

The City of Lee's Summit

Action Letter

Planning Commission

Thursday, September 25, 2025

5:00 PM

City Council Chambers

City Hall

220 SE Green Street

Lee's Summit, MO 64063

1. Call to Order

2. Roll Call

Present: 8 - Chairperson Dana Arth
Vice Chair Terry Trafton
Commissioner Shari Frazier
Commissioner Jessica Gronau
Commissioner Tanya Jana-Ford
Commissioner Mark Kitchens
Commissioner Jake Loveless
Commissioner Ed Yerington

Absent: 2 - Commissioner Randy Benbrook
Commissioner Chip Touzinsky

3. Approval of Agenda

A motion was made by Vice Chair Trafton seconded by Commissioner Yerington, that this agenda be approved. The motion carried unanimously.

4. Approval of Consent Agenda

A motion was made by Commissioner Yerington seconded by Vice Chair Trafton, that the Consent Agenda be approved. The motion carried unanimously.

A. [BILL NO. 25-190](#) An Ordinance accepting Final Plat entitled, "Pine Tree Farms Estates, Lots 1-5", as a subdivision to the City of Lee's Summit, Missouri.

B. [2025-7201](#) Approval of the September 11, 2025, Planning Commission Action Letter

5. Public Comments

Public comments by Teresa Vollenweider regarding rezoning from agricultural to residential.

6. Public Hearings

A. [2025-7204](#) Public Hearing: Application #PL2024-127 - Preliminary Development Plan for one duplex building - 102 NW Orchard Street; Steven Froehlich, applicant

A motion was made by Commissioner Jana-Ford, seconded by Commissioner Yerington, that this application be recommended for approval to the City Council - Regular session, due back on 10/21/2025, subject to the condition for approval detailed in the staff letter. The motion carried unanimously.

1) [TMP-3464](#) An Ordinance approving a Preliminary Development Plan for a duplex on

approximately 0.53 acres of land located at 102 NW Orchard St., 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.

- B. [2025-7203](#) Public Hearing: Application #PL2025-221 - Unified Development Ordinance Amendments to Article 8, Section 6.1590 and Section 6.1680 pertaining to Special Event Permits and Article 9, Section 9.220 pertaining to Temporary Signs, City of Lee's Summit, applicant.

A motion was made by Commissioner Gronau, seconded by Commissioner Jana-Ford, that this Application be recommended for approval to the City Council - Regular Session, due back on 10/7/2025. The motion carried unanimously.

- 1) [BILL NO. 25-188](#) An Ordinance amending Chapter 33 of the Lee's Summit Code of Ordinances, Article 6 pertaining to special events and mobile food vending and amending Article 9 pertaining to temporary signs for a specified time period during the 2026 FIFA World Cup; City of Lee's Summit, applicant.

7. Roundtable

Planning Manager, Shannon McGuire reminded the Commissioners in December City Council will host a joint meeting with the Planning Commission. A reminder will be sent out to hold the date and more information will follow.

8 Adjournment

There being no further business, Chairperson Arth adjourned the meeting at 5:42 pm.

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