

August 31, 2016

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RE: Paragon Star, application number [PL2016135](#)

Planning & Codes Admin

To whom it may concern:

I am against this development for a number of reasons, I will try to keep it concise.

First, the devastation that this will have on a beautifully natural low lying area. It will disturb the deer, the raccoons, the opossums, the snakes, the bats not to mention blue birds, hummingbirds, hawks, golden finches, and the list could go on. I understand some of the bats could be endangered and we need to be aware how everything we do to the environment of the animals eventually comes back to our wellbeing.

Second, I have to say the whole concept doesn't make sense to me. Let's say you move the whole development to the top of an already cleared hill, then you have soccer fields, occupied by kids and their families. And you have upper scale apartments, which says to me couple and singles without kids. And you have restaurants and bars. And boutique shopping. And a movie theatre. And a bowling alley.

So, if I am a couple or a single without kids living in an upscale apartment, why do I want all of these noisy rude disrespectful kids all over the place? Why do I want to mess with the traffic in and out and all around for the soccer fields? Besides, why do we need these soccer fields, if there is a larger development going up in Grandview, one with more soccer fields, 3 hotels and 21,000 feet for restaurants (Gateway Village)?

And if you are a kid playing soccer and their family, why do you want to have to negotiate around restaurants and bars, where these upscale apartment dwellers hang out and drink too much.

What about the boutique shopping? What do you have in downtown Lee's Summit? Adorable downtown area. So are you trying to pull people out of downtown and out here on the outskirts of your town? How does that benefit you?

And the movie theatre? I heard they were putting a movie theatre at View High Drive and 3<sup>rd</sup> street and there is already a movie theatre 2 exits up off of I 470, we need another one?

You have a beautiful entrance to you city. It looks like small town USA. Very green. By making this change it will just make Lee's Summit like every other suburb. The same as Overland Park, or Lenexa, just a blur of apartments and hotels and strip malls.

Lastly, I am seriously concerned about the traffic issue. Today I have had a car in my front yard and a car on its roof in a ditch just a few feet south of my house. Obviously these wrecks had nothing to do with Paragon Star, I am just pointing out that people drive too fast on this street and adding more traffic to it is not going to help this situation at all.

So, what is my solution to the problem, I actually have a first, second and third choice for a resolution of the problems.

First. Don't build this here. It is an inappropriate place for this development too big of a cost with very little benefit.

Second, if something is going to be built here, build the soccer fields, extend the Katy trail and make it a park. Leave the movie theatre up the street, let the upscale apartments stay at Longview College. There are currently 436 unrented houses and 643 unrented apartments in Lee's Summit, leave the restaurants and bars where they are, at Longview and the shopping malls one exit up and downtown Lee's Summit ( I stopped counting at 60 restaurants within 10 miles) Keep your boutique shops in your adorable quaint downtown area.

Third, if this strip mall and apartments and soccer field is going in as planned and nothing I have mentioned is going to change your plans, then at the very least, I feel that two things need to happen.

1. View High Drive should be turned into a one way street from the corner of "Harris Ave" down to then entrance of this development. That will keep people from driving up View High Drive and crashing into my yard, and the ditch and other cars. There is NO REASON for people to drive north on View High Drive, If they want to go into Raytown, just go down to Raytown Road and go North on it, a MUCH better road for traffic.

2. Put up a 12 foot fence where your strip mall backs up to my property. I don't want anyone coming on my property, sitting at my picnic table and getting caught in my barb wire fence or getting bit by one of the snakes on my property and suing me for having an attractive nuisance. My life will be altered forever in a very negative way, and you know the saying. Good fences make Good neighbors, so I feel like it is the least (and I do mean the VERY least) that you could do considering all of the damage that you will be doing.

I had made plans to be at the meeting in August, but by the time I found out it had been moved to September I was already scheduled out of town on business. So, unless those plans change I will not be able to make this meeting. So, please accept this letter as my official protest and my version of a resolution.

Thank you for taking your time to read.

Linda Hartman  
9935 View High Drive  
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