

AN ORDINANCE GRANTING A SPECIAL USE PERMIT FOR MINI-STORAGE IN DISTRICT PI-1 ON LAND LOCATED AT 1650 SW MARKET FOR A PERIOD OF 15 YEARS, ALL IN ACCORDANCE WITH ARTICLE 10 WITHIN THE UNIFIED DEVELOPMENT ORDINANCE, FOR THE CITY OF LEE'S SUMMIT, MISSOURI.

WHEREAS, Application #2002-314 submitted by Strickland Construction, for U-Haul, requesting a special use permit for mini-storage in District PI-1, on land located at 1650 SW Market Street, was referred to the Planning Commission to hold a public hearing; and,

WHEREAS, after due public notice in the manner prescribed by law, the Planning Commission held a public hearing for the request on February 11, 2003, and rendered a report to the City Council containing findings of fact and a recommendation that the special use permit be approved; and,

WHEREAS, after due public notice in the manner prescribed by law, the City Council held a public hearing on March 6, 2003, and rendered a decision to grant said special use permit.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF LEE'S SUMMIT, MISSOURI, as follows:

SECTION 1. That the application pursuant to Section 5.310 of the Unified Development Ordinance allows mini-storage in District PI-1 with a Special Use Permit is hereby granted for a period of fifteen (15) years, with respect to the following described property:

Lot 1, Market Street Commercial Park, a subdivision of record in Lee's Summit, Jackson County, Missouri.

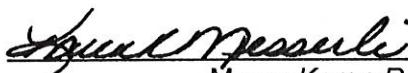
SECTION 2. That the following conditions of approval apply:

1. To meet the requirement of the UDO, the east facades of Buildings A, B, C and the existing building shall incorporate a minimum 50% of the approved building materials listed in "A" of UDO Section 7.280.
2. To meet the requirement of the UDO, the west facades of Buildings A, B, C, and the north and south façades of Buildings A and C, respectively, shall extend the use of the proposed rough textured panels. The proposed fluted stylewall panels are not an approved material per UDO Section 7.280.
3. The proposed trash enclosure shall use steel gates painted to be compatible with the color of the masonry walls and the building it is to serve.
4. All open areas not covered with other materials shall be covered with sod.
5. Two (2) additional shrubs shall be provided to meet the open yard shrub requirement.
6. The future location of Building C shall be covered with an asphalt surface.
7. No outdoor rental storage space shall be allowed on the site at any time, with the exception of rental cars and trucks of the existing U-Haul.

SECTION 3. That failure to comply with all of the provisions contained in this ordinance shall constitute violations of both this ordinance and the City Unified Development Ordinance, No. 5209.

SECTION 4. That this ordinance shall be in full force and effect from and after the date of its passage and approval.

PASSED by the City Council of the City of Lee's Summit, Missouri, this 13th day of March, 2003.



Mayor Karen R. Messerli

ATTEST:



City Clerk Denise R. Chisum

APPROVED by the Mayor of said city this 13th day of March, 2003.



Mayor Karen R. Messerli

ATTEST:



City Clerk Denise R. Chisum

APPROVED AS TO FORM:



City Attorney Robert H. Handley