



The City of Lee's Summit

Final Agenda

City Council - Regular Session

Tuesday, May 6, 2025

6:00 PM

City Council Chambers
and Via Video Conference
220 SE Green Street
Lee's Summit, MO 64063

REGULAR SESSION NO. 36

Notice is hereby given that the City Council for the City of Lee's Summit will meet in Regular Session on Tuesday, May 6, 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, May 5, 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](https://www.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. [2025-6858](#) Approval of City Council Action Letter for April 22, 2025.

- B. [2025-6942](#) Mayor's Appointments (Simple Majority):
Lee's Summit Visitors Bureau: Appoint Rachel Mitchell (LSR7 Rep) to replace Christina Hocker, term to expire 10-10-25.
Parks and Recreation Board: Reappoint Casey Crawford, Lawrence Bivins and Melinda Aulenbach, terms to expire 5-31-28.
Water Utilities Advisory Board: Reappoint Kyle Gorrell, terms to expire 3-1-28.

3. Mayor's Appointment of the Mayor Pro Tempore:

Per City Charter, Section 3.4. Mayor Pro Tempore. (a) Election and Qualification: The Mayor shall appoint annually, not later than the first regular meeting of the City Council in May, a Mayor Pro Tempore.

- A. [2025-6945](#) Mayor's appointment of the Mayor Pro Tempore

Presenter: Mayor Baird

4. 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.

5. Proclamations:

- A. [2025-6818](#) Proclamation: National Public Service Week - May 4 - 10, 2025

Presenter: City of Lee's Summit Staff

- B. [2025-6827](#) Proclamation: Historic Preservation Month - May 2025

Presenter: Cultural Commission members and City Staff

- C. [2025-6933](#) Proclamation: National Travel and Tourism Week - May 4 - 10, 2025

Presenter: Cori Day, Executive Director and members of Lee's Summit Visitors Bureau

- D. [2025-6829](#) Proclamation: National Drinking Water Week - May 4 - 10, 2025

Presenter: Water Utilities Department Staff

- E. [2025-6830](#) Proclamation: Bike and Walk Month - May 2025

Presenter: Wellness Commission members and City Staff

- F. [2025-6931](#) Proclamation: Mental Health Awareness Month - May 2025

Presenter: Wellness Commission and City Staff

6. 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. [2025-6803](#) Public Hearing: Application #PL2025-019 - Rezoning from R-1 to TNZ and Preliminary Development Plan - 100 NE Douglas Street, Engineering Solutions, LLC, applicant.
(NOTE: This application was continued from April 22, 2025 per staff's request.)

Presenter: Matt Schlicht, PE Applicant Representative
Adair Bright, AICP, Senior Planner

- 1) [BILL NO. 25-083](#) An Ordinance approving rezoning from District R-1/NSO (Single-Family Residential/Neighborhood Stabilization Overlay) to District TNZ (Transitional Neighborhood Zone) and Preliminary Development Plan on approximately 0.44 acres of land located at 100 NE Douglas Street, all in accordance with the provisions of Chapter 33, Unified Development Ordinance, of the Code of Ordinances for the City of Lee's Summit, Missouri.

Presenter: Adair Bright, AICP, Senior Planner

- B. [2025-6848](#) Public Hearing: Application #PL2025-020 - Rezoning from AG to R-1 - 1548 NE Woods Chapel Road; Engineering Solutions, LLC, applicant.
(NOTE: This application was continued from April 22, 2025 per staff's request.)

Presenter: Matthew Schlicht - Applicant Representative
Ian Trefren, Planner

- 1) [BILL NO. 25-084](#) An Ordinance approving a rezoning from District AG (Agricultural) to District R-1 (Single-Family Residential) on approximately 9.59 acres of land located at 1548 NE Woods Chapel Road, all in accordance with Chapter 33, the Unified Development Ordinance, of the Code of Ordinances for the City of Lee's Summit, Missouri.

Presenter: Ian Trefren, Planner

- C. [2025-6862](#) Public Hearing: Application #PL2024-280 Special Use Permit renewal for mini-warehouse facility - StorageMart, 465 SE Oldham Parkway; New TKG-Storage Mart Partners Portfolio, applicant.

Presenter: John Mullane, Applicant's Representative
Claire Byers, Senior Planner

- 1) [BILL NO. 25-085](#) An Ordinance granting a Special Use Permit renewal for a mini-warehouse facility in District PI (Planned Industrial) on land located at 465 SE Oldham Parkway for a period of ten (10) years, all in accordance with Article 6 of the Unified Development Ordinance for the City of Lee's Summit, Missouri.

Presenter: Claire Byers, Senior Planner

- D. [2025-6852](#) Public Hearing: Application #PL2024-327 Special Use Permit renewal for mini-warehouse facility - StorageMart, 953 SE Oldham Parkway; New TKG-Storage Mart Partners Portfolio, applicant.

Presenter: John Mullane, Applicant's Representative
Claire Byers, Senior Planner

- 1) [BILL NO. 25-086](#) An Ordinance granting a Special Use Permit renewal for a mini-warehouse facility in District PI (Planned Industrial) on land located at 953 SE Oldham Parkway for a period of ten (10) years, all in accordance with Article 6 of the Unified Development Ordinance for the City of Lee's Summit, Missouri.

Presenter: Claire Byers, Senior Planner

7. 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.

8. Presentations:

- A. [2025-6913](#) Presentation: Conceptual Economic Development Incentive Request for the Ward & 150 Apartment Project at 3620 SW Ward Road; Milhaus Development, applicant

Presenter: Curt Petersen, Polsinelli law firm, for applicant
David Bushek, Chief Council of Economic Development & Planning

9. Resolutions:

- A. [RES. NO. 25-10](#) A Resolution approving the appointment of successor directors to the board of directors of the Downtown Lee's Summit Community Improvement District.

Presenter: Christal Weber, Assistant City Manager

- B. [RES. NO. 25-11](#) A Resolution approving the appointment of successor directors to the Board of Directors of the Valle Vista Community Improvement District.

Presenter: Trisha Fowler Arcuri, City Clerk

10. Proposed Ordinances Forwarded from Committee:

The following proposed ordinances were considered by a Council Committee and are presented to the Council for two readings and adoption.

- A. [BILL NO. 25-087](#) An Ordinance authorizing the use and terms with multiple dealerships for the purchase of vehicles and trucks for a period of one year with the option to renew for four additional one year periods. (F&BC 4/21/25)

Presenter: Mark Stinson, Fleet Manager

11. Proposed Ordinances - First Reading:

The proposed ordinances presented for first reading may include items with a previous hearing; an item brought directly to the City Council without a recommendation from a Council Committee; or, items forwarded from citizen Boards or Commissions. Five affirmative votes are required for approval of second reading.

- A. [BILL NO. 25-088](#) An Ordinance accepting Final Plat entitled, "Kensington Farms, 7th Plat, Lots 279 thru 324," as a subdivision to the City of Lee's Summit, Missouri.
Presenter: Claire Byers, Senior Planner

12. Committee Reports

Committee chairs report on matters held in Committee.

13. Council Comments:

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

14. 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.

15. Adjournment

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