



Waiver Request Letter  
July 24, 2018  
Reece and Nichols  
Lee's Summit, MO

**REECE AND NICHOLS**

Application No. PL2018100

The developer would like to request a modification to the following UDO requirements. The modification will allow the parking lot to be a more consistent design with the adjacent downtown development area. The construction will provide adequate landscaping and additional parking for the downtown area.

-Landscape screening

-Reduction in landscaping materials required by UDO. The required amount of landscape required by the UDO is not viable on this site and the proposed landscaping will meet the intent of the UDO.

-Parking Setback reduction to 10 feet from the property lines. This will allow the parking area to be more consistent with the existing developments within the downtown area

-Floor to Area Ratio is request to increase to 1.2 to allow for the construction of the multi-level building. This request is consist with the desire of the City staff to increase the usable area within the downtown core.

Feel free to contact me should you have any addition questions regarding this project.

Thank You,

Matt Schlicht

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