



## The City of Lee's Summit

### Final Agenda

### City Council - Regular Session

Tuesday, January 4, 2022

6:00 PM

City Council Chambers  
and Via Video Conference

220 SE Green Street

Lee's Summit, MO 64063

(816) 969-1000

\*\*\*AMENDED\*\*\* REGULAR SESSION NO. 54

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Notice is hereby given that the City Council for the City of Lee's Summit will meet in Regular Session on Tuesday, January 4, 2022 at 6:00 pm in person and via video conference as provided by Section 2-50 of the City of Lee's Summit Code of Ordinances, adopted by the City Council on June 15, 2021, Ordinance No. 9172.

Persons wishing to comment on any item of business on the agenda, including public testimony during a Public Hearing, via video conference may do so by sending a request prior to 5:00 p.m. on Monday, January 3, 2022, to the City Clerk at [clerk@cityofls.net](mailto:clerk@cityofls.net) to attend the meeting on the video conferencing platform. The City Clerk will provide instructions regarding how to attend by this method.

The meeting may be viewed on the City website at [www.WatchLS.net](http://www.WatchLS.net), and various cable providers (Spectrum channel 2, Google TV channel 143, AT&T U-Verse channel 99 and Comcast channel 7) for those whose cable providers carry the City of Lee's Summit meetings

#### **Preliminaries:**

- A. Invocation
- B. Pledge of Allegiance
- C. Call to Order
- D. Roll Call

#### **1. Approval of Agenda**

#### **2. Approval of Consent Agenda:**

*Items on the Consent Agenda are routine business matters or proposed ordinances approved unanimously by the Council on First Reading. Consent agenda items may be removed by any Councilmember for discussion as part of the regular agenda.*

- A. [2021-4523](#) Approval of City Council Action Letters from December 14 and 21, 2021.

- B.** [2021-4621](#) Mayor's Appointments:  
Board of Adjustments: Reappoint Mike Atcheson, term to expire 12-17-26.  
Board of Appeals: Appoint Manuel Esriche, term to expire 12-1-22, reappoint Rodney Loesch and Robert Davis (alternate), terms to expire 12-1-24.  
Human Relations Commission: Appoint Astra Garner, term to expire 7-6-22.  
Land Clearance Redevelopment Authority: Reappoint Todd Haynes, term to expire 9-1-25.  
Planning Commission: Appoint Chip Touzinsky to replace Matt Sanning, term to expire 4-15-22.  
Public Safety Advisory Board: Appoint Randy Johnson, to replace Ken Carter, term to expire 5-1-22.  
Water Utilities Advisory Board: Appoint Anthony Columbatto, term to expire 3-1-22.
- C.** [BILL NO. 21-252](#) An Ordinance approving a Preliminary Development Plan on land located at 3820 SW Ward Road in District AG, proposed Raintree Animal Health Center addition & renovation, all in accordance with the provisions of Unified Development Ordinance, Chapter 33 of the Code of Ordinances, for the City of Lee's Summit, Missouri.  
(Note: First read by City Council on December 21, 2021. Passed by unanimous vote.)  
**Presenter:** Karen Oppliger for Davidson Design & Engineering, Applicant  
Josh Johnson, AICP, Assistant Director of Plan Services
- D.** [BILL NO. 21-253](#) An Ordinance Approving the Master Plan for an Industrial Development Project for the Logistics Park Project.  
(Note: First read by City Council on December 21, 2021. Passed by unanimous vote.)  
**Presenter:** David Bushek, Chief Counsel of Economic Development & Planning  
Mark Dunning, Assistant City Manager  
Curt Petersen, Polsinelli law firm, attorney for the Developer
- E.** [BILL NO. 21-254](#) An Ordinance Approving the Amended and Restated Development Structure Agreement Among the City of Lee's Summit, Missouri, Lane4 Development Group, Inc., and Biederman Redevelopment Ventures for the Downtown Market Center Project.  
(Note: First read by City Council on December 21, 2021. Passed by unanimous vote.)  
**Presenter:** David Bushek, Chief Counsel Economic Development and Planning

### 3. Council Roundtable

*Council Roundtable is reserved for items of general interest, community announcements and other such information. Council may ask for clarification or give direction about agenda items or discuss items of an emerging nature.*

#### 4. Public Hearings:

*Proposed ordinances considered after a public hearing will be read for the first time and forwarded to a future City Council meeting for second reading, unless deemed to be an emergency as defined in Sec. 3.13(f) of the Lee's Summit Charter. Five affirmative votes are required for approval of second reading.*

- A. [2021-4551](#) Public Hearing: Application #PL2021-382 - Rezoning from CP-2 to RP-4 and Preliminary Development Plan - Chapel Ridge Apartments, 721 NE Meadowview Drive; Patricia Jensen, applicant.

**Presenter:** Josh Johnson, AICP, Assistant Director of Plan Services  
Patricia Jensen, Applicant

- 1) [BILL NO. 22-01](#) An Ordinance approving a rezoning from CP-2 (Planned Community Commercial) to District RP-4 (Planned Apartment Residential) and Preliminary Development Plan for Chapel Ridge Apartments, located at 721 NE Meadowview Drive, 781 NE Meadowview Drive, 821 NE Custer Drive, 3301 NE Akin Boulevard and 3430 NE Ralph Powell Road, in accordance with the provisions of Chapter 33, the Unified Development Ordinance of Lee's Summit Code of Ordinances, for the City of Lee's Summit, Missouri.

**Presenter:** Josh Johnson, AICP, Assistant Director of Plan Services  
Patricia Jensen, Applicant

- B. [2021-4561](#) Public Hearing: Application #PL2021-380 - Rezoning from CP-2 to PI and Preliminary Development Plan and Application #PL2021-411 - Special Use Permit for a storage facility - Lot 1 Town Centre, 520 NE Town Centre Drive; WHD Management, LLC, applicant.

**Presenter:** Josh Wilson, Representative for WHD Management, LLC  
Josh Johnson, AICP, Assistant Director of Plan Services

- 1) [BILL NO. 22-02](#) An Ordinance approving a rezoning from CP-2 (Planned Community Commercial) to district PI (Planned Industrial) and preliminary development plan for Lot 1 Town Centre on land located at 520 NE Town Centre Dr, all in accordance with the provisions of Chapter 33, the Unified Development Ordinance, of the Code of Ordinances for the City of Lee's Summit, Missouri.

**Presenter:** Josh Wilson, Representative for WHD Management, LLC  
Josh Johnson, AICP, Assistant Director of Plan Services

- 2) [BILL NO. 22-03](#) An Ordinance granting a special use permit for a storage facility in district PI (Planned Industrial) on land located at 520 NE Town Centre Dr for a period of twenty (20) years, all in accordance with the provisions of Chapter 33, the Unified Development Ordinance, of the Code of Ordinances for the city of Lee's Summit, Missouri.

**Presenter:** Josh Wilson, Representative for WHD Management, LLC  
Josh Johnson, AICP, Assistant Director of Plan Services

#### 5. Public Comments:

*Anyone wishing to address the Mayor and Council during Public Comments will be limited to 3 minutes. Each speaker must fill out a Public Comment Card. The Public Comment Cards are located at the entrance of Council Chambers. After completion, the card is to be given to the City Clerk. Please be concise with comments and respect the 3 minute time limit.*

## 6. Resolutions:

- A. [RES. NO. 22-01](#) A Resolution adopting the amended City Council schedule of meetings for 2022.  
**Presenter:** Trisha Fowler Arcuri, City Clerk

## 7. Proposed Ordinances - First Reading:

*The proposed ordinances presented for first reading may include items with a previous hearing; an item brought directly to the City Council without a recommendation from a Council Committee; or, items forwarded from citizen Boards or Commissions. Five affirmative votes are required for approval of second reading.*

- A. [BILL NO. 22-04](#) An Ordinance providing for an election of municipal officers by voters in the City of Lee's Summit, Missouri, at the General Election to be held on April 5, 2022, and providing that notice of said election be given.

**Presenter:** Trisha Fowler Arcuri, City Clerk

- B. [BILL NO. 22-05](#) An Ordinance approving the 2021 Labor Agreement by and between the City of Lee's Summit, Missouri and the Fraternal Order of Police Lodge #50 and authorizing the City Manager to execute the same by and on behalf of the City.

**Presenter:** Mark Dunning, Assistant City Manager  
Beth Murano, Chief Counsel of Public Safety - Civil Rights Specialist  
Travis Forbes, Police Chief

- C. [BILL NO. 22-06](#) An Ordinance approving the 2021 Labor Agreement by and between the City of Lee's Summit, Missouri, and the International Association of Fire Fighters Local #2195 and authorizing the City Manager to execute the same by and on behalf of the City.

**Presenter:** Mark Dunning, Assistant City Manager  
Beth Murano, Chief Counsel of Public Safety - Civil Rights Specialist  
Mike Snider, Fire Chief

- D. [BILL NO. 22-07](#) An Ordinance submitting to the electors of the City of Lee's Summit, Missouri at the General Municipal Election on April 5, 2022, the question of whether the City of Lee's Summit shall impose a General Sales Tax of One-Half Percent (1/2%) for public safety purposes.

**Presenter:** Brian W. Head, City Attorney

## 8. Committee Reports

*Committee chairs report on matters held in Committee.*

## 9. Council Comments:

*(NOTE: Total time for Council Comments will be limited to 5 minutes.)*

## 10. Staff Roundtable

*Staff Roundtable is reserved for items of general interest, community announcements and other such information; however, staff may ask for clarification or direction from the council related to items on the agenda or for items of an emergency nature for which insufficient time exists for adding to the agenda.*

## 11. Adjournment

Unless determined otherwise by the Mayor and City Council, no new agenda items shall be considered after 11:00 p.m.