

**From:** [Elizabeth Munteer](#)  
**To:** [Public Testimony](#)  
**Cc:** [ONeill, Kevin](#); [Willett, Nathan](#); [French, Lindsay](#); [Rogers, Wes](#); [Melissa Patterson Hazley](#); [Robinson, Melissa](#); [Rea, Crispin](#); [Bunch, Eric](#); [Curls, Darrell](#); [Parks-Shaw, Ryana](#); [Bough, Andrea](#); [Duncan, Johnathan](#)  
**Subject:** Opposition to CD-CPC-2023-00141  
**Date:** Tuesday, November 28, 2023 5:17:57 PM

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Dear Members of City Council:

As a Westside resident, I would like to express my opposition to the Westside Heritage Urban Renewal Plan CD-CPC-2023-00141.

Here are some of my concerns:

**Lack of Public Engagement:** Many Westside residents have not been able to understand the complete 27-page plan document. As you know, legislative text is not easy for the average resident to digest. Knowledge is power. Our neighbors of all backgrounds deserve to understand it.

**Lack of Transparency:** WNA hosted a public forum with HEDC and many questions were left unanswered. The lack of transparency due to a lack of community engagement is concerning.

**Redundant and Unnecessary:** Tax incentives for the most vulnerable homeowners in our neighborhood already exist with the 353 plan. Low- to moderate-income homeowners can pay a lot less for a much longer tax incentive with the 353 plan. A total of \$3,500 in home improvements is too much to ask for a low- to moderate-income resident.

**Does not Serve Intended Population:** Most small business owners in the Westside do not own the land they operate on. Tax incentives should not be directed to a small number of [wealthy] commercial landlords who reside in the Westside. Small business owners are the intended population, but the incentive is misplaced and does not serve them.

**Ambiguity:** The plan contains language that leaves room for misinterpretation and potential misuse by developers. Because of this, the plan can be exploited by developers to pursue projects that do not align with the best interests of our Westside neighborhood.

**Tax Incentives Without Caution:** I have two children who attend KCPS public schools. While I understand the use of tax incentives, these incentives should be used with the utmost care and caution, given that children who attend public schools are impacted by the loss of revenue. Given the long history of harm done to our neighborhood, development with tax incentives should be considered on a case-by-case basis, not a blanket policy.

I respectfully request that the City Council vote against the Westside Heritage Urban Renewal Plan and consider my concerns and those of many community members.

Thank you,

Elizabeth Munteer  
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