

Diventures

Preliminary Development Plan

#PL2022-198

August 23, 2022



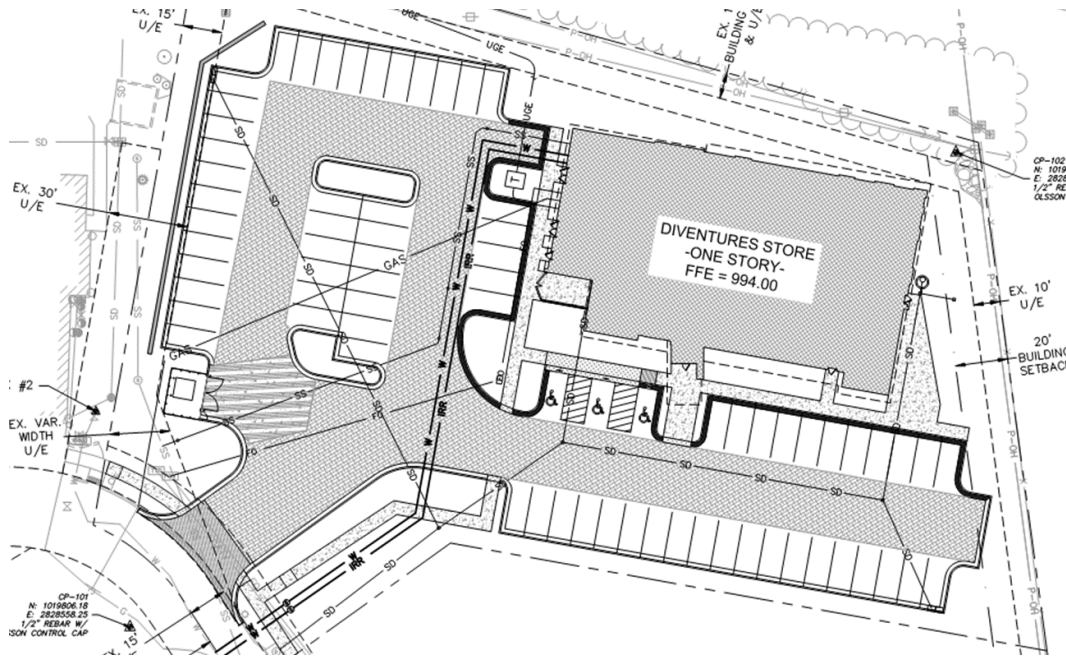
LEE'S SUMMIT
MISSOURI



Yours Truly



Zoning Map



of Buildings

- 1

Building Height

- 26' 6"

Building Size

- 9,910 sq. ft.

of Stories

- 1

Floor Area Ratio

- 0.139

Proposed Parking

- 73

Comp Plan

- Commercial

Existing Zoning

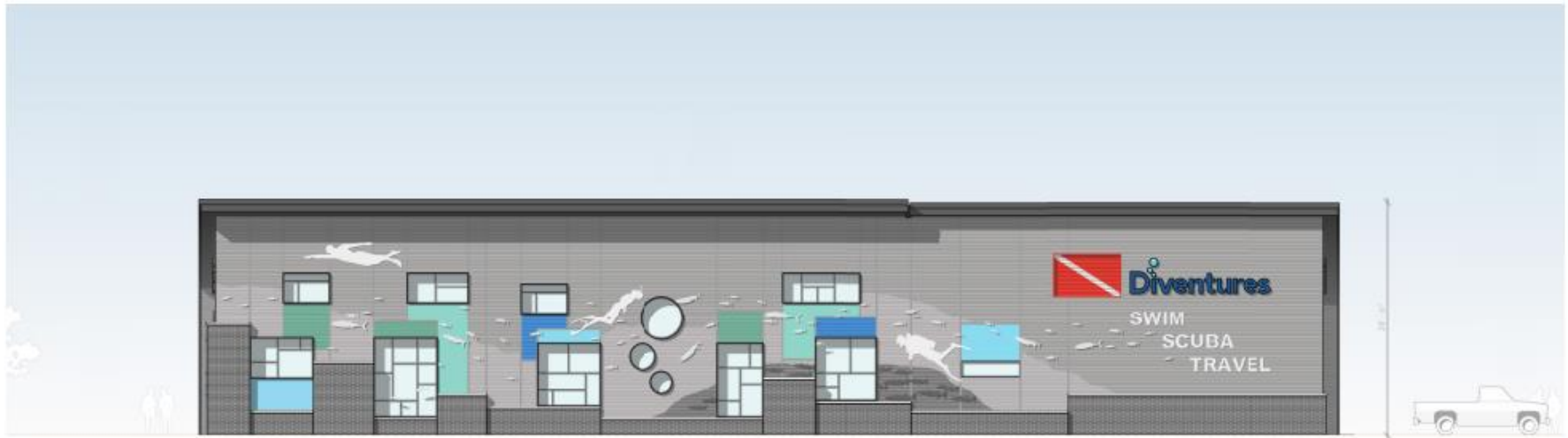
- CP-2

Land Use

- 65.3% Impervious
- 34.7% Pervious



Project Information



fiber-cement board siding

oak

soft

painted brick

standing seam

blurred diver lettering

polycarbonate / similar

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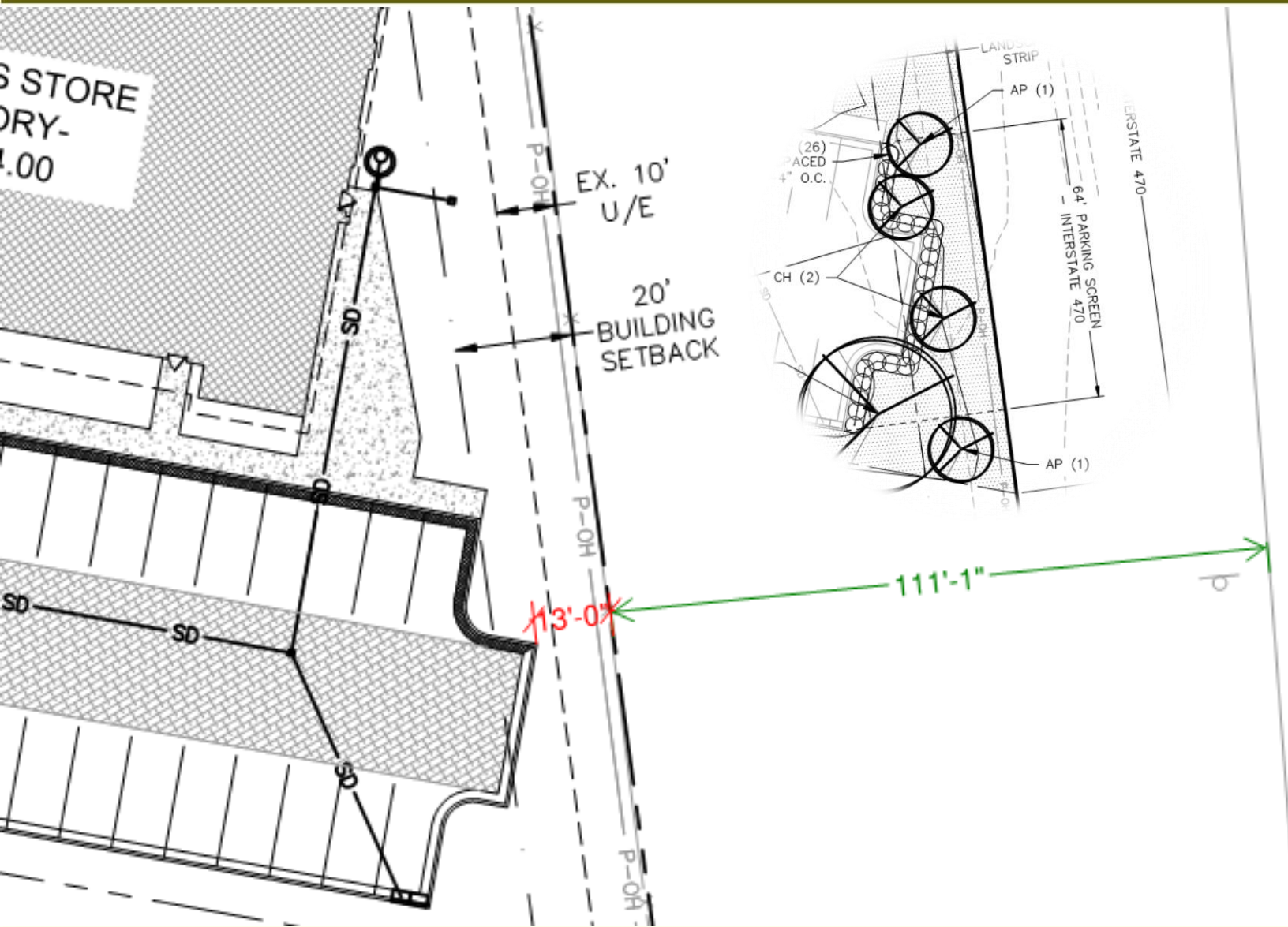
N (top) and S (bottom) elevations - 1" = 12'



- 
 fiber-cement board siding
- 
- 
- 
- 
- 
 wood look printed aluminum
- 
 soft
- 
 painted brick
- 
 standing seam
- 
 illuminated channel lettering
- 
 polycarbonate / similar

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E (top) and W (bottom) elevations - 1" = 12'



INTERSTATE 470
 (APPROACH RAMP)



Requested Modifications



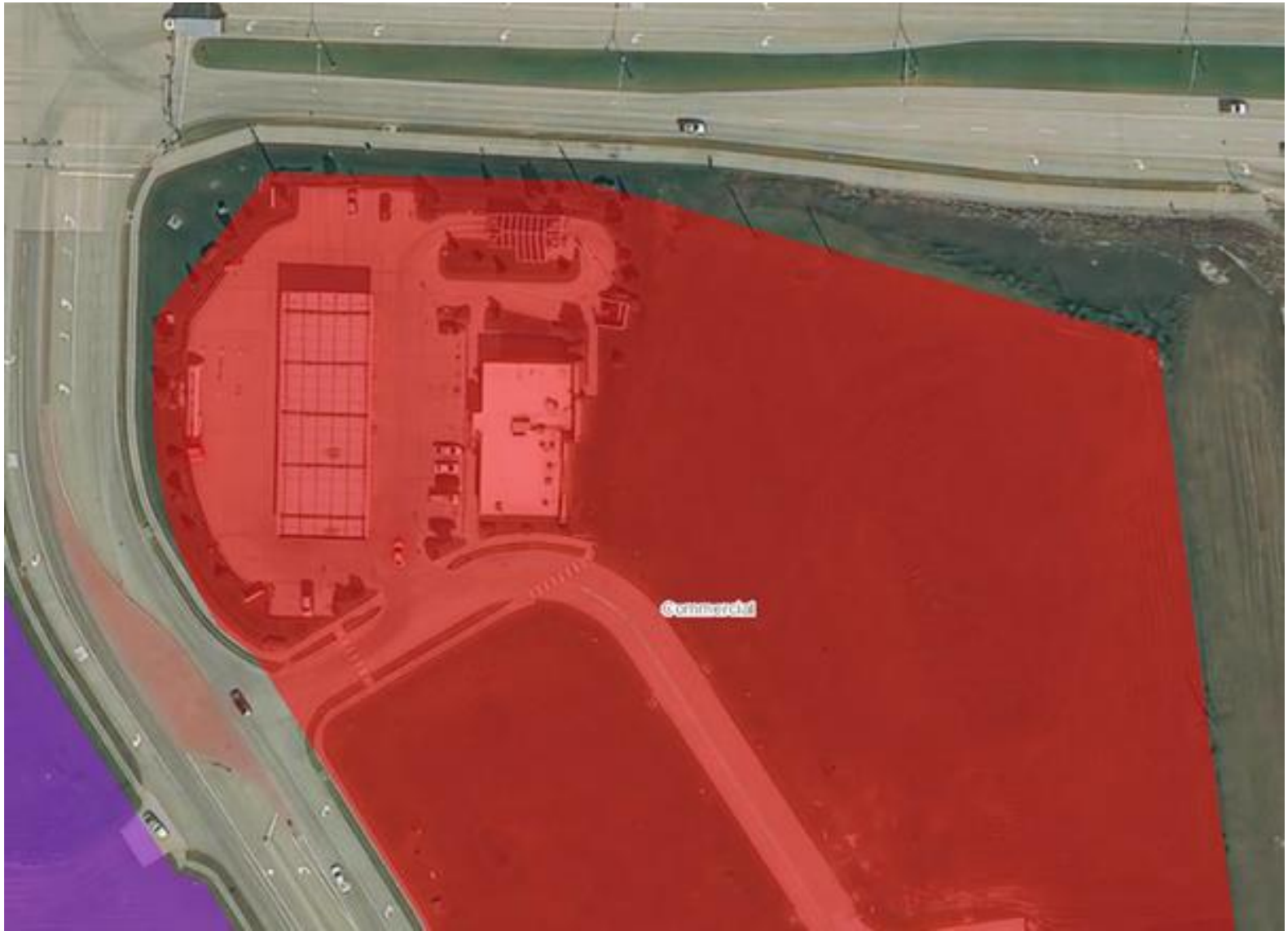
LS

Sign Package



LS

Sign Package



LS

Staff Analysis

1. A modification to the required 20' parking lot setback shall be granted, to allow for a 13' parking lot setback on the side (eastern) property line adjacent to the I-470 MoDOT right of way.
2. Eight (8) total attached wall signs shall be approved as shown on the Sign Analysis, received June 28, 2022.
3. The “dive flag” signs located on the east and west façades of the wing wall shall be reduced in size so that they do not exceed 10% of the building façade they are placed on according to the UDO standard.
4. Development shall be in accordance with the preliminary development plan dated June 28, 2022.