



Old Hyde Park Historic District

December 13, 2022

Re: **Case No. 221066 and 221067**

To the Neighborhood Planning and Development Committee:

The Old Hyde Park Historic District community and board members have concerns about the buildings Mac Properties has proposed for their development at Armour and Main and was one of many voices heard at the Planning Commission last week. There were nine public testimonies asking for a continuance and two of the three support testimonies were from city employees.

A main concern is parking.

The mixed-use project with 25,000 square feet of retail space and 318 residential units, equaling over 400 bedrooms, but with only 191 parking spaces is simply not feasible for our community. This significant housing and retail development project will only exacerbate an already problematic parking situation in Old Hyde Park.

We hope city hall will support our concerns and that this Committee will issue a continuance so that we – the neighborhood, the developer, and the city – can work together to resolve the parking situation in our residential neighborhood.

There is no need to expedite this planning process. An existing tenant will be on the property for another year so there is time to coordinate a parking solution.

Kansas City neighborhoods are our greatest asset. Please help us protect their viability with appropriate planning as development pressures continue to impact Midtown.

Thank you.

Sincerely,

The Old Hyde Park Historic District Neighborhood Board

Nadja Karpilow, President
Angie Phillips, Vice President
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