

Napa Valley subdivision – revised residential elevations Preliminary Development Plan

Application #PL2020-171

July 23, 2020



LEE'S SUMMIT
MISSOURI

Yours Truly





Aerial and Zoning Map

AN ORDINANCE APPROVING A PRELIMINARY DEVELOPMENT PLAN ON LAND LOCATED AT THE SOUTHEAST CORNER OF SW PRYOR ROAD AND SW NAPA VALLEY DRIVE, IN DISTRICT PMIX, PROPOSED NAPA VALLEY, ALL IN ACCORDANCE WITH THE PROVISIONS OF UNIFIED DEVELOPMENT ORDINANCE, NO. 5209, FOR THE CITY OF LEE'S SUMMIT, MISSOURI.

WHEREAS, Application #PL2015-130 submitted by Wehmeir Development, requesting approval of a preliminary development plan in District PMIX (Planned Mixed Use District) on land located at the southeast corner of SW Pryor Road and SW Napa Valley Drive, was referred to the Planning Commission to hold a public hearing; and,

WHEREAS, the subject property was zoned District PMIX by the passage of the Unified Development Ordinance, Ordinance No. 5209, on September 6, 2001, which reclassified zoning districts citywide, effective November 1, 2001; and,

WHEREAS, the Unified Development Ordinance provides for the approval of a preliminary development plan by the City following public hearings by the Planning Commission and City Council, and,

WHEREAS, after due public notice in the manner prescribed by law, the Planning Commission held a public hearing for the consideration of the preliminary development plan on November 24, 2015, and rendered a report to the City Council recommending that the preliminary development plan be approved; and,

WHEREAS, after due public notice in the manner prescribed by law, the City Council held a public hearing on December 17, 2015, and rendered a decision to approve the preliminary development plan for said property.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF LEE'S SUMMIT, MISSOURI, as follows:

SECTION 1. That a preliminary development plan is hereby approved in District PMIX on the following described property:

THE SOUTH HALF OF THE NORTHWEST QUARTER OF SECTION 36, TOWNSHIP 47N, RANGE 32W, IN JACKSON COUNTY, MISSOURI, CONTAINS 80 ACRES, MORE OR LESS, SUBJECT TO EXISTING ROADS AND EASEMENTS OF RECORD.

SECTION 2. That the following conditions of approval apply:

- 1. A modification shall be granted to the 700 foot maximum block length, to allow an approximate block length of 850 feet for ~~Sw~~ Briarcrest Drive.
- 2. Development shall be in accordance with the preliminary development plan date stamped ~~November 10, 2015~~.
- 3. The approved architectural styles, building materials and colors, shall be as shown on the building elevations date stamped October 21, 2015.

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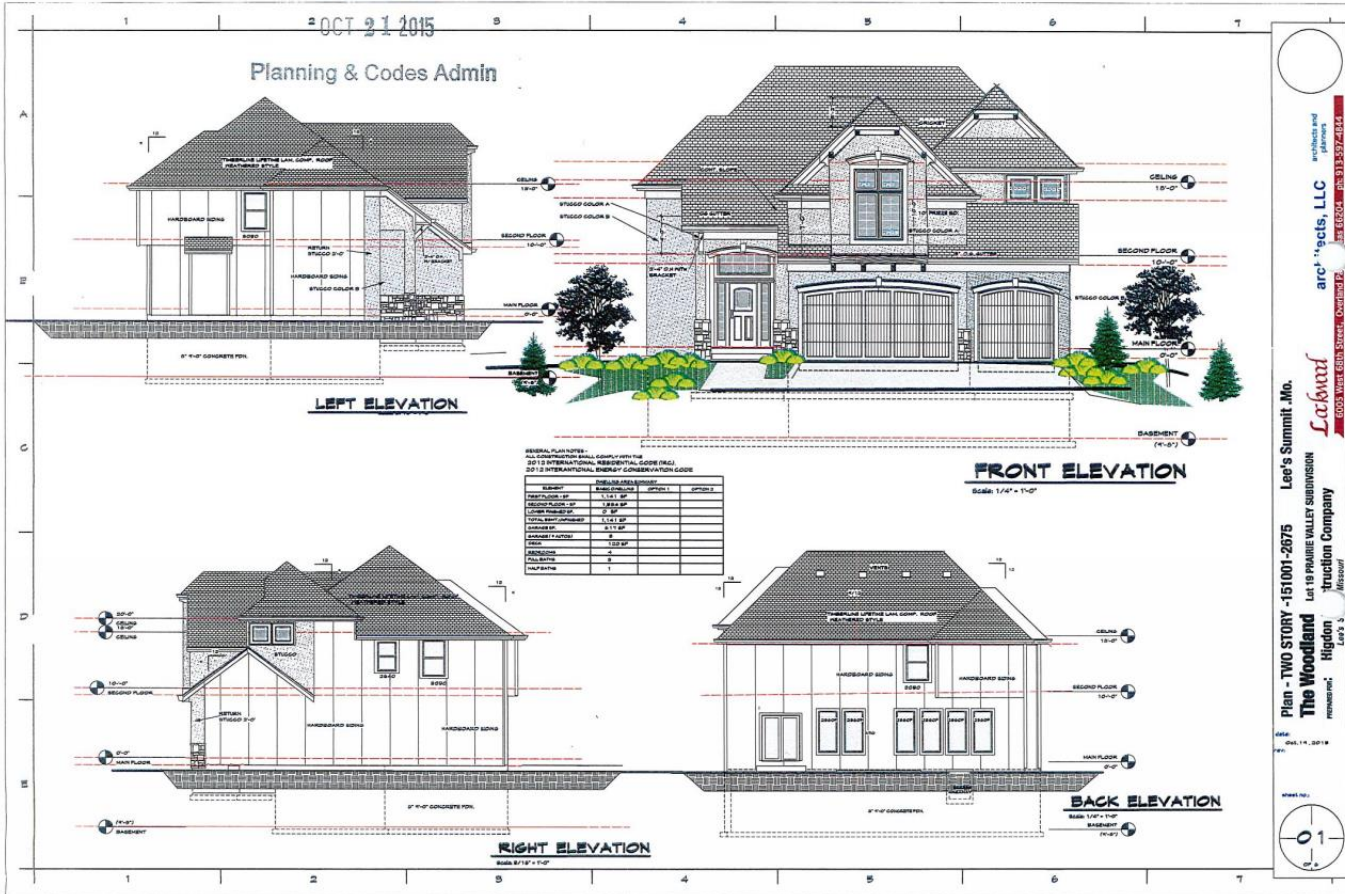


Ordinance No. 7775

RECEIVED

OCT 21 2015

Planning & Codes Admin



Listed Exterior Materials:

- Stucco fronts
- Hardboard sides and backs
- Composition roofs



1836 SW Napa Valley Drive (Lot 42, Napa Valley 1st Plat)



1611 SW Blackstone Place (Lot 138, Napa Valley 3rd Plat)



1825 SW Napa Valley Drive (Lot 32, Napa Valley 1st Plat)



1833 SW Napa Valley Drive (Lot 30, Napa Valley 1st Plat)



1622 SW Blackstone Place (Lot 124, Napa Valley 3rd Plat)



1820 SW Napa Valley Drive (Lot 45, Napa Valley 1st Plat)

1. Condition of Approval #3 of Ordinance No. 7775 approving a preliminary development plan for the Napa Valley subdivision shall be amended, to establish the architectural design guidelines dated May 29, 2020, as the governing design standards for the Napa Valley subdivision.
2. The Napa Valley subdivision shall continue to be subject to all other obligations of Ordinance No. 7775, inclusive of Conditions of Approval #s 1, 2 and 4-8.