the rezoning of a property for future development.
4. Does this legislation create or preserve new housing units?  
No (Press tab after selecting)

Click or tap here to enter text.

Click or tap here to enter text.

5. Department staff certifies the submission of any application Affirmative Action Plans or Certificates of Compliance, Contractor Utilization Plans (CUPs), and Letters of Intent to Subcontract (LOIs) to CREO prior to, or simultaneously with, the legislation entry request in Legistar.

No - CREO's review is not applicable (Press tab after selecting)  
Please provide reasoning why not:

Click or tap here to enter text.

6. Does this legislation seek to approve a contract resulting from an Invitation for Bid?

No(Press tab after selecting)

Click or tap here to enter text.

7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?

No(Press tab after selecting)



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**File #: 260136**

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### ORDINANCE NO. 260136

Sponsor: Director of City Planning and Development Department

Rezoning an area of about 4.33 acres generally located between 8th Street and 10th Street and between Broadway and Wyandotte from District DC-15 to District UR and approving a development plan to allow for commercial and residential uses. (CD-CPC-2025-00168)

#### BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section A. That Chapter 88, Code of Ordinances of the City of Kansas City, Missouri, commonly known as the Zoning and Development Code, is hereby amended by enacting a new section to be known as Section 88-20A-1527, rezoning an area of about 4.33 acres generally between 8th Street and 10th Street and between Broadway and Wyandotte from District DC-15 (Downtown Core) to District UR (Urban Redevelopment), said section to read as follows:

Section 88-20A-1527. That an area legally described as:

#### **TRACT 1: 801 BROADWAY BOULEVARD:**

Lots 16, 17 and 18 and part of Lot 19, Block 4, Hubbard's Addition to the City of Kansas, a subdivision in Kansas City, Jackson County, Missouri, according to the recorded plat thereof, described as follows: Beginning at the southeast corner of Broadway and Eighth Street in Kansas City, Jackson County, Missouri, as the same are marked and designated on the recorded Plat of Hubbard's Addition to the City of Kansas; thence south with the east line of Broadway, 202.9 feet, more or less, to a point 95 feet south of the north line of the tract of 1½ acres conveyed to Chester M. Root, by Johnston Lykins by the Deed dated February 5, 1857, and recorded in Book 26, page 391, in the office of the Recorder of Deeds for said county; thence east and parallel with said north line, 142 feet, more or less, to the west line of May Street; thence north with the west line of May Street, 203.1 feet, more or less to the Eighth Street; thence west with the south line of Eighth Street, 142 feet, more or less, to the point of beginning.

#### **TRACT 2: 801 BROADWAY BOULEVARD:**

All of that part of Lots 19 and 20, Block 4, Hubbard's Addition to the City of Kansas, beginning at a point on the east line of Broadway, 37.5 feet north of the north line of Ninth Street; thence east and parallel to the north line of Ninth Street, 142 feet to the west line of May Street; thence north along the west line of May Street, 48.6 feet to the center of a party wall; thence west along the center of said

party wall, 142 feet to the east line of Broadway; thence south 48.53 feet to the point of beginning, in Kansas City, Jackson County, Missouri.

**TRACT 3: 809 MAY STREET.**

All that part of Block 5, in King's Resurvey, Blocks No. 5, 6, 7, and 8, Hubbard's Addition, a subdivision in Kansas City, Jackson County, Missouri, according to the recorded plat thereof, described as follows: Beginning at the intersection of the east right-of-way line of May Street with the north right-of-way line of 9th Street, as both are now established; thence east along said north right-of-way line, 117 feet, 8 inches, more or less, to a point 6 feet, 4 inches west of the east line of Lot 16, Block 5 of said subdivision; thence north parallel with the east line of said Lot 16, a distance of 130.2 feet, more or less, to the south line of alley; thence west along said south line, 117 feet, 8 inches, more or less, to the east right-of-way line of said May Street; thence south along said east right of-way line, 130.2 feet, more or less, to the point of beginning.

**TRACT 4: 316 W. 9TH STREET.**

Lot 17 and the east 6 feet 4 inches of Lot 16, except that part in 9th Street, Block 5, King's Resurvey, Blocks No. 5, 6, 7, and 8, Hubbard's Addition, a subdivision in Kansas City, Jackson County, Missouri, according to the recorded plat thereof.

**TRACT 5: 314 W. 9TH STREET.**

Lots 18, 19, 20 and 21, Block 5, King's Resurvey, Blocks No. 5, 6, 7, and 8, Hubbard's Addition, a subdivision in Kansas City, Jackson County, Missouri.

**TRACT 6: 801 BROADWAY BOULEVARD.**

All that part of Block 4, Hubbard's Addition to the city of Kansas, a subdivision in Kansas City, Jackson County, Missouri, according to the recorded plat thereof, described as follows: Beginning at the northeast corner of 9th and Broadway Streets in said city and running thence north along the east line of Broadway 37½ feet; thence east and parallel with the north line of 9th Street, 142 feet to the west line of May Street; thence south along the west line of May Street, 37½ feet to the north line of 9th Street; thence west along the north line of 9th Street, 142 feet to the point of beginning.

**TRACT 7: 210 W. 10TH STREET.**

All of Lots 12, 13 and 14, and certain surplus of land appurtenant to or included in said three lots all in Block 3; also all of Lots 1, 2, 3, 4, 5, 6, 7 and 8, in Block 7; also all of the vacated alley lying south of and adjoining said Lot 12, in Block 3, and north of and adjoining said Lots 1, 2, 3, 4, 5 and 6, in Block 7; also all of the vacated alley lying east of and adjoining said Lot 6 and west of and adjoining said Lot 7, in Block 7; excepting, however, all of that part of said Lot 14, in Block 3, which lies north of a line drawn from a point on the east line of Central Street, 13.92 feet south of the northwest corner of said Lot 14, to a point on the east line of said Lot 14, which is 13.93 feet south of the northeast corner of said Lot 14; excepting also the north 12 feet of said Lots 7 and 8, in Block 7, now in public



alley, and excepting also the south 5 feet of all of said premises in Block 7, conveyed to Kansas City, Missouri, for street purposes; all in Ashburn's Addition to the City of Kansas, now Kansas City, Missouri; together with the vacated east 5 inches of Central Street, lying west of and adjoining a part of the above-described premises; the entire tract of land above described being more particularly described by metes and bounds as follows, to-wit: Beginning at a point in the east line of Central Street, 211.8 feet south of the northwest corner of Lot 22, in Block 3, said Ashburn's Addition, said point of beginning being 14 feet south of a common corner between Lots 14 and 15, in said Block 3, as located on the ground; thence west 5 inches to the northwest corner of the strip of land 5 inches in width formerly in Central Street and now vacated by ordinance of Kansas City, Missouri No. 13621; thence south along the east line of Central Street as now established and along the west line of said vacated strip, 213.13 feet, more or less, to the north line of 10th Street, as widened by the Deed recorded in Book B-4125, at page 381; thence east along the north line of 10th Street, widened as aforesaid, 232.29 feet, more or less, to the east line of Lot 8, in said Block 7; thence north along the east line of Lot 8, aforesaid 124.22 feet, more or less, to the south line of a public alley; thence west along the south line of said public alley, 52.33 feet, more or less, to the west line of Lot 7, said Block 7; thence north along the west line of said Lot 7, said Block 7 (being the east line of a vacated alley) 12 feet, more or less, to the northwest corner of said Lot 7; thence west to the northeast corner of said Lot 6; thence north along the prolongation north of the east line of said Lot 6 and along the east lines of Lots 12, 13 and 14, in Block 3, aforesaid 77.64 feet, more or less, to a point in the east line of said Lot 14, which is 13.93 feet south of the northeast corner of said Lot 14; thence west to a point in the west line of said Lot 14, which is 13.92 feet south of the northwest corner of said Lot 14; thence south along the west line of said Lot 14 (being the east line of Central Street) .08 feet to the point of beginning.

**TRACT 8: 210 W. 10TH STREET.**

All of Lots 14, 15, 16, and 17, Block 3, excepting all that part of Lot 14, which lies south of a line drawn from a point on the east side of Central Street 13.92 feet south of the northwest corner of Lot 14 to a point on the east line of Lot 14 which is 13.93 feet south of the northeast corner of said Lot 14, Ashburn's Addition, a subdivision in Kansas City, Jackson County, Missouri, according to the recorded plat thereof.

**TRACT 9: 208 W. 10<sup>TH</sup> ST.**

Lot 9, Block 7, Ashburn's Addition, a subdivision in Kansas City, Jackson County, Missouri, according to the recorded plat thereof.

**TRACT 10: 910 CENTRAL STREET.**

Lots 7, 8 and 9, Block 4, Ashburn's Addition, a subdivision in Kansas City, Jackson County, Missouri, according to the recorded plat thereof.

**TRACT 11: 301 W. 9<sup>TH</sup> ST.**

Lots 1, 2, 3, 4 and the north 11 feet of Lot 5, Block 4, Ashburn's Addition, a subdivision in Kansas City, Jackson County, Missouri, according to the recorded plat thereof.

**TRACT 12: 906 CENTRAL STREET.**

The south 14 feet of Lot 5 and all of Lot 6, Block 4, Ashburn's Addition, a subdivision in Kansas City, Jackson County, Missouri, according to the recorded plat thereof.

is hereby rezoned from District DC-15 (Downtown Core) to District UR (Urban Redevelopment), all as shown outlined on a map marked Section 88-20A-1527 which is attached hereto and made a part hereof, and which is hereby adopted as a part of an amendment to the zoning maps constituting a part of said chapter and in accordance with Section 88-20 thereof.

Section B. That a development plan for the area legally described above is hereby approved, subject to the following conditions:

1. The developer shall screen all roof and/or ground mounted mechanical and utility equipment in compliance with Section 88-425-08 of the Zoning and Development Code. This condition may be satisfied by an assigned City Planning and Development Building Inspector.
2. All signage shall conform to 88-445 and shall require a sign permit prior to installation.
3. The developer shall submit an affidavit, completed by a landscape architect licensed in the State of Missouri, verifying that all landscaping required of the approved plan has been installed in accordance with the plan and is healthy prior to a certificate of occupancy.
4. Prior to issuance of the certificate of occupancy for each lot within the plat the developer shall submit an affidavit, completed by a landscape architect licensed in the State of Missouri, verifying that street trees have been installed in accordance with the approved street tree planting plan and are healthy.
5. The developer shall secure approval of a UR final plan from Development Management Division staff for each plan area prior to a building permit. The UR final plan will need to include detailed landscape plans (species and sizes identified), photometric plans, and parking plan designs in compliance with the Zoning and Development Code.
6. The developer shall submit an affidavit, prepared by an engineer licensed in the State of Missouri, verifying that all outdoor lighting has been installed in accordance with approved plans and that lighting levels do not exceed that shown on the approved lighting plan at the property lines prior to a certificate of occupancy.

7. The proposed development is in an area where the Kansas City Downtown Airport – Wheeler Field (MKC) height zoning restrictions apply. No structure in this area should be constructed which exceeds these restrictions.

Given the potential height and proximity of this plan to MKC, the proposed development shall be studied according to FAR Part 77, Objects Affecting Navigable Airspace, standards. The proponent/developer shall file an on-line Form 7460-1, Notice of Proposed Construction or Alteration, for permanent vertical improvements or new structures and receive a Determination of No Hazard to Air Navigation from the FAA. Temporary cranes used for construction activities extending higher than the proposed top elevation of the building will need to be evaluated for compliance with FAR Part 77 standards as well. The FAA's Obstruction Evaluation/Airport Airspace Analysis (OE/AAA) website can be accessed at <https://oeaaa.faa.gov/oeaaa/external/portal.jsp>.

It is further recommended the proponent/developer provide the FAA with a 1A survey accuracy statement assuming the highest horizontal and vertical tolerance was used for this design. This information certifies the ground elevations the developer has portrayed within the plans are of a higher level of accuracy. Per OEAAA, if this accuracy statement isn't provided, an adjustment commensurate with a 50-foot vertical buffer is applied to the development. This information can be referenced at: <https://oeaaa.faa.gov/oeaaa/external/content/surveyAccuracy.jsp>

The proponent/developer is recommended to comply with Chapters 3, 4, and 5 of FAA Advisory Circular (AC) 70/7460-1, Obstruction Marking and Lighting, as amended.

8. The applicant shall consolidate lots through an approved City process prior to issuance of any certificate of occupancy.
9. Building plans submittal shall meet the requirements of the Kansas City Building and Rehabilitation Code in effect at the time of submission.
10. A Knox Box shall be provided near the main entrance to the building (IFC-2018 § 506.1). To ensure proper keying to Kansas City, Missouri; Knox Boxes may be ordered online at [www.knoxbox.com](http://www.knoxbox.com) or on an official order form obtained through this Office. An elevator Knox Box shall be provided in the elevator lobby nearest the lowest point of Fire Department access. (IFC-2018 § 506.1)
11. Buildings shall have approved radio coverage for emergency responders within the building based on the existing coverage levels of the public safety communication systems utilized by the jurisdiction, measured at the exterior of the building. This section shall not require improvement of the existing public safety communication systems. (IFC 2018 510.1 and NFPA1221)

12. Buildings which have an occupiable floor greater than 75 feet above grade shall meet high-rise requirements ( IFC 2018 Sec 914.3).
13. Buildings equipped with a fire standpipe system shall have an operable fire hydrant within 100 feet of the Fire Department Connection (FDC). (IFC2018 § 507.5.1.1) All Fire Department Connections (FDC) shall be threaded connections, Storz connections are not allowed in the City of Kansas City, Missouri (IFC-2018 § 903.3.6; NFPA 13-2010 § 6.8.1). The building's FDC shall be immediately recognizable from the street or nearest point of Fire Department access. (IFC-2018 § 912.2.1).
14. Fire hydrants shall be installed and operable prior to the arrival of any combustible building materials onto the site. (IFC-2018 § 501.4 and 3312.1; NFPA 241-2013 § 8.7.2) Fire hydrant distribution shall follow IFC-2018 Table C102.1.
15. The developer shall meet the fire flow requirements as set forth in Appendix B of the International Fire Code 2018. (IFC-2018 § 507.1)
16. Aerial fire apparatus access roads shall be provided for any building that is 30 feet in height or greater. Aerial fire apparatus roads are a minimum 26 feet wide, at least 15 feet away from the building but not more than 30 feet from the structure. (IFC-2018 § D105). Buildings exceeding three (3) stories or 30 feet in height shall have at least two means of fire apparatus access. (IFC-2018: § D104.1)
17. Fire and life safety systems shall be designed for occupancy type that is appropriate.
18. Prior to obtaining a certificate of occupancy, the multi-family units shall all have 180-degree eye viewers, such as peep holes which will allow a person to view outside their apartment prior to opening the door.
19. The multi-units shall have added reinforcement to the exterior doors of the property for safety. Items such as steel braces to reinforce wooden door frames or metal door frames have been proven to lower the risk of criminal activity.
20. Prior to approval of final plan, a photometric plan of the 9th and Central parking garage shall be submitted for review and a lighting study shall be completed on Poindexter Parking Garage, Centennial Lofts to ensure the minimums listed below are met. The industry standard for average maintained footcandles for a parking garage according to the Illumination Engineering Society (IES) would be 6 fc on pavement with an average to minimum ratio of 4:1, 10 fc at elevators and stairs with the average to minimum ratio of 4:1. (Guide G-1-22, Sec. 8.8).
21. Broadway Boulevard is classified as a boulevard; therefore, any new developments, façade changes, or additions as listed in the applicability section of

88-232-01-A, shall comply with the parkway and boulevard standards or obtain a deviation or granted a variance from the Board of Zoning Adjustments prior to obtaining a building permit.

22. The developer shall submit a letter to the Parks and Recreation Department from a licensed civil engineer, licensed architect, or licensed landscape architect, who is registered in the State of Missouri, stating the condition of the sidewalks, curbs, and gutters along boulevard/parkway, which is a Parks and Recreation jurisdictional street. The letter shall identify state of repair as defined in Chapters 56 and 64, Code of Ordinances, for the sidewalks, curbs, and gutters. It shall identify the quantity and location of sidewalks, curbs, and gutters that need to be constructed, repaired, or reconstructed. The developer shall secure permits to repair or reconstruct the identified sidewalks, curbs, and gutters as necessary along all development street frontages, as required by the Parks and Recreation Department, prior to recording the plat/issuance of any certificate of occupancy permits including temporary certificate of occupancy permits.
23. Prior to construction adjacent to a Parks and Recreation jurisdictional street and/or park the developer and/or their representative shall obtain a Parks and Recreation permit for storage and restoration within a park or a Parks and Recreation jurisdictional street right-of-way including but not limited to the installation of construction trailer, stockpiling of materials or equipment, construction roads and utility cabinets/meters.
24. The developer shall submit plans to Parks and Recreation Department and obtain permits prior to beginning construction of streetscape improvements (including but not limited to sidewalks, curbs, gutters, streetscape elements, pedestrian and street lighting) on the Parks jurisdictional streets and construct improvements, ADA compliant ramps at all required locations where new private drives are being added, or where existing sidewalks are modified or repaired. Such improvements shall be installed per Parks and Recreation Department standards
25. The developer shall be responsible for dedication of parkland, private open space in lieu of parkland, or payment of cash-in-lieu of either form of dedication, or any combination thereof in accordance with 88-408. Should the developer choose to pay cash-in-lieu of dedicating all or a portion of the required area, the amount due shall be based upon the 2025 acquisition rate of 20,065.67 per acre. This requirement shall be satisfied prior to a certificate of occupancy.
26. The developer shall submit a final plan detailing recreational amenities proposed within each private open space tract serving to satisfy the parkland dedication requirements. Please note, each area shall provide recreational amenities. Final plan shall be submitted prior to recording of the final plat.
27. The developer shall enter into an easement agreement with the Parks and Recreation Department for all open space areas to be counted towards the

parkland dedication requirements. This agreement shall be executed prior to a certificate of occupancy.

28. The developer shall submit construction plans in compliance with adopted standards for planned street improvements and additional improvements required by the traffic study approved by the Public Works Department, and shall secure permits for those improvements as required by the Land Development Division, prior to recording the plat.
29. Proposed on-street parking shall be approved by the Public Works Department prior to the issuance of a permit from the Land Development Division for construction. Requests for on-street parking require review by Public Works staff during the plan review process.
30. The developer shall submit a streetscape plan for approval and permitting by the Land Development Division prior to beginning construction of the streetscape improvements in the public right-of-way, and construct ADA compliant ramps at all required locations where new private drives are being added, or where existing sidewalks are modified or repaired.
31. The developer shall integrate into the existing streetlight system any relocated streetlights within the street right-of-way impacted by the new drive or approach entrances as required by the Land Development Division, and the relocated lights must comply with all adopted lighting standards.
32. The developer shall submit a letter to the Land Development Division from a licensed civil engineer, licensed architect, or licensed landscape architect, who is registered in the State of Missouri, that identifies sidewalks, curbs, and gutters in disrepair as defined by Public Works Department's "OUT OF REPAIR CRITERIA FOR SIDEWALK, DRIVEWAY AND CURB revised 11/5/2013" and based on compliance with Chapters 56 and 64, Code of Ordinances, for the sidewalks, curbs, and gutters where said letter shall identify the quantity and location of sidewalks, curbs, and gutters that need to be constructed, repaired, or reconstructed to remedy deficiencies and/or to remove existing approaches no longer needed by this project. The developer shall secure permits to repair or reconstruct the identified sidewalks, curbs, and gutters as necessary along all development street frontages as required by the Land Development Division and prior to issuance of any certificate of occupancy permits including temporary certificate of occupancy permits.
33. The developer shall submit verification of vertical and horizontal sight distance for the drive connection to public right-of-way to the Land Development Division and make improvements to ensure local jurisdiction and/or minimum AASHTO adequate sight distance standards are met, prior to issuance of any certificate of occupancy.

34. When an existing building is being renovated, is being changed in use or occupancy, or is undergoing a building addition, and the existing water service line(s) will be reused, the water service line(s) and related appurtenances shall meet the most current version of the Kansas City Water rules and regulations.
35. The developer shall ensure that water and fire service lines should meet current Water Services Department rules and regulations prior to issuance of a certificate of occupancy.
36. The developer shall have a Missouri professional engineer submit a signed and sealed analysis of the flows and pressures for the existing water main capacity vs. the proposed new building demands. All public water main extensions, relocations, and improvements shall be submitted through CompassKC as water main extension plans. The plans shall meet the Kansas City Water rules and regulations for water main extensions and shall be under contract (permit) prior to platting or building permit issuance, whichever occurs first.
37. The developer shall secure permits to extend public sanitary conveyance systems to serve all proposed lots within the development and determine adequacy of receiving systems as required by the Kansas City Water Services Department, prior to recording the plat or issuance of a building permit, whichever occurs first.

A copy of said development plan is on file in the office of the City Clerk with this ordinance and is made a part hereof.

Section C. That the development plan described above is hereby approved with the following deviations from Chapter 88, Code of Ordinances:

1. Approving a deviation from Section 88-338-01-E, allowing vehicle access in a Downtown Development to be accessed off a main street instead of an alley or side street as required by the Zoning and Development Code.
2. Approving a deviation from table 420-5, Minimum Accessible Parking Dimensions, allowing for a minimum vertical clearance of 84” (inches) instead of the required 98” (inches) for van accessible spaces for the Centennial Lofts site.

Section D. That the Council finds and declares that before taking any action on the proposed amendment and development plan hereinabove, all public notices and hearings required by the Zoning and Development Code have been given and had.

..end

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I hereby certify that as required by Chapter 88, Code of Ordinances, the foregoing ordinance was duly advertised and public hearings were held.

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Sara Copeland, FAICP  
Secretary, City Plan Commission

Approved as to form:

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Sarah Baxter  
Senior Associate City Attorney





# City of Kansas City, Missouri

## Docket Memo

Ordinance/Resolution #: 260136

Submitted Department/Preparer: City Planning

Revised 6/10/24

Docket memos are required on all ordinances initiated by a Department Director. More information can be found in [Administrative Regulation \(AR\) 4-1](#).

### Executive Summary

Approving a rezoning for four sites from district DC-15 to district UR with a preliminary development plan for commercial and residential uses. The four sites are located between 8<sup>th</sup> Street and 10<sup>th</sup> Street and between Broadway and Wyandotte. (CD-CPC-2025-00168)

### Discussion

The applicant is seeking approval of a rezoning to UR with a preliminary development plan for four sites within the downtown loop. Three sites are developed with existing structures and will be rehabilitated with a mix of ground floor commercial and residential uses.

The fourth site, known as the 9<sup>th</sup> and Central Tower site is proposed to be 27 stories tall, contains 487 residential units, 39 parking spaces, with approximately 26,000 square feet of amenity/parking/retail areas. The 9<sup>th</sup> and Central Tower site will have green space along May Street to encourage pedestrian movement in a continuation from May Street to the north of 9<sup>th</sup> Street. Access to the parking garage will be from Central Street.

The proposed development is located within the downtown loop and is therefore not required to provide parking, however the submitted application shows the Pointdexter Garage and the Centennial Building providing parking for the four sites with a total of 1,653 parking spaces. All four sites will provide approximately 695 residential units within the downtown core.

The City Plan Commission heard the application on January 7, 2025 and recommended approval with conditions with a vote of 8-0.

### Fiscal Impact

1. Is this legislation included in the adopted budget? ☐ Yes ☒ No
2. What is the funding source?

Not applicable as this is a zoning ordinance approving the physical development of a property.

3. How does the legislation affect the current fiscal year?

Not applicable as this is a zoning ordinance approving the physical development of a property.

4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.

Not applicable as this is a zoning ordinance approving the physical development of a property.

5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?

Not applicable as this is a zoning ordinance approving the physical development of a property.

### **Office of Management and Budget Review**

(OMB Staff will complete this section.)

- |   |                              |  |
|---|------------------------------|--|
| 1. This legislation is supported by the general fund. | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |
| 2. This fund has a structural imbalance.              | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |
| 3. Account string has been verified/confirmed.        | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |

### **Additional Discussion (if needed)**

This legislation has no fiscal impact.

## **Citywide Business Plan (CWB) Impact**

1. View the [Adopted 2025-2029 Citywide Business Plan](#)
2. Which CWBP goal is most impacted by this legislation?  
Housing and Healthy Communities (Press tab after selecting.)
3. Which objectives are impacted by this legislation (select all that apply):
  - ☒ Utilize planning approaches in neighborhoods to reduce blight, ensure sustainable housing, and improve resident wellbeing and cultural diversity.
  - ☐ Maintain and increase affordable housing supply to meet the demands of a diverse population.

- ☐ Address the various needs of the City's most vulnerable population by working to reduce disparities.
- ☐ Foster an inclusive environment and regional approach to spur innovative solutions to housing challenges.
- ☐ Ensure all residents have safe, accessible, quality housing by reducing barriers.
- ☐ Protect and promote healthy, active amenities such as parks and trails, play spaces, and green spaces.

## Prior Legislation

Ordinance No. 250527 - approving the 9<sup>th</sup> and Central PIEA General Development Plan and declaring said area to be an undeveloped industrial area in need of development and rehabilitation pursuant to the Planned Industrial Expansion Law; and authorizing tax abatement (approved July 24, 2025).

## Service Level Impacts

There are no service level impacts expected.

## Other Impacts

1. What will be the potential health impacts to any affected groups?  
Not applicable as this is a zoning ordinance approving the physical development of a property.
2. How have those groups been engaged and involved in the development of this ordinance?  
This application type does require public engagement. The applicant held a public engagement meeting in compliance with the Zoning and Development Code on December 22, 2025.
3. How does this legislation contribute to a sustainable Kansas City?  
Not applicable as this is a zoning ordinance approving the physical development of a property. The application has a high alignment with the KC Spirit Playbook.
4. Does this legislation create or preserve new housing units?  
Yes (Press tab after selecting)

Total Number of Units 695

Number of Affordable Units [Click or tap here to enter text.](#)

5. Department staff certifies the submission of any application Affirmative Action Plans or Certificates of Compliance, Contractor Utilization Plans (CUPs), and Letters of Intent to Subcontract (LOIs) to CREO prior to, or simultaneously with, the legislation entry request in Legistar.

No - CREO's review is not applicable (Press tab after selecting)

Please provide reasoning why not:

Click or tap here to enter text.

6. Does this legislation seek to approve a contract resulting from an Invitation for Bid?

No(Press tab after selecting)

Click or tap here to enter text.

7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?

No(Press tab after selecting)



## Legislation Text

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**File #: 260140**

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### ORDINANCE NO. 260140

Sponsor: Mayor Pro Tem Ryana Parks-Shaw and Councilmember Johnathan Duncan

Establishing the Kansas City Housing Gateway Program; reducing previously appropriated funds in the General Fund by \$1,000,000.00 and appropriating the same amount for the Kansas City Housing Gateway Program; directing the City Manager to establish an advisory board to provide strategic direction and ensure accountability for the implementation of the Kansas City Housing Gateway Program; directing the City Manager to report back to City Council within six (6) months with a comprehensive review of Kansas City's homeless responses system and recommendations; authorizing the City Manager, or designee, to enter into agreements necessary related to the Kansas City Housing Gateway Program; and recognizing this ordinance as having an accelerated effective date.

WHEREAS, City Council passed Committee Substitute for Ordinance No. 231019 appropriating \$1,000,000.00 to establish a Landlord Risk Mitigation Pilot Program to incentivize landlord participation in the Housing Choice Voucher Program; and

WHEREAS, City Council passed Resolution No. 220865 adopting the Zero KC Plan to address homelessness and passed Ordinance No. 220866 established the Houseless Advisory Commission to advise the City Council on houseless issues; and

WHEREAS, City Council passed Committee Substitute for Ordinance No. 250177 directing the City Manager to immediately and indefinitely pause the continuation of the Landlord Risk Mitigation Pilot Program or Property Owner Support Program until final resolution of the case *Kennedy F. Jones, et al. v. City of Kansas City Missouri*, Case No. 4:24-cv00649-RK; and

WHEREAS, Kansas City faces a worsening homelessness problem. Since 2018, unsheltered homelessness has increased by 168% with unsheltered homelessness accounting for 95.7% of chronic cases; and

WHEREAS, there is a current shortage of 64,000 affordable housing units in the Kansas City metropolitan area, with half of the renters in the region living in cost-burdened housing, paying more than 30% of their income towards housing. Kansas City's rents are rising at one of the fastest paces in the U.S., with a 7% year-over-year increase in 2024. Rent growth has outpaced wage growth, making housing unaffordable for many residents; and

WHEREAS, homeless encampments are scattered throughout Kansas City, appearing under bridges, trails and vacant lots, causing issues with public safety, sanitation and disruption to neighborhoods and commercial activity; and

WHEREAS, Kansas City should not rely solely on federal vouchers to house its residents and must dramatically expand its housing access infrastructure by engaging with landlords and developing model lease protections; and

WHEREAS, to rapidly advance the implementation of the Zero KC Plan and make reductions in homelessness, on December 15-18, 2025, the City, and the business community, convened two onsite workshops facilitated by national homeless experts Mandy Semple Chapman from Clutch Consultants and Jim Mathy from Compass Consultants; and

WHEREAS, both consultants recommended the City establish a public-private partnership for the purpose of creating and administering a flexible, locally funded housing program that could allow for faster placements, the ability to serve populations left out by federal rules, and the power to move people directly from encampments into housing; and

WHEREAS, the City Council recognizes that addressing unsheltered and chronic homelessness requires targeted attention and innovative approaches to transform Kansas City's homeless response system; NOW, THEREFORE,

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That the City Manager is hereby directed to establish the Kansas City Housing Gateway Program in partnership with the business community. During this initial phase of the program, the City Manager shall seek to address unsheltered and chronic homelessness in Kansas City through identifying funding sources, conducting stakeholder outreach, developing a landlord engagement strategy, and providing programmatic guidelines.

Section 2. That the appropriation in the following account of the General Fund is reduced by the following amount:

26-1000-552516-B	Landlord Programs	\$1,000,000.00
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Section 3. That the sum of \$1,000,000.00 is hereby appropriated from the Unappropriated Fund Balance of the General Fund to the following account:

26-1000-552518-B	KC Housing Gateway Program	\$1,000,000.00
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Section 4. The Kansas City Housing Gateway Program fund shall be used to provide rapid, needs-based financial assistance to individuals and households experiencing or at imminent risk of homelessness, including but not limited to short-term rental assistance, deposits, utility payments, transportation support, and other eligible expenses necessary to obtain or maintain safe and stable housing; and

Section 5. The City Manager will establish an advisory body composed of representatives from the Houseless Advisory Commission, the City, City Council and designated business and philanthropic leaders to provide strategic direction and ensure accountability for the implementation of the Kansas City Housing Gateway Program and related homeless response systems; and

Section 6. The City Manager shall report back to Council within six (6) months to provide a comprehensive review of Kansas City's homeless response system and recommendations for addressing unsheltered and chronic homelessness issues within the City, within the guidelines provided in Section 1 of this Ordinance.

Section 7. The City Manager, or their designee, is authorized to enter into agreements necessary to implement and oversee the partnership and to ensure proper stewardship, accountability, and reporting related to the Kansas City Housing Gateway Program.

Section 8. That the Director of Housing is designated requisitioning authority for Account No. 26-1000-552518-B.

Section 9. That this Ordinance is recognized as an ordinance with an accelerated effective date as provided by Section 503(a)(3)(C) of the City Charter in that it appropriates money and shall take effect in accordance with that section.

..end

\_\_\_\_\_

I hereby certify that there is a balance, otherwise unencumbered, to the credit of the appropriation to which the foregoing expenditure is to be charged, and a cash balance, otherwise unencumbered, in the treasury, to the credit of the fund from which payment is to be made, each sufficient to meet the obligation hereby incurred.

\_\_\_\_\_  
William Choi  
Interim Director of Finance

Approved as to form:

\_\_\_\_\_  
Joseph A. Guarino  
Senior Associate City Attorney



# City of Kansas City, Missouri

## Docket Memo

Ordinance/Resolution #: Ord 260140

Submitted Department/Preparer: Mayor/Council's Office

Revised 01/30/25

Docket memos are required on all ordinances initiated by a Department Director. More information can be found in [Administrative Regulation \(AR\) 4-1](#).

### Executive Summary

Establishing the Kansas City Housing Gateway Program; reducing previously appropriated funds in the General Fund by \$1,000,000.00 and appropriating the same amount for the Kansas City Housing Gateway Program; directing the City Manager to establish an advisory board to provide strategic direction and ensure accountability for the implementation of the Kansas City Housing Gateway Program; directing the City Manager to report back to City Council within six (6) months with a comprehensive review of Kansas City's homeless responses system and recommendations; authorizing the City Manager, or designee, to enter into agreements necessary related to the Kansas City Housing Gateway Program; and recognizing this ordinance as having an accelerated effective date

### Discussion

City Council passed Committee Substitute for Ordinance No. 231019 appropriating \$1,000,000.00 to establish a Landlord Risk Mitigation Pilot Program to incentivize landlord participation in the Housing Choice Voucher Program; and

City Council passed Resolution No. 220865 adopting the Zero KC strategic plan to address homelessness and passed Ordinance No. 220866 established the Houseless Advisory Commission to advise the City Council on houseless issues.

City Council passed Committee Substitute for Ordinance No. 250177 directing the City Manager to immediately and indefinitely pause the continuation of the Landlord Risk Mitigation Pilot Program or Property Owner Support Program until final resolution of the case *Kennedy F. Jones, et al. v. City of Kansas City Missouri*, Case No. 4:24-cv00649-RK.

Kansas City faces a worsening homelessness problem. Since 2018, unsheltered homelessness has increased by 168% with unsheltered homelessness accounting for 95.7% of chronic cases.

There is a current shortage of 64,000 affordable housing units in the Kansas City metropolitan area, with half of the renters in the region living in cost-burdened housing, paying more than 30% of their income towards housing. Kansas City's rents are rising at one of the fastest paces in the U.S., with a 7% year-



over-year increase in 2024. Rent growth has outpaced wage growth, making housing unaffordable for many residents.

Homeless encampments are scattered throughout Kansas City, appearing under bridges, trails and vacant lots, causing issues with public safety, sanitation and disruption to neighborhoods and commercial activity.

Kansas City should not rely solely on federal vouchers to house its residents and must dramatically expand its housing access infrastructure by engaging with landlords for and developing model lease protections; and

To rapidly advance the implementation of the Zero KC Plan and make reductions in homelessness, on December 15-18, 2025, the City, and the business community, convened two onsite workshops in partnership with the downtown business community facilitated by national homeless experts Mandy Semple Chapman from Clutch Consultants and Jim Mathy from Compass Consultants; and in partnership with business leaders, convened two onsite workshops facilitated by national homeless experts Mandy Semple Chapman from Clutch Consultants and Jim Mathy from Compass Consultants.

Both consultants recommended the City establish a public-private partnership for the purpose of creating and administering a flexible, locally funded housing program that could allow for faster placements, the ability to serve populations left out by federal rules, and the power to move people directly from encampments into housing.

The City Council recognizes that addressing unsheltered and chronic homelessness requires targeted attention and innovative approaches to transform Kansas City's homeless response system.

## Fiscal Impact

1. Is this legislation included in the adopted budget? ☐ Yes ☒ No
2. What is the funding source?  
26-1000-552518-619080 KC Housing Gateway Program \$1,000,000.00
3. How does the legislation affect the current fiscal year?  
Reducing funds from  
1000-552516-619850 Landlord Program (\$1,000,000.00)
4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.  
Unknown

5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?

No

#### Office of Management and Budget Review

(OMB Staff will complete this section.)

- |   |   |                             |
|---|---|-----------------------------|
| 1. This legislation is supported by the general fund. | <input checked="" type="checkbox"/> Yes | <input type="checkbox"/> No |
| 2. This fund has a structural imbalance.              | <input checked="" type="checkbox"/> Yes | <input type="checkbox"/> No |
| 3. Account string has been verified/confirmed.        | <input checked="" type="checkbox"/> Yes | <input type="checkbox"/> No |

#### Additional Discussion (if needed)

Reduces fund in the Landlord Program and moves to the KC Housing Gateway Program. These funds are available as of 1/30/26

### Citywide Business Plan (CWBP) Impact

1. View the [Adopted 2025-2029 Citywide Business Plan](#)
2. Which CWBP goal is most impacted by this legislation?  
Housing and Healthy Communities (Press tab after selecting.)
3. Which objectives are impacted by this legislation (select all that apply):
  - ☐ Utilize planning approaches in neighborhoods to reduce blight, ensure sustainable, affordable housing, and improve resident wellbeing and cultural diversity.
  - ☒ Maintain and increase housing supply to meet the demands of a diverse population.
  - ☐ Address the various needs of the City's most vulnerable population by working to reduce disparities.
  - ☐ Promote healthy residents by ensuring basic sanitation and living needs are met.
  - ☐ Ensure all residents have safe, accessible, quality housing by reducing barriers.
  - ☐ Protect and promote healthy, active amenities such as parks and trails, play spaces, and green spaces.

### Prior Legislation

N/A

## Service Level Impacts

N/A

## Staff Recommendation

Finance

Select One: ☐ Sponsored  
☒ Directive: Res/Ord # [Click to enter Res/Ord. No.](#)

Select One: ☐ Recommend  
☐ Do Not Recommend  
☒ Not Applicable

[Click or tap here to provide reasoning.](#)

## Other Impacts

1. What will be the potential health impacts to any affected groups?  
n/a
2. How have those groups been engaged and involved in the development of this ordinance?  
n/a
3. How does this legislation contribute to a sustainable Kansas City?  
n/a
4. Does this legislation create or preserve new housing units?  
No (Press tab after selecting)

[Click or tap here to enter text.](#)  
[Click or tap here to enter text.](#)

5. Department staff certifies the submission of any application Affirmative Action Plans or Certificates of Compliance, Contractor Utilization Plans (CUPs), and Letters of Intent to

Subcontract (LOIs) to CREO prior to, or simultaneously with, the legislation entry request in Legistar.

No - CREO's review is not applicable (Press tab after selecting)

Please provide reasoning why not:

[Click or tap here to enter text.](#)

6. Does this legislation seek to approve a contract resulting from an Invitation for Bid?

No(Press tab after selecting)

[Click or tap here to enter text.](#)

7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?

No(Press tab after selecting)



**City Manager**

**KCMBU**

DATE:

**JOURNAL ID:**

## ADMIN

**BUDGET PERIOD:**

2026

[illegible]

TOTAL	-
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**DESCRIPTION:**

Establishing the Kansas City Housing Gateway Program; reducing previously appropriated funds in the General Fund by \$1,000,000.00 and appropriating the same amount for the Kansas City Housing Gateway Program;

Reviewed by	DATE	APPROVED BY: DEPARTMENT HEAD	DATE
Jonathan Lecuyer	2/2/2026		



REQUEST FOR SUPPLEMENTAL REVENUE  
CITY OF KANSAS CITY, MISSOURI

DEPARTMENT: \_\_\_\_\_

BUSINESS UNIT: **KCMBU**      DATE: \_\_\_\_\_      JOURNAL ID: \_\_\_\_\_

LEDGER GROUP: **REVENUE**

<u>FUND</u>	<u>DEPT ID</u>	<u>ACCOUNT</u>	<u>PROJECT</u>	<u>AMOUNT</u>
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____
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_____	_____	_____	_____	_____
_____	_____	_____	_____	_____

TOTAL \_\_\_\_\_ -

DESCRIPTION:

APPROVED BY:	DATE	APPROVED BY: DEPARTMENT HEAD	DATE
_____	_____	_____	_____



## Legislation Text

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**File #: 260137**

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### ORDINANCE NO. 260137

Sponsor(s): Mayor Quinton Lucas and Councilmember Andrea Bough

Directing the City Manager or their designee to develop recommendations for the adoption of the 2024 International Code series, including the 2024 International Energy Conservation Code, with amendments based on stakeholder feedback and to promote regional competitiveness and alignment with neighboring municipalities; directing the City Manager to include a request for appropriation in the FY27 submitted budget in the amount of \$122,000.00.

WHEREAS, Resolution No. 251035 directed the City Manager's Office to prepare recommendations for amendments to Chapter 18 of the City Code; and

WHEREAS, the metropolitan region has historically updated building and energy codes on a six-year cycle to maintain regional consistency and competitiveness; and

WHEREAS, City Planning and Development has conducted a regional survey indicating that neighboring jurisdictions are moving toward adoption of the 2024 I-Code series, including the 2024 IECC and recommendations developed through stakeholders meetings; and

WHEREAS, alignment with regional code standards supports economic development and ensures consistency for builders and developers operating across municipal boundaries; NOW, THEREFORE,

### BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That the City Manager or their designee is hereby directed to develop recommendations for the adoption of the 2024 International Code Package, including the 2024 International Energy Conservation Code, with amendments as appropriate to maintain regional competitiveness.

Section 2. That the City Manager or their designee shall, prior to the adoption, conduct a comprehensive stakeholder engagement process, including but not limited to architects, engineers, home builders, and commercial contractors, to gather feedback and develop proposed amendments in coordination with City Planning and Development staff.

Section 3. That the City Manager or their designee shall present final recommendations to the City Council for adoption by ordinance within nine months of the effective date of this Ordinance.

Section 4. That the City Manager is hereby directed to include in the FY27 submitted a budget an appropriation of \$122,000.00 for the purpose of training for staff, mandatory certification and the code books associated to the adoption of the 2024 International Code Package.

..end

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Approved as to form:

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Eluard Alegre  
Associate City Attorney





# City of Kansas City, Missouri

## Docket Memo

Ordinance/Resolution #: Ord 260137

Submitted Department/Preparer: Mayor/Council's Office

Revised 01/30/25

Docket memos are required on all ordinances initiated by a Department Director. More information can be found in [Administrative Regulation \(AR\) 4-1](#).

### Executive Summary

Directing the City Manager or their designee to develop recommendations for the adoption of the 2024 International Code series, including the 2024 International Energy Conservation Code, with amendments based on stakeholder feedback and to promote regional competitiveness and alignment with neighboring municipalities; directing the City Manager to include a request for appropriation in the FY27 submitted budget in the amount of \$122,000.00.

### Discussion

Resolution No. 251035 directed the City Manager's Office to prepare recommendations for amendments to Chapter 18 of the City Code; and

The metropolitan region has historically updated building and energy codes on a six-year cycle to maintain regional consistency and competitiveness.

City Planning and Development has conducted a regional survey indicating that neighboring jurisdictions are moving toward adoption of the 2024 I-Code series, including the 2024 IECC and recommendations developed through stakeholders meetings.

Alignment with regional code standards supports economic development and ensures consistency for builders and developers operating across municipal boundaries. The expansion of guided tours and public educational programming is a priority for commemorating the unique architectural and cultural legacy of Kansas City's civic heart.

### Fiscal Impact

1. Is this legislation included in the adopted budget? ☐ Yes ☒ No
2. What is the funding source?  
TBD
3. How does the legislation affect the current fiscal year?  
TBD
4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.  
TBD
5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?  
No

#### Office of Management and Budget Review

(OMB Staff will complete this section.)

1. This legislation is supported by the general fund. ☐ Yes ☒ No
2. This fund has a structural imbalance. ☐ Yes ☒ No
3. Account string has been verified/confirmed. ☐ Yes ☒ No

#### Additional Discussion (if needed)

The source and impact of this direction is to be determined.

### Citywide Business Plan (CWBP) Impact

1. View the [Adopted 2025-2029 Citywide Business Plan](#)
2. Which CWBP goal is most impacted by this legislation?  
Inclusive Growth and Development (Press tab after selecting.)
3. Which objectives are impacted by this legislation (select all that apply):
  - ☐ Develop strategies focusing on areas traditionally underserved by economic development and redevelopment efforts.
  - ☒ Ensure quality, lasting development throughout the City; and continuing to grow the economy and the population of Kansas City in all areas.

- ☐ Increase and support local workforce development and small and locally owned businesses.
- ☒ Create a more efficient, solutions-oriented environment, making it easier to operate within the City.
- ☐ Implement an economic development and tourism strategy to attract major investment and visitors.
- ☐

### Prior Legislation

N/A

### Service Level Impacts

N/A

### Staff Recommendation

Finance

Select One: ☐ Sponsored  
☒ Directive: Res/Ord # [Click to enter Res/Ord. No.](#)

Select One: ☐ Recommend  
☐ Do Not Recommend  
☒ Not Applicable

[Click or tap here to provide reasoning.](#)

### Other Impacts

1. What will be the potential health impacts to any affected groups?  
n/a
2. How have those groups been engaged and involved in the development of this ordinance?  
n/a
3. How does this legislation contribute to a sustainable Kansas City?

n/a

4. Does this legislation create or preserve new housing units?

No (Press tab after selecting)

Click or tap here to enter text.

Click or tap here to enter text.

5. Department staff certifies the submission of any application Affirmative Action Plans or Certificates of Compliance, Contractor Utilization Plans (CUPs), and Letters of Intent to Subcontract (LOIs) to CREO prior to, or simultaneously with, the legislation entry request in Legistar.

No - CREO's review is not applicable (Press tab after selecting)

Please provide reasoning why not:

Click or tap here to enter text.

6. Does this legislation seek to approve a contract resulting from an Invitation for Bid?

No(Press tab after selecting)

Click or tap here to enter text.

7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?

No(Press tab after selecting)



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**File #: 260144**

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### ORDINANCE NO. 260144

Sponsor: Councilmember Wes Rogers

Amending Chapter 18, Code of Ordinances, by repealing Article XIV, Section 18-367 entitled “Adoption of International Energy Conservation Code (2021); amendments” and enacting, in lieu thereof, a new section of like number and subject matter that provides amendments to the residential energy (RE) section for exterior wall insulation, total building performance (HERS), energy rating index compliance (ERI), duct testing, and energy code analysis (ECA) plan pages to promote regional competitiveness and support economic development.

WHEREAS, Committee Substitute for Resolution 251035 directed the City Manager to prepare recommendations for amendments to Chapter 18 of the City Code; and

WHEREAS, the metropolitan region has historically updated building and energy codes on a six-year cycle to maintain regional consistency and competitiveness; and

WHEREAS, the proposed residential energy code amendments provide specific compliance modifications, including permitting exterior wall insulation at R-19 without continuous insulation under the prescriptive method, establishing a Total Building Performance (HERS) compliance score of 70 for single family residences under 2,000 square feet and a compliance value of 65 for residences over 2,000 square feet, establishing an Energy Rating Index (ERI) compliance value of 70 for single family residences under 2,000 square feet and a compliance value of 65 for residences over 2,000 square feet, removing duct leakage testing requirements when all ductwork is located entirely within the building thermal envelope, and removing energy code analysis (ECA) plan pages as a submittal requirement when permit applicants submit documentation showing the proposed building will meet the above compliance scores; NOW, THEREFORE,

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That Chapter 18, Article XIV, Code of Ordinances of the City of Kansas City, Missouri, is hereby amended by repealing Section 18-367 and enacting, in lieu thereof, a new section of like number and subject matter to read as follows:

**Sec. 18-367. Adoption of International Energy Conservation Code (2021); amendments.**

The International Energy Conservation Code (2021), promulgated by the International Code Council, is adopted and incorporated in this article by reference as if fully set forth, except

as it is amended by the following provisions of this section. Provisions of this article are in addition to the provisions of the International Energy Conservation Code. The following provisions coinciding with provisions of the International Energy Conservation Code supersede, or delete, when indicated, the corresponding provisions of the International Energy Conservation Code.

In addition, the IECC Appendix CC: Zero Energy Commercial Building Provisions is an option for builders to voluntarily implement.

All references within the model codes to any building, electrical, gas, mechanical, plumbing, sewage disposal, elevator, energy conservation, or existing building code shall be construed to be a reference to the respective building, electrical, gas, mechanical, plumbing, sewage disposal, elevator, energy conservation, or existing building code specifically adopted by reference in articles II through XIV of this chapter.

**Chapter 1** [CE], **SCOPE AND ADMINISTRATION** is deleted. See Article I of this chapter.

*C405.12 Electrical for future use on new buildings with electrical services*

1. Provide 2-inch conduit run up to attic for future photovoltaic systems.
2. Provide 2-inch conduit run into parking areas for future electric vehicle charging stations.

**Chapter 1** [RE], **SCOPE AND ADMINISTRATION** is deleted. See Article I of this chapter.

**R401.2** Append to the end of the section: Energy Code analysis plan sheets will not be required when the permit applicant submits documentation showing the proposed building will meet or exceed the compliance method scores.

**Table R402.1.3** Amend zone 4 except marine wood frame wall R-value to R19.

**Table R402.4.1.1. Under 'Walls'.** Amend first sentence to read: "Corners and headers shall be sealed and the junction of the foundation and sill plate shall be sealed."

**R403.3.5, Exception 2.** Duct leakage testing is not required when all ductwork is located entirely within the building thermal envelope.

**R403.3.7, Exception.** In IRC projects building framing cavities may be used as ducts or plenums where sealed to prevent leakage through the thermal envelope.

**R404.4 Electrical for future use on new buildings with electrical services**

1. Provide 2-inch conduit run up to attic for future photovoltaic systems.
2. Provide 2-inch conduit run into garage areas for future electric vehicle charging stations.

**R405.2** Amended as follows: Performance-based compliance. Compliance based on total building performance requires that a proposed design meets all of the following and has a HERS compliance score of 70 for single family residences under 2,000 square feet and a compliance value of 65 for residences over 2,000 square feet.

**Table R406.4** Amend Climate Zone 4 Energy Rating index to state the following:  
Energy Rating Index (ERI) compliance value of 70 for single family residences under 2,000 square feet and a compliance value of 65 for residences over 2,000 square feet.

..end

---

Approved as to form:

---

Eluard Alegre  
Associate City Attorney

**No Docket  
Memo Provided  
for Ordinance  
No. 260144**





# City of Kansas City, Missouri

## Docket Memo

Ordinance/Resolution #: 260144

Submitted Department/Preparer: Finance

Revised 01/30/25

Docket memos are required on all ordinances initiated by a Department Director. More information can be found in [Administrative Regulation \(AR\) 4-1](#).

### Executive Summary

Amending Chapter 18, Code of Ordinances, by repealing Article XIV, Section 18-367 entitled "Adoption of International Energy Conservation Code (2021); amendments" and enacting, in lieu thereof, a new section of like number and subject matter that provides amendments to the residential energy (RE) section for exterior wall insulation, total building performance (HERS), energy rating index compliance (ERI), duct testing, and energy code analysis (ECA) plan pages to promote regional competitiveness and support economic development.

### Discussion

This ordinance amends Chapter 18, Code of Ordinances, Section 18-367 to make changes to the City's adoption of the International Energy Conservation Code (2021). These changes are as follows: removing the requirement for Energy Code analysis plan sheets when the permit applicant submits documentation showing the proposed building will meet or exceed the compliance method scores; removing the required duct leakage testing when all ductwork is located entirely within the building thermal envelope; and measures total building performance (HERS) and energy rating index compliance (ERI) by a score of 70 for single family residences under 2,000 square feet and a score of 65 for residences over 2,000 square feet.

### Fiscal Impact

1. Is this legislation included in the adopted budget? ☐ Yes ☒ No
2. What is the funding source?  
N/A
3. How does the legislation affect the current fiscal year?  
Unknown

4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.  
Unknown
5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?  
No

**Office of Management and Budget Review**  
(OMB Staff will complete this section.)

1. This legislation is supported by the general fund. ☐ Yes ☒ No
2. This fund has a structural imbalance. ☐ Yes ☒ No
3. Account string has been verified/confirmed. ☐ Yes ☒ No

**Additional Discussion (if needed)**  
No account string to verify

### Citywide Business Plan (CWBP) Impact

1. View the [Adopted 2025-2029 Citywide Business Plan](#)
2. Which CWBP goal is most impacted by this legislation?  
Inclusive Growth and Development (Press tab after selecting.)
3. Which objectives are impacted by this legislation (select all that apply):
  - ☒ Develop strategies focusing on areas traditionally underserved by economic development and redevelopment efforts.
  - ☒ Ensure quality, lasting development throughout the City; and continuing to grow the economy and the population of Kansas City in all areas.
  - ☒ Increase and support local workforce development and small and locally owned businesses.
  - ☐ Create a more efficient, solutions-oriented environment, making it easier to operate within the City.
  - ☐ Implement an economic development and tourism strategy to attract major investment and visitors.
  - ☐

## Prior Legislation

Resolution 251035

## Service Level Impacts

TBD

## Staff Recommendation

City Planning and Development

Select One: ☐ Sponsored  
☒ Directive: Res/Ord # [Click to enter Res/Ord. No.](#)

Select One: ☒ Recommend  
☐ Do Not Recommend  
☐ Not Applicable

This Ordinance would allow Kansas City, Missouri are intended to promote regional competitiveness and ensure alignment with the neighborign municipalities.

## Other Impacts

1. What will be the potential health impacts to any affected groups?  
N/A
2. How have those groups been engaged and involved in the development of this ordinance?  
N/A
3. How does this legislation contribute to a sustainable Kansas City?  
Building more houses would contribute to sustainable Kansas City
4. Does this legislation create or preserve new housing units?  
Yes (Press tab after selecting)

Total Number of Units TBD

Number of Affordable Units TBD

5. Department staff certifies the submission of any application Affirmative Action Plans or Certificates of Compliance, Contractor Utilization Plans (CUPs), and Letters of Intent to Subcontract (LOIs) to CREO prior to, or simultaneously with, the legislation entry request in Legistar.

No - CREO's review is not applicable (Press tab after selecting)

Please provide reasoning why not:

[Click or tap here to enter text.](#)

6. Does this legislation seek to approve a contract resulting from an Invitation for Bid?

No(Press tab after selecting)

[Click or tap here to enter text.](#)

7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?

No(Press tab after selecting)



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**File #: 260134**

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### ORDINANCE NO. 260134

Sponsor: Mayor Quinton Lucas and Councilmember Melissa Robinson

Amending Chapter 88, the Zoning and Development Code, by repealing Section 88-370-05, “Authorized Uses” and Section 88-370-06, “Standards” and enacting in lieu thereof new sections of like number and subject matter; and by enacting a new Section 88-370-09, “Special Event Building Signage,” all for the purpose of establishing regulations for temporary special event building signage during designated Major Events.

#### BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That Chapter 88, the Zoning and Development Code, is hereby amended by repealing Section 88-370-05, “Authorized Uses,” and enacting in lieu thereof a new section of like number and subject matter, said section to read as follows:

#### **88-370-05 AUTHORIZED USES**

The following may be approved as temporary uses when the city planning and development director or other authorized decision-making body determines that the operation of such use will be generally compatible with surrounding uses and will not be detrimental to public safety:

Use	Time Limit per Permit
Outdoor sale of products or services not offered by a permanent tenant located onsite	90 consecutive days or 15 nonconsecutive days per permit
Outdoor sale of products or services offered by a permanent tenant located onsite	45 consecutive days or 15 nonconsecutive days per permit
Outdoor events such as concerts, festivals and carnivals	7 consecutive days per permit
Special event building signage	120 consecutive days per permit
All other temporary uses	45 consecutive days or 15 nonconsecutive days per permit

Section 2. That Chapter 88, the Zoning and Development Code, is hereby amended by repealing Section 88-370-06, “Standards,” and enacting in lieu thereof a new section of like number and subject matter, said section to read as follows:

#### **88-370-06 STANDARDS**

**88-370-06-A.** Standards applying to all temporary uses:

1. All temporary uses shall comply with all applicable regulations regarding noise and outdoor lighting.
2. All temporary uses shall not be left unattended unless properly secured.
3. All temporary uses shall not block or impede access into or out of a building.
4. The arrangement of all temporary uses shall not result in conditions unsafe for pedestrians.
5. The property upon which the temporary use occurs shall be restored to its original condition upon cessation of the temporary use.
6. All structures installed, if any, (such as a tent or temporary building) shall meet applicable building and fire codes.
7. All temporary uses, not to include special event building signage, are limited to a total of two temporary signs. Such signs shall not be located in public right-of-way or in a manner that would impede pedestrian or vehicular movement. Such signs shall not require a sign permit in addition to the temporary use permit.
8. All temporary uses located within a vehicular use area shall ensure that enough parking spaces are left available to meet the minimum parking requirement for the permanent use served.
9. All temporary uses located within a vehicular use area shall be located such that they do not impede traffic flow or pedestrian safety. In particular, they shall not obstruct access to or be located over:
  - a. Fire lanes, or
  - b. Accessible parking spaces or loading zones, or
  - c. Parking spaces dedicated for electric vehicles or with electric vehicle charging stations, or
  - d. Pedestrian paths such as sidewalks or crosswalks, or
  - e. Driveways or entrances to vehicular use areas from the public right-of-way, or
  - f. Drive-aisles which connect directly to right-of-way or any other drive-aisle where a detour is not available, or
  - g. Landscaped areas or areas designed for stormwater management.

Section 3. That Chapter 88, the Zoning and Development Code, is hereby amended by adopting a new Section 88-370-09, “Special Event Building Signage,” said section to read as follows:

**88-370-09 SPECIAL EVENT BUILDING SIGNAGE**

During the period of a Major Event, as defined by Section 56-802 of the Municipal Code, the city planning and development director may approve temporary special event building signage subject to the following conditions.

**88-370-09-A.** Temporary special event building signage shall not be permitted in R zoning districts.

**88-370-09-B.** Temporary special event building signage shall be a wall sign that meets all the requirements of Section 88-445-08-C, Wall Signs. No other sign type shall be permitted as temporary special event building signage.

**88-370-09-C.** Temporary special event building signs shall not be included in calculating maximum number of wall signs permitted per Section 88-445-07.

**88-370-09-D.** Temporary special event building signage may be permitted up to 80,000 square feet in sign area or the maximum area of the building façade to which it is affixed, whichever is less.

**88-370-09-E.** Temporary special event building signage must be securely affixed to a building. When affixed to a building with a valid certificate of occupancy, signage shall not impede required means of egress or the function of mechanical or utility equipment.

Section 4. That the Council finds and declares that before taking any action on the proposed amendments hereinabove, all public notices and hearings required by law have been given and had.

..end

I hereby certify that as required by Chapter 88, Code of Ordinances, the forgoing ordinance was duly advertised and public hearings were held.

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Sara Copeland, FAICP  
Secretary, City Plan Commission

Approved as to form:

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Sarah Baxter  
Senior Associate City Attorney







# City of Kansas City, Missouri

## Docket Memo

Ordinance/Resolution #: 260134

Submitted Department/Preparer: Finance

Revised 01/30/25

Docket memos are required on all ordinances initiated by a Department Director. More information can be found in [Administrative Regulation \(AR\) 4-1](#).

### Executive Summary

Amending Chapter 88, the Zoning and Development Code, by repealing Section 88-370-05, "Authorized Uses" and Section 88-370-06, "Standards" and enacting in lieu thereof new sections of like number and subject matter; and by enacting a new Section 88-370-09, "Special Event Building Signage," all for the purpose of establishing regulations for temporary special event building signage during designated Major Events.

### Discussion

This ordinance amends Chapter 88, the Zoning and Development Code, to permit special event building signage during designated Major Events. Special event building signage will be allowed a time limit of 120 consecutive days per permit, and are not subject to the two sign limit.

### Fiscal Impact

1. Is this legislation included in the adopted budget? ☐ Yes ☒ No
2. What is the funding source?  
N/A
3. How does the legislation affect the current fiscal year?  
Unknown
4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.  
Unknown
5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?

This ordinance will expand the options for purchasing sign permits by allowing for the purchase of permits related to special event building signage.

**Office of Management and Budget Review**

(OMB Staff will complete this section.)

- |   |                              |  |
|---|------------------------------|--|
| 1. This legislation is supported by the general fund. | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |
| 2. This fund has a structural imbalance.              | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |
| 3. Account string has been verified/confirmed.        | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |

**Additional Discussion (if needed)**

No account string to verify.

**Citywide Business Plan (CWBP) Impact**

1. View the [Adopted 2025-2029 Citywide Business Plan](#)
2. Which CWBP goal is most impacted by this legislation?  
Inclusive Growth and Development (Press tab after selecting.)
3. Which objectives are impacted by this legislation (select all that apply):
  - ☐ Develop strategies focusing on areas traditionally underserved by economic development and redevelopment efforts.
  - ☒ Ensure quality, lasting development throughout the City; and continuing to grow the economy and the population of Kansas City in all areas.
  - ☐ Increase and support local workforce development and small and locally owned businesses.
  - ☐ Create a more efficient, solutions-oriented environment, making it easier to operate within the City.
  - ☐ Implement an economic development and tourism strategy to attract major investment and visitors.
  - ☐

**Prior Legislation**

None

## Service Level Impacts

N/A

## Staff Recommendation

City Planning and Development

Select One: ☐ Sponsored  
☒ Directive: Res/Ord # 260134

Select One: ☐ Recommend  
☐ Do Not Recommend  
☒ Not Applicable

[Click or tap here to provide reasoning.](#)

## Other Impacts

1. What will be the potential health impacts to any affected groups?  
N/A
2. How have those groups been engaged and involved in the development of this ordinance?  
N/A
3. How does this legislation contribute to a sustainable Kansas City?  
N/A
4. Does this legislation create or preserve new housing units?  
No (Press tab after selecting)

[Click or tap here to enter text.](#)  
[Click or tap here to enter text.](#)

5. Department staff certifies the submission of any application Affirmative Action Plans or Certificates of Compliance, Contractor Utilization Plans (CUPs), and Letters of Intent to Subcontract (LOIs) to CREO prior to, or simultaneously with, the legislation entry request in Legistar.

No - CREO's review is not applicable (Press tab after selecting)

Please provide reasoning why not:

[Click or tap here to enter text.](#)

6. Does this legislation seek to approve a contract resulting from an Invitation for Bid?

No(Press tab after selecting)

[Click or tap here to enter text.](#)

7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?

No(Press tab after selecting)



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**File #: 260142**

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### ORDINANCE NO. 260142

Sponsor: Mayor Pro Tem Ryana Parks-Shaw

Directing the City Manager to submit a response to the Missouri Department of Revenue's Request For Proposals for license office operations; and directing the City Manager to develop a yearly funding plan in an amount not to exceed \$750,000.00 for operational costs and report back to City Council in 30 days.

WHEREAS, Resolution No. 240894 directed the City Manager to review the feasibility of establishing a city-operated Department of Motor Vehicles licensing office; and

WHEREAS, the feasibility study identified potential site locations and estimated operational costs would range from \$500,000.00 to \$750,000.00 per year; and

WHEREAS, licensing offices offer a number of vital services, such as driver license renewals and motor vehicle titling and registration; and

WHEREAS, on January 8, 2026, the licensing office located at 1161 Emanuel Cleaver II Boulevard closed, significantly limiting access to licensing office services for Kansas City residents; and

WHEREAS, the Missouri License Offices Bureau is currently moving forward with a Request for Proposal process for operations of licensing offices; and

WHEREAS, the City Council believes it is in the best interest of Kansas City residents to establish a city-operated license office; NOW, THEREFORE,

**BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:**

Section 1. That the City Manager is directed to submit a response to the Missouri Department of Revenue's Request for Proposals to operate a license office.

Section 2. That the City Manager is directed to develop a funding plan in an amount not to exceed \$750,000.00 per year for operational costs of said licensing office and report back to City Council within 30 days.

..end

Approved as to form:

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Samuel Miller  
Assistant City Attorney



# City of Kansas City, Missouri

## Docket Memo

Ordinance/Resolution #: Ord 260142

Submitted Department/Preparer: Mayor/Council's Office

Revised 01/30/25

Docket memos are required on all ordinances initiated by a Department Director. More information can be found in [Administrative Regulation \(AR\) 4-1](#).

### Executive Summary

Directing the City Manager to submit a response to the Missouri Department of Revenue's Request For Proposals for license office operations; and directing the City Manager to develop a yearly funding plan in an amount not to exceed \$750,000.00 for operational costs and report back to City Council in 30 days.

### Discussion

Resolution No. 240894 directed the City Manager to review the feasibility of establishing a city-operated Department of Motor Vehicles licensing office.

The feasibility study identified potential site locations and estimated operational costs would range from \$500,000.00 to \$750,000.00 per year.

Licensing offices offer a number of vital services, such as driver license renewals and motor vehicle titling and registration.

On January 8, 2026, the licensing office located at 1161 Emanuel Cleaver II Boulevard closed, significantly limiting access to licensing office services for Kansas City residents.

The Missouri License Offices Bureau is currently moving forward with a Request for Proposal process for operations of licensing offices.

The City Council believes it is in the best interest of Kansas City residents to establish a city-operated license office

### Fiscal Impact

1. Is this legislation included in the adopted budget? ☐ Yes ☒ No

2. What is the funding source?

TBD

3. How does the legislation affect the current fiscal year?

TBD

4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.

Unknown

5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?

No

### Office of Management and Budget Review

(OMB Staff will complete this section.)

- |   |                              |  |
|---|------------------------------|--|
| 1. This legislation is supported by the general fund. | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |
| 2. This fund has a structural imbalance.              | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |
| 3. Account string has been verified/confirmed.        | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |

### Additional Discussion (if needed)

Unknown impacts.

## Citywide Business Plan (CWBP) Impact

1. View the [Adopted 2025-2029 Citywide Business Plan](#)
2. Which CWBP goal is most impacted by this legislation?  
Inclusive Growth and Development (Press tab after selecting.)
3. Which objectives are impacted by this legislation (select all that apply):
  - ☐ Develop strategies focusing on areas traditionally underserved by economic development and redevelopment efforts.
  - ☐ Ensure quality, lasting development throughout the City; and continuing to grow the economy and the population of Kansas City in all areas.
  - ☐ Increase and support local workforce development and small and locally owned businesses.
  - ☒ Create a more efficient, solutions-oriented environment, making it easier to operate within the City.



- ☐ Implement an economic development and tourism strategy to attract major investment and visitors.
- ☐

### Prior Legislation

N/A

### Service Level Impacts

N/A

### Staff Recommendation

Finance

Select One: ☐ Sponsored  
☒ Directive: Res/Ord # [Click to enter Res/Ord. No.](#)

Select One: ☐ Recommend  
☐ Do Not Recommend  
☒ Not Applicable

Click or tap here to provide reasoning.

### Other Impacts

1. What will be the potential health impacts to any affected groups?  
n/a
2. How have those groups been engaged and involved in the development of this ordinance?  
n/a
3. How does this legislation contribute to a sustainable Kansas City?  
n/a
4. Does this legislation create or preserve new housing units?  
No (Press tab after selecting)

Click or tap here to enter text.

Click or tap here to enter text.

5. Department staff certifies the submission of any application Affirmative Action Plans or Certificates of Compliance, Contractor Utilization Plans (CUPs), and Letters of Intent to Subcontract (LOIs) to CREO prior to, or simultaneously with, the legislation entry request in Legistar.

No - CREO's review is not applicable (Press tab after selecting)

Please provide reasoning why not:

Click or tap here to enter text.

6. Does this legislation seek to approve a contract resulting from an Invitation for Bid?

No(Press tab after selecting)

Click or tap here to enter text.

7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?

No(Press tab after selecting)



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**File #: 250997**

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### ORDINANCE NO. 250997

Sponsor: Councilmember Crispin Rea

Amending Chapter 88, the Zoning and Development Code, by repealing Section 88-354, Marijuana Facilities, and enacting in lieu thereof a new section of like number and subject matter for the purpose of allowing marijuana dispensaries located at least 1,000 feet from residential zoning districts to operate 24 hours per day subject to approval of a special use permit.

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. Amending Chapter 88, Code of Ordinances, by repealing and replacing Section 88-354, Marijuana Facilities, and enacting in lieu thereof a new section of like number and subject matter, said section to read as follows:

#### **88-354 MARIJUANA FACILITIES**

##### **88-354-01 APPLICABILITY**

Marijuana facilities authorized by article XIV, sections 1 and 2 of the Missouri Constitution must be licensed by the Missouri Department of Health and Senior Services, or its successor entity.

##### **88-354-02 STANDARDS AND CONDITIONS FOR ALL MARIJUANA FACILITIES**

All marijuana facilities licensed by the Missouri Department of Health and Senior Services, and authorized to operate under article XIV, sections 1 and 2 of the Missouri Constitution, shall operate according to the local regulations applicable to all properties in zoning districts which allow the use of marijuana facilities.

##### **88-354-02-A. DISTANCE REQUIREMENT FROM SCHOOLS**

All comprehensive or medical marijuana cultivation facilities, comprehensive or medical marijuana-infused products manufacturing facilities, and marijuana testing facilities licensed by the Missouri Department of Health and Senior Services, and authorized to operate under article XIV, sections 1 and 2 of the Missouri Constitution, shall not be initially sited, at the time of application for license or for zoning approval, whichever is earlier, within 1,000 feet of any then-existing elementary or secondary school, as elementary and secondary schools are defined by state laws and regulations governing comprehensive and medical marijuana facilities.

All comprehensive or medical marijuana dispensary facilities licensed by the Missouri Department of Health and Senior Services, and authorized to operate under article XIV, sections 1 and 2 of the Missouri Constitution, shall not be initially sited, at the time of application for license or for zoning approval, whichever is earlier, within 1,000 feet of any then-existing elementary or secondary school, as elementary and secondary schools are defined by state laws and regulations governing comprehensive and medical marijuana facilities.

**88-354-02-B. DISTANCE REQUIREMENT FROM CHURCHES AND DAY CARE CENTERS**

All marijuana facilities licensed by the Missouri Department of Health and Senior Services, and authorized to operate under article XIV, sections 1 and 2 of the Missouri Constitution, shall not be initially sited, at the time of application for license or for zoning approval, whichever is earlier, within 300 feet of any then-existing church or daycare, as church and daycare are defined by state laws and regulations governing marijuana facilities.

**88-354-02-C. DISTANCE REQUIREMENT FROM OTHER MARIJUANA DISPENSARY FACILITIES**

All comprehensive dispensary facilities, marijuana microbusiness dispensary facilities, or medical marijuana dispensary facilities licensed by the Missouri Department of Health and Senior Services, and authorized to operate under article XIV, sections 1 and 2 of the Missouri Constitution, shall not be initially sited, at the time of application for license or for zoning approval, whichever is earlier, within 2,000 feet of any then-existing comprehensive dispensary facilities, marijuana micro dispensary facilities, or medical marijuana dispensary facilities.

**88-354-03 MEASUREMENTS**

Measurements shall be made along the shortest path between the demarcation points that can be lawfully traveled by foot.

**88-354-03-A. MEASUREMENT REQUIREMENT FOR FREESTANDING FACILITIES**

In the case of a freestanding facility, the distance between the facility and the school, daycare, dispensary, church, or residential zoning district shall be measured from the external wall of the facility structure closest in proximity to the school, daycare, dispensary, or church to the closest point of the property line of the school, daycare, dispensary, church, or residential zoning district. If the school, daycare, dispensary, church, or the boundary line of the residential zoning district is part of a larger structure, such as an office building or strip mall, the distance shall be measured to the entrance or exit of the school, daycare, dispensary, or church closest in proximity to the facility.

**88-354-03-B. MEASUREMENT REQUIREMENT FOR FACILITIES THAT ARE PART OF A LARGER STRUCTURE**

In the case of a facility that is part of a larger structure, such as an office building or strip mall, the distance between the facility and the school, daycare, or church shall be measured from the property line of the school, daycare, church, or the boundary line of the residential zoning district to the facility's entrance or exit closest in proximity to the school, daycare, church, or residential zoning district. If the school, daycare, or church is part of a larger structure, such as an office building or strip mall, the distance shall be measured to the entrance or exit of the school, daycare, or church closest in proximity to the facility.

**88-354-04 HOURS OF OPERATION**

**88-354-04-A. GENERALLY**

Comprehensive and Medical Marijuana dispensary facilities shall have limited hours of operation from 8:00 a.m. to 10:00 p.m.

**88-354-04-B. TWENTY-FOUR HOUR OPERATIONS**

Comprehensive and Medical Marijuana dispensary facilities that are located more than 1000 feet from a residential zoning district may operate twenty-four hours per day subject to approval of a Special Use Permit. No special use permit for twenty-four hour operations may be approved for a period longer than 5 years duration. Extensions of the approved time period may be approved through a new special use application and hearing.

**88-354-05 STORAGE**

All operations and any storage of materials, products, or equipment shall be within a fully enclosed building. No outdoor operations or storage shall be permitted.

**88-354-06 EXTERNAL IMPACTS**

No marijuana facility shall produce dust, vibration, noise, or other external impacts that are detectable beyond the property lines of the subject property.

..end

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I hereby certify that as required by Chapter 88, Code of Ordinances, the foregoing ordinance was duly advertised and public hearings were held.

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Secretary, City Plan Commission

Approved as to form:

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Sarah Baxter  
Senior Associate City Attorney

**No Docket  
Memo Provided  
for Ordinance  
No. 250997**



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**File #: 260056**

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ORDINANCE NO. 260056

Sponsor: Director of City Planning and Development Department

Rezoning an area of about 0.2 acres generally located at the southeast corner of Troost Avenue and East 5th Street from District UR to District B2-2 to allow for an entertainment venue. (CD-CPC-2025-00160)

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section A. That Chapter 88, Code of Ordinances of the City of Kansas City, Missouri, commonly known as the Zoning and Development Code, is hereby amended by enacting a new section to be known as Section 88-20A-1522, rezoning an area of about 0.2 acres generally located at the southeast corner of Troost Avenue and East 5th Street from District UR (Urban Redevelopment) to District B2-2 (Neighborhood Business), said section to read as follows:

Section 88-20A-1522. That an area legally described as:

Lot 20, Block 3, Guinotte's Bluff Addition, a subdivision in Kansas City, Jackson County, Missouri.

is hereby rezoned from District UR (Urban Redevelopment) to District B2-2 (Neighborhood Business), all as shown outlined on a map marked Section 88-20A-1522, which is attached hereto and made a part hereof, and which is hereby adopted as a part of an amendment to the zoning maps constituting a part of said chapter and in accordance with Section 88-20 thereof.

Section B. That the Council finds and declares that before taking any action on the proposed amendment and development plan hereinabove, all public notices and hearings required by the Zoning and Development Code have been given and had.

..end

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I hereby certify that as required by Chapter 88, Code of Ordinances, the foregoing ordinance was duly advertised and public hearings were held.

---

Sara Copeland, FAICP

Secretary, City Plan Commission

Approved as to form:

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Sarah Baxter  
Senior Associate City Attorney





# City of Kansas City, Missouri

## Docket Memo

Ordinance/Resolution #: 260056

Submitted Department/Preparer: City Planning

Revised 6/10/24

Docket memos are required on all ordinances initiated by a Department Director. More information can be found in [Administrative Regulation \(AR\) 4-1](#).

### Executive Summary

Rezoning an area of about 0.2 acres generally located at the southeast corner of Troost Avenue and East 5th Street from District UR (Urban Redevelopment) to District B2-2 (Neighborhood Business) to allow for an entertainment venue. (CD-CPC-2025-00160).

### Discussion

The applicant is requesting to rezone approximately 0.2 acres from District UR (Urban Redevelopment) to District B2-2 (Neighborhood Business). The rezoning request does not require an accompanying development plan, although additional entitlement may be required for the proposed use of an entertainment venue, such as a variance from the Board of Zoning Adjustment for the required parking. Approval of the rezoning would expand the uses allowed on the site to those allowed in the B2-2 Zoning District. The current UR Plan only allows this property to be used as a photography studio, approved in 2015 by the City Council. The applicant would like to continue using the site for a photography studio and a small entertainment venue. The property owner is currently operating an entertainment venue that hosts events like small weddings, graduation parties, etc. The property currently has a zoning violation for doing operating the entertainment venue (ZDC-2025-1104). This rezoning has been made to bring the site into compliance. This proposed rezoning would allow for flexibility of the uses, removing the restrictions of the current UR Plan.

There is a packet attached to the staff report with written public testimony. At the City Plan Commission there was verbal public testimony given in opposition to the proposed rezoning.

Staff Recommendation: Approval

CPC Recommendation: Denial

## Fiscal Impact

1. Is this legislation included in the adopted budget? ☐ Yes ☒ No
2. What is the funding source?  
Not applicable as this is an ordinance authorizing the rezoning of land.
3. How does the legislation affect the current fiscal year?  
Not applicable as this is an ordinance authorizing the rezoning of land.
4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.  
Not applicable as this is an ordinance authorizing the rezoning of land.
5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?  
Not applicable as this is an ordinance authorizing the rezoning of land.

### Office of Management and Budget Review

(OMB Staff will complete this section.)

1. This legislation is supported by the general fund. ☐ Yes ☒ No
2. This fund has a structural imbalance. ☐ Yes ☒ No
3. Account string has been verified/confirmed. ☐ Yes ☒ No

### Additional Discussion (if needed)

Not Applicable because this legislation does not have any fiscal impact.

## Citywide Business Plan (CWBP) Impact

1. View the [Adopted 2025-2029 Citywide Business Plan](#)
2. Which CWBP goal is most impacted by this legislation?  
Inclusive Growth and Development (Press tab after selecting.)
3. Which objectives are impacted by this legislation (select all that apply):
  - ☐ Align the City's economic development strategies with the objectives of the City Council to ensure attention on areas traditionally underserved by economic development and redevelopment efforts.

- ☒ Ensure quality, lasting development of new growth.
- ☐ Increase and support local workforce development and minority, women, and locally owned businesses.
- ☐ Create a solutions-oriented culture to foster a more welcoming business environment.
- ☐ Leverage existing institutional assets to maintain and grow Kansas City's position as an economic hub in the Central United States.
- ☐

## Prior Legislation

14543-UR - Approved a rezoning of about 0.2 acres generally located at the southeast corner of East 5<sup>th</sup> Street and Troost Avenue from District B3-2 to District UR, and approved a development plan for a photography studio, approved by Ordinance No. 150347 on May 27, 2015.

## Service Level Impacts

Not applicable as this is an ordinance authorizing the rezoning of land.

## Other Impacts

1. What will be the potential health impacts to any affected groups?  
Not applicable as this is an ordinance authorizing the rezoning of land.
2. How have those groups been engaged and involved in the development of this ordinance?  
Not applicable as this is an ordinance authorizing the rezoning of land.
3. How does this legislation contribute to a sustainable Kansas City?  
Not applicable as this is an ordinance authorizing the rezoning of land.

4. Does this legislation create or preserve new housing units?  
No (Press tab after selecting)

Not applicable as this is an ordinance authorizing the rezoning of land.  
[Click or tap here to enter text.](#)

5. Department staff certifies the submission of any application Affirmative Action Plans or Certificates of Compliance, Contractor Utilization Plans (CUPs), and

Letters of Intent to Subcontract (LOIs) to CREO prior to, or simultaneously with, the legislation entry request in Legistar.

No - CREO's review is not applicable (Press tab after selecting)

Please provide reasoning why not:

Not applicable as this is an ordinance authorizing the rezoning of land.

6. Does this legislation seek to approve a contract resulting from an Invitation for Bid?

No(Press tab after selecting)

Not applicable as this is an ordinance authorizing the rezoning of land.

7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?

No(Press tab after selecting)