

LEE'S SUMMIT PLANNING COMMISSION ACTION LETTER

Tuesday, September 13, 2016

OPENING ROLL CALL:

Mr. Jason Norbury, Chair	Present	Mr. Brandon Rader	Present
Ms. Colene Roberts, Vice Chair	Present	Mr. Frank White III	Absent
Mr. Beto Lopez	Present	Mr. Fred DeMoro	Present
Mr. Donnie Funk	Present	Mr. Fred Delibero	Present
Mr. Nate Larson	Absent		

Also present were: Hector Soto, Jr., Planning Division Manager; Christina Stanton, Senior Planner; Chris Hughey, Project Manager; Michael Weisenborn, Project Manager; Kent Monter Development Engineering Manager; Michael Park, City Traffic Engineer; Brian Head, City Attorney; Kim Brennan, Permit Tech and Jim Eden, Assistant Fire Chief II.

1. APPROVAL OF AGENDA:

PLANNING COMMISSION ACTION: On motion of Mr. Delibero and seconded by Ms. Roberts, the Planning Commission voted unanimously by voice vote to **APPROVE** the Agenda as published.

CONSENT AGENDA

- A. **Appl. #PL2016-098 – FINAL PLAT –** Napa Valley, 3rd Plat, Lots 116-146; MAR Investments, Inc., applicant
- B. **Appl. #PL2016-136 – VACATION OF EASEMENT –** 251 SW Greenwich Dr; Cosentino's Food Stores, applicant
- C. **Minutes** of the August 23, 2016, Planning Commission meeting

PLANNING COMMISSION ACTION: On motion of Mr. Delibero and seconded by Ms. Roberts, the Planning Commission voted unanimously by voice vote to **APPROVE** the Consent Agenda as published

PUBLIC HEARINGS:

<p>2. Continued Appl. #PL2016-114 – PRELIMINARY DEVELOPMENT PLAN – approximately 7.11 acres located at the southeast corner NW Blue Pkwy and NW Colbern Rd for the proposed Summit Village; Newmark Grubb Zimmer, applicant (<i>continued to a date certain of September 27, 2016, at the applicant's request</i>)</p>

- 3. **Appl. #PL2016-135 – REZONING from AG and CP-2 to PMIX and PRELIMINARY DEVELOPMENT PLAN –** Paragon Star, approximately 120 acres located at the northeast corner of NE View High Dr and I-470; Paragon Star, LLC, applicant

PLANNING COMMISSION ACTION: On motion of Mr. Delibero and seconded by Mr. DeMoro, the Planning Commission voted unanimously by voice vote to recommend **APPROVAL** of **Appl. #PL2016-135 – REZONING from AG and CP-2 to PMIX and PRELIMINARY DEVELOPMENT PLAN –** Paragon Star, approximately 120 acres located at the northeast

corner of NE View High Dr and I-470; Paragon Star, LLC, applicant, subject to staff's letter dated September 9, 2016, modifying recommendation Item #8 to read "*The Developer shall execute a mutually satisfactory development agreement with the City, which addresses, at a minimum, the road improvements recommended in the Transportation Impact Analysis dated September 9, 2016 and water line improvements described in GBA's letter, dated August 23, 2016. No building permits shall be issued for any structure in the development until written proof is provided to the City that the development agreement has been recorded in the Jackson County Records' Office*" and adding language to Item #9 under the Code and Ordinance Requirements to read "*In lieu of a "no rise" certificate, applicant may submit a CLOMR/LOMR to FEMA for evaluation.*"

OTHER AGENDA ITEMS:

PUBLIC COMMENTS - None

ROUNDTABLE - None

ADJOURNMENT – Meeting adjourned at 6:25 p.m.