



CITY PLAN COMMISSION STAFF REPORT

City of Kansas City, Missouri
City Planning & Development Department
www.kcmo.gov/cpc

June 5, 2024

Project Name
Chapter 88 Code Amendment –Street Naming Committee

Docket #1

Request
CD-CPC-2024-00066
Chapter 88 Code Amendment

Applicant
Jeffrey Williams, AICP, Director

Owner
N/A

Location City Wide
Area
Zoning
Council District
County
School District

Surrounding Land Uses
N/A

KC Spirit Playbook Alignment
N/A

Land Use Plan
N/A

Major Street Plan
N/A

APPROVAL PROCESS



PROJECT TIMELINE

N/A

NEIGHBORHOOD AND CIVIC ORGANIZATIONS NOTIFIED

Development Code Amendments do not require Neighborhood and Civic Organization notification.

REQUIRED PUBLIC ENGAGEMENT

N/A

SUMMARY OF REQUEST

This is a request to amend Chapter 88, Street Naming to clarify the process for street re-naming and approvals for honorary street naming.

KEY POINTS

- The amendment provides a process for street re-naming and revised process for honorary street names.

CONTROLLING

None.

PRIOR/ RELATED CASES

CD-CPC-2021-00204 - A request to amend Chapter 88, street naming to clarify the process for street renaming and approvals for honorary street naming to allow for other types of signs to be relocated that are a part of an eminent domain action. Ordinance No. 211122 was released by City Council on January 19, 2023.

PROFESSIONAL STAFF RECOMMENDATION

Docket #1 Recommendation
 APPROVAL

Background

Ordinance No. 211122 was introduced following the renaming of Paseo Boulevard to establish a process for street renaming and approval of honorary street naming. Case No. CD-CPC-2021-00204 was approved by City Plan Commission on December 7, 2021. Ordinance No. 211122 was released by City Council on January 19, 2023. Ordinance No. 240351 was referred to CPC by the Neighborhood, Planning and Development Committee on March 28, 2024.

CODE REVIEW/ ANALYSIS

The proposed code amendment began based on direction from CS Resolution 200838 (attached), which directed staff to amend Chapter 88 to provide process for re-naming of streets and for approving authority for honorary street names. The proposed amendment provides a formal process for re-naming of streets including notification of all adjacent landowners and everyone within 300' of the street to be renamed. The city council and the parks board (when streets under their jurisdiction) can initiate renaming a street. City Planning Director has the authority to apply only if the change is to fix an error on a plat.

The street naming committee shall review and make recommendation to the city council. Notice shall be made to all adjacent property owners and owners within 300' of the street. The council shall have a public hearing and then with a simple majority vote, choose to approve or deny.

The other adjustment is requiring honorary street names be approved by the city council. This is to ensure those being honored meet the city council's desire for individuals that were leaders, community activist or state and national leaders.

SPECIFIC REVIEW CRITERIA

Zoning and Development Code Text Amendments (88-510-07)

In reviewing and making decisions on zoning and development code text amendments, the City Planning and Development Director, City Plan Commission, and City Council must consider at least the following factors:

- A. Whether the proposed zoning and development Code text amendment corrects an error or inconsistency in the Zoning and Development Code or meets the challenge of a changing condition;**
The amendment provides a process for street re-naming and revises the process for honorary street naming. (OA)

- B. Whether the proposed zoning and development code text amendment is consistent with adopted plans and the stated purpose of this Zoning and Development Code; and**
The proposed code amendment was prompted by direction from CS Resolution 200838. (OA)

- C. Whether the proposed zoning and development code text amendment is in the best interests of the City as a whole.**
This amendment will establish a clear process for street renaming and honorary street name establishment. (OA)

ATTACHMENTS

1. Applicants Submittal – Ord. No. 240351
2. Compared Version
3. CS Resolution No. 200838

PROFESSIONAL STAFF RECOMMENDATION

City staff recommends **APPROVAL** code amendment as drafted.

Respectfully Submitted,

A handwritten signature in black ink, appearing to read "Olofu Agbaji". The signature is fluid and cursive, with the first letters of the first and last names being capitalized and prominent.

Olofu Agbaji
Planner

ORDINANCE NO. 240351

Amending Chapter 88, Code of Ordinances, by repealing Section 88-605-03, Street Naming Committee, and enacting in lieu thereof a new section of like number and subject matter for the purpose of requiring City Council approval for the renaming of streets.

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That Chapter 88, Code of Ordinances, is hereby amended by repealing Section 88-605-03, Street Naming, and enacting in lieu thereof a new section of like number and subject matter, to read as follows:

88-605-03 - STREET NAMING COMMITTEE **88-605-03-A. ESTABLISHMENT AND PURPOSE**

There is hereby established a street naming committee with the prime function of assigning names to the public and private streets.

88-605-03-B. MEMBERSHIP

The following individuals are members of the street naming committee:

1. city planning and development director;
2. public works director;
3. parks and recreation director;
4. fire chief;
5. police chief.

88-605-03-C. EX OFFICIO MEMBERS

The following are ex officio members of the street naming committee:

1. U.S. post office; and
2. other agencies as deemed necessary by the city planning and development director to render a complete and competent review of proposed street names.

88-605-03-D. PROCEDURES

The city planning and development director is the chairperson of the street naming committee. The chair's function is to coordinate committee activities. The committee shall review requests to rename streets and make recommendations to the city council when needed. The committee shall assign street names as part of the subdivision plat approval process. The chair must inform the developer of recommendations by the committee and must present recommendations to the city plan commission or the city council, as necessary.

88-605-03-E. HONORARY STREET NAMES

Honorary street names may be used to honor neighborhood and local leaders, community activists, and state and national figures. The following guidelines apply.

1. CONSIDERATION OF NOMINEES

The nominating person or organization must prepare an autobiography or historical statement of the proposed recipient of the honorary street name designation. The statement should outline the historical or cultural significance of the nominated person, place, or event to the

community and to the city. Attached to the autobiography or historical statement should be a map indicating where the honorary street name is being requested and additional information as to why the identified section of street is appropriate.

2. PETITION OF SUPPORT

The nominating person or organization must include with the request package a petition of support for the proposed honorary street name. The petition must be signed by no fewer than 50 residents of the city, and must also include at least 75% of the property owners abutting that section of the street proposed to be honored. Special circumstances regarding street segment length or location, etc., will be considered by the city council on a case-by-case basis.

3. CONSIDERATION BY THE STREET NAMING COMMITTEE

The nomination request package must be referred to the street naming committee for review. After the street naming committee reviews the application, a report discussing the validity of the petition and the anticipated costs that will be incurred to carry out the request must be prepared and submitted to the city council. The city council may act to approve or deny the application. A simple majority vote is required by city council.

4. FINANCIAL BURDEN

The costs of fabrication and installation of the honorary signs as well as all future maintenance and replacement of the signs will be the responsibility of the nominating person or group.

5. PLACEMENT AND DESIGN OF SIGNS

Honorary street name signs may not exceed the regulatory size of a green guide street sign. The department of public works has sole authority for the fabrication and installation of honorary street name signs in the city.

6. TERMINATION OF AN HONORARY STREET NAME DESIGNATION

The city may choose at any time and for any reason to discontinue any honorary street name designation by approval of the city council. Should all of the signs become missing or vandalized and remain so for a period of one year with no remedy, the designation will be considered abandoned. The city will not replace or repair any honorary signs without compensation.

7. HONORARY STREET NAME AS ALIAS FOR OFFICIAL STREET NAME

The honorary street name must be logged as an alias in the city's emergency communications system and by the U.S. Postal Service for mail delivery purposes.

88-605-03-F. STREET RENAMING

Street renaming is a process to establish a new name for a street that has already been given a street name by an approved plat, by the street naming committee or by the city council.

1. CONSIDERATION OF RE-NAMING

The city council or the Parks Board in the case of streets under their jurisdiction may initiate renaming of a street. The city planning and development director may initiate renaming only in the instance of fixing an error. A statement outlining the need to rename a street and a map indicating where the street re-naming is being requested shall be provided.

2. CONSIDERATION BY THE STREET NAMING COMMITTEE

The application must be referred to the street naming committee for review. After the street naming committee reviews the application, a report discussing the impacts on the property owners, the anticipated costs that will be incurred to carry out the request and a recommendation must be prepared and submitted to the city council.

3. NOTICE OF HEARING

Notice of the city council public hearing must be sent by the initiator by U.S. mail, first class at least 13 days before the date of the hearing to all property owners adjacent to the section of street proposed to be renamed, any registered neighborhood organization and/or registered civic organization whose boundaries include the subject street, and all owners of property within 300 feet of the street to be renamed. Addresses must be based on the latest available, city-maintained property ownership information. The mailed notice shall indicate the date, time and place of the public hearing, describe the requested action to be taken, indicate where to obtain additional information, and provide contact or other information sufficient for those interested to determine when the city council will hold its hearing on the re-naming.

4. HEARING AND FINAL ACTION

Following the close of the public hearing, the city council may act to approve or deny the proposed renaming. A simple majority vote is required by city council.

Section 2. That the Council finds and declares that before taking any action on the proposed amendment hereinabove, all public notices and hearings required by law have been given and had.

I hereby certify that as required by Chapter 88, Code of Ordinances, the foregoing ordinance was duly advertised and public hearings were held.

Secretary, City Plan Commission

Approved as to form and legality:

Sarah Baxter

Assistant City Attorney

COMMITTEE SUBSTITUTE FOR RESOLUTION NO. 200838

Directing the City Manager to coordinate among the City Planning and Development Department, the Parks and Recreation Department, and other interested city entities to develop policies and procedures and proposed amendments to the Code of Ordinances for the removal or revocation of street, boulevard and parkway names and to report back to the City Council with the recommendations.

WHEREAS, with the passage of Committee Substitute for Resolution No. 200559, the City Council requested that the Board of Parks and Recreation Commissioners undertake a review to develop a comprehensive strategy for the removal of names on memorials and monuments, including signs for streets, parkways and boulevards on City owned property, together with property under the jurisdiction of the Board of Parks and Recreation Commissioners, of individuals who held slaves, promoted racism, or participated in the oppression or dehumanization of others; and

WHEREAS, on August 14, 2018, the Board of Park and Recreation Commissioners passed Resolution No. 31094 approving a new naming/renaming policy that establishes guidelines and uniform procedures for the naming/renaming of public parks, boulevards, parkways, greenways, recreation facilities, fountains and other park properties throughout the City; and

WHEREAS, Section 88-605-03 of the Zoning and Development Code provides for the establishment of a street naming committee that is charged with reviewing requests to rename streets and assign street names as part of the subdivision plat approval process; and

WHEREAS, Section 88-605-03-E further provides that honorary street names, which do not change the official name of a street, may be assigned and terminated; and

WHEREAS, the City does not currently have guidelines for the removal or revocation of street names for streets which changed the official name of a street for an individual but the Board of Parks and Recreation Commissioners currently does for the removal of names and renaming of parks, boulevards, parkways, greenways, recreation facilities, fountains and other park properties throughout the City that are under its jurisdiction; and

WHEREAS, the City Council wishes to coordinate efforts among the City Planning and Development Department, the Parks and Recreation Department, and other interested city entities to develop uniform policies and procedures and proposed amendments to the Code of Ordinances for the removal or revocation of names on streets, parkways and boulevards; NOW, THEREFORE,

BE IT RESOLVED BY THE COUNCIL OF KANSAS CITY:

That the City Manager is hereby directed to coordinate among the City Planning and Development Department, the Parks and Recreation Department, and other interested

COMMITTEE SUBSTITUTE FOR RESOLUTION NO. 200838

city entities to develop policies and procedures and proposed amendments to the Code of Ordinances for the removal or revocation of street, boulevard and parkway names and to report back to City Council with the recommendations.



Authenticated as Passed



Quinton Lucas, Mayor



Marilyn Sanders, City Clerk

NOV 05 2020

Date Passed

COMPARED VERSION
NEW ORDINANCE TO CODE BOOKS

ORDINANCE NO. 211122

Amending Chapter 88, Code of Ordinances, by repealing Section 88-605-03, Street Naming Committee, and enacting in lieu thereof a new section of like number and subject matter for the purpose of requiring City Council approval for the renaming of streets.

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That Chapter 88, Code of Ordinances, is hereby amended by repealing Section 88-605-03, Street Naming, and enacting in lieu thereof a new section of like number and subject matter, to read as follows:

88-605-03 - STREET NAMING COMMITTEE

88-605-03-A. ESTABLISHMENT AND PURPOSE

There is hereby established a street naming committee with the prime function of assigning names to the public and private streets.

88-605-03-B. MEMBERSHIP

The following individuals are members of the street naming committee:

1. city planning and development director;
2. public works director;
3. parks and recreation director;
4. fire chief;
5. police chief.

88-605-03-C. EX OFFICIO MEMBERS

The following are ex officio members of the street naming committee:

1. U.S. post office; and
2. other agencies as deemed necessary by the city planning and development director to render a complete and competent review of proposed street names.

88-605-03-D. PROCEDURES

The city planning and development director is the chairperson of the street naming committee. The chair's function is to coordinate committee activities. The committee shall review requests

to rename streets and make recommendations to the ~~city planning and development director~~city council when needed. The committee shall assign street names as part of the subdivision plat approval process. The chair must inform the developer of recommendations by the committee and must present recommendations to the city plan commission or the city council, as necessary.

88-605-03-E. HONORARY STREET NAMES

Honorary street names may be used to honor neighborhood and local leaders, community activists, and state and national figures. The following guidelines apply.

1. **CONSIDERATION OF NOMINEES**

The nominating person or organization must prepare an autobiography or historical statement of the proposed recipient of the honorary street name designation. The statement should outline the historical or cultural significance of the nominated person, place, or event to the community and to the city. Attached to the autobiography or historical statement should be a ~~brief statement~~map indicating where the honorary street name is being requested and additional information as to why the identified section of street a particular location would be appropriate.

2. **PETITION OF SUPPORT**

The nominating person or organization must include with the request package a petition of support for the proposed honorary street name. The petition must be signed by no fewer than 50 residents of the city, and must also include at least 75% of the property owners abutting that section of the street proposed to be honored. Special circumstances regarding street segment length or location, etc., will be considered by the ~~street naming committee~~city council on a case-by-case basis.

3. **CONSIDERATION BY THE STREET NAMING COMMITTEE**

The nomination request package must be referred to the street naming committee for ~~consideration~~review. After the street naming committee reviews the application, a report discussing the validity of the petition and the anticipated costs that will be incurred to carry out the request must be prepared and submitted to the City Council. The city council may act to approve or deny the application. A simple majority vote is required by city council.

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4. **FINANCIAL BURDEN**

The costs of fabrication and installation of the honorary signs as well as all future maintenance and replacement of the signs will be the responsibility of the nominating person or group.

5. **PLACEMENT AND DESIGN OF SIGNS**

Honorary street name signs may not exceed the regulatory size of a green guide street sign. The department of public works has sole authority for the fabrication and installation of honorary street name signs in the city.

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6. **TERMINATION OF AN HONORARY STREET NAME DESIGNATION**
The city may choose at any time and for any reason to discontinue any honorary street name designation by approval of the city council. Should all of the signs become missing or vandalized and remain so for a period of one year with no remedy, the designation will be considered abandoned. The city will not replace or repair any honorary signs without ~~guarantee of~~ compensation.
7. **HONORARY STREET NAME AS ALIAS FOR OFFICIAL STREET NAME**
The honorary street name must be logged as an alias in the city's emergency communications system and by the U.S. Postal Service for mail delivery purposes.

~~8. **APPEALS**~~

~~Any decision of the street naming committee should first be appealed to the development review committee by letter to the chair of the development review committee. Any decision of the development review committee may be further appealed to the city plan commission and further to the city council, as necessary.~~

88-605-03-F. STREET RENAMING

Street renaming is a process to establish a new name for a street that has already been given a street name by an approved plat, by the street naming committee or by the city council.

1. **CONSIDERATION OF RE-NAMING**

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3. **NOTICE OF HEARING**

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city-maintained property ownership information. The mailed notice shall indicate the date, time and place of the public hearing, describe the requested action to be taken, indicate where to obtain additional information, and provide contact or other information sufficient for those interested to determine when the city council will hold its hearing on the re-naming.

4. HEARING AND FINAL ACTION

Following the close of the public hearing, the city council may act to approve or deny the proposed renaming. A simple majority vote is required by city council.

Section 2. That the Council finds and declares that before taking any action on the proposed amendment hereinabove, all public notices and hearings required by law have been given and had.

I hereby certify that as required by Chapter 88, Code of Ordinances, the foregoing ordinance was duly advertised and public hearings were held.

Secretary, City Plan Commission

Approved as to form and legality:

Sarah Baxter
Assistant City Attorney

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