



The City of Lee's Summit

Final Agenda

City Council - Regular Session

Tuesday, July 8, 2025

6:00 PM

City Council Chambers
and Via Video Conference

220 SE Green Street

Lee's Summit, MO 64063

REGULAR SESSION NO. 43

Notice is hereby given that the City Council for the City of Lee's Summit will meet in Regular Session on Tuesday, July 8, 2025 at 6:00 pm in person and via video conference as provided by Section 2-50 of the City of Lee's Summit Code of Ordinances, adopted by the City Council on June 15, 2021, Ordinance No. 9172. Persons wishing to comment on any item of business on the agenda, including public testimony during a Public Hearing, via video conference may do so by sending a request prior to 5:00 p.m. on Monday, July 7, 2025, to the City Clerk at clerk@cityofls.net to attend the meeting on the video conferencing platform. The City Clerk will provide instructions regarding how to attend by this method. The meeting can be viewed on the City's YouTube Channel ([YouTube.com/@cityofls](https://www.youtube.com/@cityofls)), the City's website (WatchLS.net) and on various cable providers (Spectrum Channel 2 & Comcast Channel 7).

Preliminaries:

- A. Invocation
- B. Pledge of Allegiance
- C. Call to Order
- D. Roll Call

1 Approval of Agenda

2. Approval of Consent Agenda:

Items on the Consent Agenda are routine business matters or proposed ordinances approved unanimously by the Council on First Reading. Consent agenda items may be removed by any Councilmember for discussion as part of the regular agenda.

- A. [2025-6983](#) Approval of City Council Action Letter for July 1, 2025.

- B. [BILL NO. 25-121](#) An Ordinance vacating utility easements located at 25 NW Tudor Road and 818 NE Douglas Street in the City of Lee's Summit, Missouri.
(Note: First read by Council on July 1, 2025. Passed by unanimous vote.)

Presenter: C. Todd Allenbrand, Applicant Representative
Adair Bright, AICP, Senior Planner

- C. [BILL NO. 25-122](#) An Ordinance vacating a private access and utility easement located at 2320 SE Blue Parkway in the City of Lee's Summit, Missouri.
(Note: First read by Council on July 1, 2025. Passed by unanimous vote.)
Presenter: Matt Schlicht, PE, Applicant Representative
Adair Bright, AICP, Senior Planner
- D. [BILL NO. 25-123](#) An Ordinance vacating a portion of certain easements located at 1001 & 1005 SW Blue Parkway in the City of Lee's Summit, Missouri.
(Note: First read by Council on July 1, 2025. Passed by unanimous vote.)
Presenter: Tara Limbach, Applicant Representative
Hector Soto, Jr., AICP, Senior Planner
- E. [BILL NO. 25-124](#) An Ordinance accepting Final Plat entitled, "The Townhomes at Chapel Ridge, 3rd Plat, Lots 20-42 & Tracts E-1", as a subdivision to the City of Lee's Summit, Missouri.
(Note: First read by Council on July 1, 2025. Passed by unanimous vote.)
Presenter: Matt Schlicht, PE, Applicant Representative
Hector Soto, Jr., AICP, Senior Planner

3. Council Roundtable

Council Roundtable is reserved for items of general interest, community announcements and other such information. Council may ask for clarification or give direction about agenda items or discuss items of an emerging nature.

4. Presentations:

- A. [2025-6987](#) Presentation: Little Blue Valley Watershed Study
Presenter: Tom Jacobs, MARC
George Binger, PE, CFM, Deputy Director Public Works/City Engineer

5. Public Hearings:

Proposed ordinances considered after a public hearing will be read for the first time and forwarded to a future City Council meeting for second reading, unless deemed to be an emergency as defined in Sec. 3.13(f) of the Lee's Summit Charter. Five affirmative votes are required for approval of second reading.

- A. [2025-6883](#) Public Hearing: Application #PL2024-319 - PRELIMINARY DEVELOPMENT PLAN - 150 & Ward Apartments, 3620 SW Ward Road; Milhaus Development, applicant.
(Note: This application was continued from May 20, 2025 and June 17, 2025 per the applicant's request.)
Presenter: Devon Coffey, Applicant Representative
Adair Bright, AICP, Senior Planner
- 1) [BILL NO. 25-125](#) An Ordinance approving a Preliminary Development Plan for land located at 3620 SW Ward Road for 150 & Ward Apartments, 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.
Presenter: Adair Bright, AICP, Senior Planner
- B. [2025-6967](#) Public Hearing: Chapter 100 Plan for the Milhaus Apartments Project; Hwy 150 & Ward Road, LLC, applicant
Presenter: Curt Petersen, Polsinelli PC, for Developer
David Bushek, Chief Counsel of Economic Development and Planning

- 1) [BILL NO. 25-126](#) An Ordinance approving a plan for a Chapter 100 Project for the Milhaus Apartments Project.

Presenter: Curt Petersen, Polsinelli PC, for Developer
David Bushek, Chief Counsel of Economic Development and Planning

6. Public Comments:

Anyone wishing to address the Mayor and Council during Public Comments will be limited to 3 minutes. Each speaker must fill out a Public Comment Card. The Public Comment Cards are located at the entrance of Council Chambers. After completion, the card is to be given to the City Clerk. Please be concise with comments and respect the 3 minute time limit.

7. Resolutions:

- A. [RES. NO. 25-16](#) A Resolution approving the appointment of an successor directors to the board of directors of the Raintree 150 Center Community Improvement District.

Presenter: Trisha Fowler Arcuri, City Clerk

8. Committee Reports

Committee chairs report on matters held in Committee.

9. Council Comments:

(NOTE: Total time for Council Comments will be limited to 5 minutes.)

10. Staff Roundtable

Staff Roundtable is reserved for items of general interest, community announcements and other such information; however, staff may ask for clarification or direction from the council related to items on the agenda or for items of an emergency nature for which insufficient time exists for adding to the agenda.

11. Adjournment

Unless determined otherwise by the Mayor and City Council, no new agenda items shall be considered after 11:00 p.m.

For your convenience, City Council agendas, as well as videos of City Council and Council Committee meetings, may be viewed on the City's Legislative Information Center website at "lsmo.legistar.com"