



Application Number: PL2025241 & 249
Application Type: Commercial Preliminary Development Plan & SUP
Application Name: View High Sports Complex
Location: 3301 NW Ashurst Dr

The requested modification is to the UDO maximum height allowance for the CP-2 zoning district to allow for the construction of the Sports Dome to a height of 75 feet.

- The Dome will be utilized from November to March to extend the use of the outdoor soccer field.
- The dome will be white in color
- There will be no signage on the Dome

Background of this request

The construction plans for the Temporary Dome Facility will utilize forced air to inflate and provide the structure for the dome. The dome profile necessary to maintain the inflated structure creates a maximum height of 75 feet. The dome is entirely supported by forced air requiring no structure within the interior of the system which provides flexibility with storage, installation and removal.

The Site Line Study provided illustrates the minimal amount of the dome that will be visible due to existing structures, trees and distance from the roadway. The dome will utilize interior lighting that will reduce the impact of the field lighting, provide sound reduction for the noise associated with play on the field and reduce potential noise from the overall use of the Sports Facility.

While this modification request is 35 feet above the maximum structure height in CP-2 this request has site exceptions that are specific to this site

- The dome facility is located
 - 838 feet from View High Drive
 - 300 feet from west property line of Edgewood Trail
 - 1,037 feet from Chipman Road
- The dome facility is partially screened on the north and west by existing buildings
- Existing vegetation on the west, south and east side of the site are to remain, with some trees being mature and extending 25+ feet in height
- The facility is temporary and will only be utilized for a portion of the year

Please direct any questions or concerns to Matthew Schlicht at 816-623-9888 ext. 01