

COMMUNITY PROJECT/ZONING

Ordinance Fact Sheet

Ordinance Number

Brief Title

Approving the plat of Ambassador Park Sixth Plat, Lots 3A and 3B, an addition in Kansas City, Platte County, Missouri

<p>Specific Address Approximately 6.26 acres generally located at 105th and North Ambassador Drive and Interstate I-29, creating 2 lots.</p>	<p>Sponsor Jeffrey Williams, AICP, Director Department of City Planning & Development</p>
<p>Reason for Project This final plat application was initiated by MCI Partners, LLC, in order to subdivide the property in accordance with the city codes and state statutes. (The developer intends to use the lots for commercial uses.)</p>	<p>Programs, Departments, or Groups Affected City-Wide Council District(s) 2 (PL) – Loar, Fowler Other districts (school, etc.) Park Hill</p>
<p>Discussion This is a routine final plat ordinance that authorizes staff to continue to process the plat for recording. This plat can be added to the consent agenda.</p> <p>PREVIOUS CASE: Case No. 10015-GP-12 was approved by the City Plan Commission on December 14, 2006 and allowed for a final plan in District GP-2 (General Transient Retail Business) for the construction of 7 office buildings on 2 lots.</p> <p>ANALYSIS: The request is to subdivide 6.26 acres of a commercial development. Only one of 7 proposed buildings has been constructed at this time. The site is currently built with shared parking spaces to serve the entire development with a future reserved building footprint at the southwest corner of the proposed lot. The proposed request is in substantial conformance to the controlling plan.</p>	<p>Applicants / Proponents Applicant(s) MCI Partners, LLC City Department City Planning and Development Other</p>
	<p>Opponents Groups or Individuals None Known Basis of Opposition</p>
	<p>Staff Recommendation <input checked="" type="checkbox"/> For <input type="checkbox"/> Against Reason Against:</p>
	<p>Board or Commission Recommendation By: City Plan Commission February 18, 2020 <input type="checkbox"/> Approval <input type="checkbox"/> Denial <input checked="" type="checkbox"/> Approval, with conditions</p>
	<p>Council Committee Actions <input type="checkbox"/> Do Pass <input type="checkbox"/> Do Pass (as amended) <input type="checkbox"/> Committee Sub. <input type="checkbox"/> Without Recommendation <input type="checkbox"/> Hold <input type="checkbox"/> Do not pass</p>

Details

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Policy / Program Impact

Policy or Program Change N/A	<input checked="" type="checkbox"/> No <input type="checkbox"/> Yes
Operational Impact Assessment N/A	

Finances

Cost & Revenue Projections – Including Indirect Costs N/A	
Financial Impact N/A	
Fund Source and Appropriation Account Costs N/A	
Is it good for the children?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
How will this contribute to a sustainable Kansas City?	<p>This project consists of public and private improvements to replat the existing Ambassador Park 5th Plat, Lot 4 into two lots for Ambassador Park 6th Plat. The peak storm rates of storm water discharge and total runoff volume discharging to the public storm sewers will be reduced after development. This development will increase the tax base for the developed lots.</p> <p>Written by Lucas A. Kaspar, PE</p>

Fact Sheet Prepared by:
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Date:
 March 12, 2020

Reviewed by:
 Lucas A. Kaspar, PE
 Plans Review Supervisor
 Land Development Division (LDD)
 City Planning & Development

Reference or Case Numbers:

Case No. Case No. 10015-GP-12 Controlling Case

Case No. CLD-FnPlat-2019-00040 Final Plat

