

# SUMMIT ORCHARDS LEE'S SUMMIT MO

Presented to the Mayor and  
City Council of Lee's Summit  
Developed By Christie Development Associates, LLC







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**SUMMIT ORCHARDS  
COMMUNITY IMPROVEMENT DISTRICT  
CITY OF LEE'S SUMMIT, MISSOURI**



# CID DISTRICT MAP



**SITE DATA**

LOT #	LOT AREA	GA. SQ. FT.	PARKING SPACES	PARKING FTD.
1	7.4	400	10	142,100 SF
2	5.8	300	17	161,100 SF
3	2.1	125	6	77,100 SF
4	1.5	80	10	58,100 SF
5	20	1,000	32	423,100 SF
6	12	600	18	181,100 SF
7	5.5	300	17	181,100 SF
8	6.5	350	17	171,100 SF
9	4	200	14	121,100 SF
10	3.5	175	10	121,100 SF
11	2.4	120	10	121,100 SF
12	5.7	300	10	141,100 SF
13	1.8	90	8	141,100 SF
14	1.1	60	12	121,100 SF
TOTAL	75.2	3,750	180	1,911,000 SF

NOTES:  
 1. SEE CONSTRUCTION  
 2. DRIVE/ROAD  
 3. ADDRESS/BOX  
 4. METEORIC

ISSUED FOR:  
LEASE ASSISTANCE



1000 N. MISSOURI  
SUMMIT, MISSOURI 64083  
 ADDRESS: 1000 N. MISSOURI  
 PHONE: 660-261-1111

**Summit Orchard**  
 Chipman Road & NW Ward Road  
 Lee's Summit, Missouri

DATE	08/14/2018
PROJECT	Summit Orchard
CLIENT	Lee's Summit
SCALE	1" = 60'



SCALE: 1" = 60'  
**V 16**  
 08/14/2018



# FINANCIALS

- ▶ Project Cost: ~\$50 Million
- ▶ Current Property Taxes: \$5,488 per year
- ▶ Current Sales Taxes: \$0 per year
- ▶ Estimated Annual Property Taxes: \$1,395,200
- ▶ Estimated Annual Sales Taxes: \$442,500



# HIGHLIGHTS

- ▶ New Jobs
- ▶ New Restaurants
- ▶ New Retailers
- ▶ Public Open/Social Space
- ▶ Public art
- ▶ High Quality Development



# INCENTIVE REQUEST

- ▶ Tax Increment Financing:
  - ▶ Property Tax Redirection: \$0
  - ▶ Sales Tax Redirection: \$0
- ▶ Tax Abatement (Ch. 99/353): \$0
- ▶ Tax Exemption (Ch. 100): \$0
- ▶ Private Improvements: \$0
- ▶ Community Improvement District:
  - ▶ 1% Add-On Sales Tax: \$3,524,126

