



CITY PLAN COMMISSION

15th Floor, City Hall
414 East 12th Street
Kansas City, Missouri 64106

kcmo.gov/planning

March 07, 2025

Joe Morgan
Patmos Hosting
1325 Tracy Ave
Kansas City, MO 64106

Re: **CD-CPC-2024-00191** - A request to approve a major amendment to a previously approved UR Plan to add Communication Service Establishment and additional uses on about 4.705 acres generally located on E Truman Road between McGee Street and Oak Street.

Dear Joe Morgan:

At its meeting on February 05, 2025, the City Plan Commission acted as follows on the above-referenced case.

Approved with Conditions

The Commission's action is only a recommendation. Your request must receive final action from the City Council. All conditions imposed by the Commission, if any, are available on the following page(s).

PLEASE READ CONDITIONS CAREFULLY as some or all of the conditions imposed may require action on your part to proceed to the next step.

- If revised plans are required, you must make such revisions and upload the revised plans prior to proceeding to final action.
- If revised plans are not required, your request will automatically be submitted for City Council consideration.

If you have any questions, please contact me at Larisa.Chambi@kcmo.org or (816) 513-8822.

Sincerely,

A handwritten signature in black ink that reads "Larisa Chambi".

Larisa Chambi
Planning Supervisor

That plans, revised as noted below, are submitted and accepted by staff prior to scheduling for City Council.

Condition(s) by City Planning and Development Department. Contact Larisa Chambi at (816) 513-8822 / Larisa.Chambi@kcmo.org with questions.

1. The developer shall secure approval of a UR final plan from Development Management Division staff prior to obtaining a Change of Use Permit for Phase 1.
2. Signage has not been reviewed with this application. 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 Certificate of Occupancy.
4. That plan should note how the district energy infrastructure will tie into the building and any impacts on existing infrastructure prior to ordinance request.
5. A change in occupancy permit will be required for each new use, each future use will require a approval of a UR Final Plan.

Condition(s) by Fire Department. Contact Michael Schroeder at (816) 513-4604 / michael.schroeder@kcmo.org with questions.

6. You shall ensure that current Fire and Life Safety systems that are in place are adequate for the new use.

Condition(s) by KCPD. Contact Jeffrey Krebs at (816)234-5530 / Jeffrey.Krebs@kcmo.org with questions.

7. Adding address labeling on the entry/exit door will be important for wayfinding for emergency response - Determine placement of this prior to obtaining full approval.