



The City of Lee's Summit

Final Agenda

City Council - Regular Session

Tuesday, February 1, 2022

6:00 PM

City Council Chambers
and Via Video Conference

220 SE Green Street

Lee's Summit, MO 64063

(816) 969-1000

REGULAR SESSION NO. 57

Notice is hereby given that the City Council for the City of Lee's Summit will meet in Regular Session on Tuesday, February 1, 2022 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, January 31, 2022, 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 may be viewed on the City website at www.WatchLS.net, and various cable providers (Spectrum channel 2, Google TV channel 143, AT&T U-Verse channel 99 and Comcast channel 7) for those whose cable providers carry the City of Lee's Summit meetings.

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. [2022-4652](#) Approval of City Council Action Letter from January 18, 2022.

- B. [2022-4662](#) Mayor's Appointments:
Commission on Diversity and Inclusion: Appoint Cheri Ball to replace Melanie Harding.
- C. [BILL NO. 22-11](#) An Ordinance approving a Preliminary Development Plan on land located at 3501 SW Market Street in District CP-2, proposed Market Street Center, all in accordance with the provisions of Unified Development Ordinance, Chapter 33 of the Code of Ordinances, for the City of Lee's Summit, Missouri.
(Note: First read by Council on January 18, 2022. Passed by unanimous vote.)
Presenter: Josh Johnson, AICP, Assistant Director of Plan Services
John Davis, Applicant's Representative
- D. [BILL NO. 22-12](#) An Ordinance approving a Preliminary Development Plan on land located at 900 NW Pryor Road in District PMIX, proposed Lot 9, Streets of West Pryor, all in accordance with the provisions of the Unified Development Ordinance, Chapter 33 of the City of Lee's Summit Code of Ordinances, for the City of Lee's Summit, Missouri.
(Note: First read by Council on January 18, 2022. Passed by unanimous vote.)
Presenter: David Olson, Applicant
Josh Johnson, AICP, Asst. Director Plan Services
- E. [BILL NO. 22-13](#) An Ordinance approving the lease agreement between Sunrise Masonry, Inc. and the City of Lee's Summit, Missouri, for the use of the property at 1305 SW Jefferson Street for storage, and authorizing the Mayor to execute the same.
(Note: First read by Council on January 18, 2022. Passed by unanimous vote.)
Presenter: Mark Dunning, Assistant City Manager

3. 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.

4. Presentations:

- A. [2022-4678](#) Presentation: Pro-Active Code Enforcement
Presenter: Dan Harper P.E., Assistant Director, Development Services
Ryan Elam P.E., Director of Development Services
- 1) [RES. NO. 22-03](#) A Resolution establishing a Proactive Code Enforcement Policy to guide the enforcement of the adopted Property Maintenance Code, the Unified Development Ordinance and the Business License Code in the City of Lee's Summit, Missouri.
Presenter: Dan Harper P.E., Assistant Director, Development Services
Ryan Elam P.E., Director of Development Services
- B. [2022-4649](#) Conceptual Economic Development Incentive Request - Sales tax exemption on construction materials and real and personal property tax abatement pursuant to Chapter 100 for Zerega Pasta expansion, A. Zeregas Sons, Inc., applicant
Presenter: David Bushek, Chief Counsel for Economic Development and Planning
Mark Dunning, Assistant City Manager

- C. [2022-4654](#) Presentation: Update on Solid Waste Processing Facility

Presenter: David Bushek, Chief Counsel of Economic Development and Planning
Michael Park, Director of Public Works

5. 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. [2022-4637](#) Public Hearing: Application #PL2021-428 - Preliminary Development Plan and Application #PL2021-429 - Special Use Permit for a processing facility - Lee's Summit Processing Facility, 2101 SE Hamblen Rd; KC Dumpster Company, applicant.

Presenter: Rody Taylor, Applicant Representative
Josh Johnson, AICP, Assistant Director of Plan Services

- 1) [BILL NO. 22-14](#) An Ordinance approving a Preliminary Development Plan for a processing facility on land located at 2101 SE Hamblen Road, all in accordance with the provisions of the Unified Development Ordinance, Chapter 33 of the City of Lee's Summit Code of Ordinances, for the City of Lee's Summit, Missouri.

Presenter: Rody Taylor, Applicant Representative
Josh Johnson, AICP, Assistant Director of Plan Services

- 2) [BILL NO. 22-15](#) An Ordinance approving a Special Use Permit for a processing facility on land located at 2101 SE Hamblen Road, all in accordance with the provisions of the Unified Development Ordinance, Chapter 33 of the City of Lee's Summit Code of Ordinances, for the City of Lee's Summit, Missouri.

Presenter: Rody Taylor, Applicant Representative
Josh Johnson, AICP, Assistant Director of Plan Services

6. 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.

7. 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. 22-16](#) An Ordinance accepting Final Plat entitled The Ridge at Winterset Ridge, Lots 1601-1605 and Tract A, as a subdivision to the city of Lee's Summit, Missouri.

Presenter: Josh Johnson, AICP, Assistant Director of Plan Services
Matt Schlicht, Applicant Representative

8. Resolutions:

- A. [RES. NO. 22-04](#) A Resolution authorizing the Mayor to appoint successor directors to the I-470 and View High Community Improvement District.

Presenter: Mark Dunning, Assistant City Manager

- B. [RES. NO. 22-05](#) A Resolution expressing support for the Missouri River Runner Train Service from Amtrak and urging the State of Missouri to fully fund two round-trip trains with stops at the Lee's Summit Station. (LIRC 1/20/22)

Presenter: Brian Head, City Attorney

9. Committee Reports

Committee chairs report on matters held in Committee.

10. Council Comments:

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

11. 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.

12. Adjournment

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

For your convenience, City Council agendas, as well as videos of City Council and Council Committee meetings, may be viewed on the City's Legislative Information Center website at "lsmo.legistar.com"