

BILL NO. 24-095

AN ORDINANCE APPROVING A PRELIMINARY DEVELOPMENT PLAN FOR AN ACCESSORY DWELLING UNIT ON LAND LOCATED AT 512 NE PROMISED VIEW DRIVE, 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.

WHEREAS, Application #PL2024-064 submitted by Starr Homes., requesting approval of a Preliminary Development Plan in District R-1 on land located at 512 NE Promised View Drive was referred to the Planning Commission to hold a public hearing; 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 public hearings for the consideration of the Preliminary Development Plan on May 9, 2024, 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 June 6, 2024, 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 on the following described property:

TIFFANY WOODS, LOTS 4C AND 7C -- LOT 4C

SECTION 2. That the following conditions of approval apply:

1. A modification shall be granted to the maximum allowable size of an Accessory Dwelling Unit (ADU), to allow for a 1,971 sq. ft. ADU.
2. Development shall be in accordance with the Preliminary Development Plan dated November 30, 2023.
3. Development shall be in accordance with the plot plan dated April 17, 2024.

SECTION 3. Development shall be in accordance with the Preliminary Development Plan dated November 30, 2023, and plot plan dated April 17, 2024, appended hereto as Attachments A and B, respectively.

SECTION 4. Nonseverability. All provisions of this ordinance are so essentially and inseparably connected with, and so dependent upon, each other that no such provision would be enacted without all others. If a court of competent jurisdiction enters a final judgment on the merits that is not subject to appeal and that declares any provision or part of this ordinance void, unconstitutional, or

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unenforceable, then this ordinance, in its collective entirety, is invalid and shall have no legal effect as of the date of such judgment.

SECTION 5. That failure to comply with all of the provisions contained in this ordinance shall constitute violations of both this ordinance and Chapter 33, the City's Unified Development Ordinance, of the Code of Ordinances for the City of Lee's Summit.

SECTION 6. That this ordinance shall be in full force and effect from and after the date of its passage and adoption, and approval by the Mayor.

PASSED by the City Council of the City of Lee's Summit, Missouri, this _____day of _____, 2024.

Mayor *William A. Baird*

ATTEST:

City Clerk *Trisha Fowler Arcuri*

APPROVED by the Mayor of said city this _____ day of _____, 2024.

Mayor *William A. Baird*

ATTEST:

City Clerk *Trisha Fowler Arcuri*

APPROVED AS TO FORM:

City Attorney *Brian W. Head*