



## Agenda

### Neighborhood Planning and Development Committee

Lee Barnes Jr., Chair  
Andrea Bough, Vice Chair  
Dan Fowler  
Brandon Ellington  
Teresa Loar

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**Wednesday, April 7, 2021**

**1:30 PM**

**26th Floor, Council Chamber**

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#### 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>

#### **210268**

**Approving the plat of Congress Corporate Center Fourth Plat, an addition in Platte County, Missouri, on approximately 64.46 acres generally located at N.W. 112th Street and N. Airworld Drive, creating 1 lot for the purpose of a commercial use; accepting various easements; authorizing the Director of City Planning and Development to execute and/or accept certain agreements; and directing the City Clerk to record this ordinance and attached documents. (CLD-FnPlat-2019-00038)**

**Attachments:** [Fact Sheet](#)

**210274** Approving the plat of Tyson Summit 1ST Plat, Lots 1-24 & Tracts A Thru D, an addition in Jackson County, Missouri, on approximately 9.22 acres generally located at the northeast corner of I-435 both sides of Eastern Avenue and E. 55th Street, creating 24 lots and 4 tracts for the purpose of Constructing a 24 lot residential subdivision; accepting various easements; establishing grades on public ways; authorizing the Director of City Planning and Development to execute and/or accept certain agreements; and directing the City Clerk to record this ordinance and attached documents. (CLD-FnPlat-2020-00031)

**Attachments:** [Ordinance Fact Sheet](#)

**210275** Approving the plat of Brookwood at Antioch, an addition in Clay County, Missouri, on approximately 4.89 acres generally located at the northeast corner of NE 43rd Street and N. Antioch, south of I-35, creating 1 lot and 2 tracts for the purpose of Constructing a 66 unit multi-family development; accepting various easements;; and directing the City Clerk to record this ordinance and attached documents. (CLD-FnPlat-2020-00039)

**Attachments:** [Fact Sheet](#)

**210276** Approving the plat of Blue River Commerce Center - Second Plat, an addition in Jackson County, Missouri, on approximately 23.52 acres generally located at the northeast corner of E. Bannister Road and Troost Avenue, creating 1 lot for the purpose of Constructing a manufacturing, warehousing and distribution facility; accepting various easements; authorizing the Director of City Planning and Development to execute and/or accept certain agreements; and directing the City Clerk to record this ordinance and attached documents. (CLD-FnPlat-2020-00046)

**Attachments:** [Fact Sheet](#)

**[210293](#)** Approving the plat of Cadence Villas - First Plat, an addition in Clay and Platte Counties, Missouri, on approximately 22.57 acres generally located at N.W. 108th Street and N. Platte Purchase Drive, creating 54 lots and 2 tracts for the purpose of constructing single family homes; accepting various easements; establishing grades on public ways; authorizing the Director of City Planning and Development to execute and/or accept certain agreements; and directing the City Clerk to record this ordinance and attached documents. (CLD-FnPlat-2020-00047)

**Attachments:** [Cadence Villas - First Plat Fact Sheet](#)

**[210294](#)** Approving the plat of St Louis Kansas City Carpenters Regional Council, an addition in Jackson County, Missouri, on approximately 5.67 acres generally located on the west side of Blue Ridge Cut Off between E. 38th Terrace on the north and I-70 on the south, creating 2 lots for the purpose of a 2 lot commercial development; accepting various easements; and directing the City Clerk to record this ordinance and attached documents. (CLD-FnPlat-2020-00023)

**Attachments:** [Fact Sheet](#)

**[210266](#)** Acknowledging that the 23-year statutory period for the capture of tax increment allocation financing within the Projects F, L and M of the Shoal Creek Parkway Tax Increment Financing Plan has expired; terminating the designations of Projects F, L, and M of the Plan as redevelopment projects; and directing the City Clerk to send copies of this ordinance to Clay County.

**Attachments:** [fact sheet](#)

**[210283](#)** Approving an amendment to the Blue Ridge Area Plan on about 0.77 acres generally located at 5030 Blue Ridge Cutoff by changing the recommended land use from mixed-use community to commercial for limited automotive uses. (CD-CPC-2020-00172)

**Attachments:** [Landscape Plan](#)  
[Site Plan](#)  
[No Fact Sheet](#)

[210284](#) Rezoning an area of about 0.77 acres located at 5030 Blue Ridge Cutoff from District B1-1 to District B3-1 to allow for an automotive repair business. (CD-CPC-2020-00171)

**Attachments:** [Fact Sheet](#)

[210285](#) Rezoning an area of about 1.25 acres generally located at the southwest corner of Main Street and Westport Road from District B3-2 to District UR, and approving a development plan for an approximately 192 multi-family building and parking garage. (CD-CPC-2020-00207)

**Attachments:** [Factsheet](#)  
[StaffReport](#)  
[Letter of Support](#)  
[Plans](#)

[210287](#) Authorizing the Director of Parks and Recreation to execute a professional services contract with Renaissance Infrastructure Consulting to conduct a topographic survey for Little Blue Valley Park for a total contract amount of \$33,400.00; and authorizing an expenditure in the amount of \$33,400.00 from funds previously appropriated.

**Attachments:** [Fact Sheet](#)  
[Fiscal Note](#)

[210291](#) Appropriating \$364,000.00 from the Unappropriated Fund Balance of the Central City Economic Development Sales Tax Fund; authorizing the Manager of Procurement Services to execute a first amendment with Harrison-Lee Development Consulting, LLC, to provide program administration services to the Central City Economic Development Sales Tax Board, extending the term for two years and for a total contract amount of \$728,000.00; and designating requisitioning authority.

**Attachments:** [Fact Sheet](#)  
[Fiscal Note](#)  
[AppropAdmin](#)

HELD IN COMMITTEE

**201050** Declaring certain real property generally located at 500-507 Main Street in Kansas City, Missouri, surplus to the City's needs; and authorizing the Director of the General Services Department to execute an Option Agreement with 500 Main Developers LLC to purchase this surplus real property, to later convey it and to execute related documents

**Attachments:** [Factsheet 5th Main](#)  
[5th and Main Parcel Aerial - 12012020](#)  
[Presentation](#)  
[Public Testimony Downtown Neighborhood Assoc.](#)  
[Public Testimony - Shawn Toliver](#)  
[Ordinance](#)

**210124** Amending the Blue Ridge Area Plan by changing the recommended land use on about 41 acres, generally located at the southwest corner of E. US Hwy 40 and Stadium Drive from Residential Low Density and Commercial to Light Industrial Land Use designation.  
(CD-CPC-2019-00151).

**Attachments:** [Factsheet](#)  
[Staff Report](#)  
[Resolution](#)

**210200** Rezoning an approximately 20 acre tract of land generally located at the southwest corner of E. U.S. Highway 40 and Stadium Drive from Districts B3-2 and R-7.5 to District M1-5 and approving a development plan for the overall 38.66 acre tract that serves as a preliminary plat. (CD-CPC-2019-00152 and CD-CPC-2019-00153).

**Attachments:** [Fact Sheet](#)  
[Staff Report](#)

**210205** Authorizing the City Manager to execute a Pre-Development Agreement with Block 139 Residential, LLC in connection with an economic development effort for the Three Light Project in furtherance of implementation of the Thirteenth Amendment of the Master Development Agreement with Kansas City Live, LLC .

[210206](#) Authorizing the City Manager to execute a Pre-Development Agreement with Midland Residential, LLC in connection with an economic development effort for the Midland Project in furtherance of implementation of the Thirteenth Amendment of the Master Development Agreement with Kansas City Live, LLC.

[210229](#) Rezoning an area of about 3.1 acres generally located on the west side of Holmes Road in between E. Blue Ridge Boulevard to the north and E. 135th Street to the south from District R-7.5 to District B1-1, to allow for a new retail development. (CD-CPC-2020-00193)

**Attachments:** [Fact Sheet](#)  
[Staff Report](#)  
[Site Plan](#)

[210236](#) Approving a development plan that serves as a preliminary plat in District B1-1 on about 3.1 acres generally located on the west side of Holmes Road between E. Blue Ridge Boulevard to the north and E. 135th Street to the south, to allow for a new retail development. (CD-CPC-2020-00206)

**Attachments:** [Fact Sheet](#)  
[Staff Report](#)  
[Preliminary Plat](#)  
[Corrections and Conditions](#)  
[Site Plan](#)

ADDITIONAL BUSINESS

Adjournment