

COMMUNITY PROJECT/REZONING

220051

Ordinance Fact Sheet

Ordinance Number

Case No. 1743-V

Brief Title

A request to vacate the east/west alley next south of E 31st Street from Mersington Avenue to Myrtle Avenue.

Details

<p>Location: East/west alley next south of E 31st Street from Mersington Avenue to Myrtle Avenue</p>
<p>Reason for Legislation: A request to vacate the east/west alley next south of E 31st Street from Mersington Avenue to Myrtle Avenue.</p>
<p>PLAN REVIEW/ANALYSIS: The alley proposed for vacation is an east-west alley next south of E. 31st Street in between Mersington Avenue to the west and Myrtle Avenue to the east. The right-of-way is unconstructed and the subject site is currently unoccupied and a vacant field. Family Dollar recently purchased the property at 3909 E. 31st Street and now owns all property on the north side of the site.</p> <p>A project plan for the construction of a new Family Dollar building was approved by City Plan Commission in 2017. The project plan conditioned that the east/west alley be vacated prior to issuance of building permit.</p> <p>Staff has reviewed the request and required petition, consent and utility forms. Chapter 75, Vacation of Streets, Alleys, Plats and Easements requires that the Council may approve a vacation only if it determines that:</p> <ul style="list-style-type: none"> (1) No private rights will be unreasonably injured or endangered by the vacation; and (2) The public will suffer no unreasonable loss or inconvenience thereby. <p>KCPL, AT&T, and Public Works Streetlights Division have identified utilities within the right-of-way. KCPL and AT&T request a full width easement. Public Works Streetlights requests that the existing transformer within the subject site be relocated at the owner's expense.</p> <p>RECOMMENDATION: Staff recommends approval of Case No. 1743-V with the following conditions of approval based on the application, plans and documents provided prior to the hearing:</p> <ul style="list-style-type: none"> 1. That a full-width utility easement and any existing utilities be retained. 2. That the existing transformer within the subject area be relocated at the owner's expense. The relocation shall be coordinated with KCPL and KCMO Street Lighting Division.

Positions/Recommendations

Sponsors	Jeffrey Williams, AICP, Director Department of City Planning & Development
Programs, Departments or Groups Affected	3rd District (Lucas, Reed)
Applicants / Proponents	<p>Applicant Sheryl Vickers CRV, LLC 3543 Broadway Ave Kansas City, MO 64111</p> <p>City Department City Planning & Development</p>
Opponents	<p>Groups or Individuals</p> <p>Basis of Opposition</p>
Staff Recommendation	<p><input checked="" type="checkbox"/> For</p> <p><input type="checkbox"/> Against</p> <p>Reason Against</p>
Board or Commission Recommendation	<p>City Plan Commission (8-0) 4-3-2018 By Macy, May, Crowl, Baker-Hughes, Archie, Burnette, Dameron and Henderson</p> <p><input type="checkbox"/> For <input type="checkbox"/> Against <input type="checkbox"/> No Action Taken</p> <p><input checked="" type="checkbox"/> For, with revisions or conditions (see details column for conditions)</p>
Council Committee Actions	<p><input type="checkbox"/> Do Pass</p> <p><input type="checkbox"/> Do Pass (as amended)</p> <p><input type="checkbox"/> Committee Sub.</p> <p><input type="checkbox"/> Without Recommendation</p> <p><input type="checkbox"/> Hold</p> <p><input type="checkbox"/> Do not pass</p>

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Policy or Program Change	<input type="checkbox"/> Yes <input type="checkbox"/> No
Operational Impact Assessment	

Finances

Cost & Revenue Projections – Including Indirect Costs	
Financial Impact	
Funding Source(s) and Appropriation Account Codes	

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Fact Sheet Prepared By:

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Staff Planner

Date: 9-30-21

Reviewed By:

Joe Rexwinkle, AICP
Division Manager
Development Management

Date: 9-30-21

Initial Application Filed:

01-20-2017

Reference Numbers:

Case No. 1743-V