

## Legislation Text

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**File #:** BILL NO. 21-110, **Version:** 2

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An Ordinance Approving a Development Agreement Between the Streets of West Pryor, LLC, and the City Of Lee's Summit, Missouri, for the Lot 7 and Tract C Development in the Streets of West Pryor Development. (Note: First read by Council on May 18, 2021. Passed by unanimous vote.)

Issue/Request:

Approve a Development Agreement for the Phase 2 development in the Streets of West Pryor project.

Key Issues:

Construction of improvements to Lowenstein Drive to urban standards that generally include curb and gutter, typical lane widths, enclosed storm sewer (as necessary), sidewalk, from Black Twig to the westernmost property line of the subject development in compliance with the Unimproved Road Policy.

Proposed City Council Motion:

I move for adoption of An Ordinance Approving a Development Agreement Between the Streets of West Pryor, LLC, and the City Of Lee's Summit, Missouri, for the Lot 7 and Tract C Development in the Streets of West Pryor Development.

Background:

On March 9, 2021, the City Council approved Ordinance No. 9090 which approved a rezoning from R-1 (single-family residential) to PMIX (planned mixed use district), PMIX (planned mixed use district) to RP-4 (planned apartment residential) and R-1 (single-family residential) to RP-4 (planned apartment residential) and preliminary development plan for approximately 20 acres, for Lot 7 (A, B and C) and Tract C in the Streets of West Pryor project. Section 2.3 of Ordinance No. 9090 provides that the developer shall execute a development agreement with the City to address the road improvements described in the Traffic Impact Analysis dated December 18, 2020. The requirement is to improve Lowenstein Drive to urban standards that generally include curb and gutter, typical lane widths, enclosed storm sewer (as necessary), sidewalk, from Black Twig to the westernmost property line of the subject development in compliance with the Unimproved Road Policy, and that these improvements shall be substantially completed prior to the issuance of any residential building permits on Tract C and that no building permits shall be issued until written proof is provided to the City that the development agreement has been recorded with the Jackson County Recorder of Deeds

Impact/Analysis:

This Development Agreement ensures that improvements to Lowenstein Drive will be constructed as required by Ordinance No. 9090. This ordinance presents no additional costs to the City.

Timeline:

Start: 2021

Finish: 2021

David Bushek, Chief Counsel of Economic Development & Planning

Staff recommends approval of this ordinance.