



HISTORIC PRESERVATION COMMISSION DOCKET

March 20, 2026

9:00 A.M.

The Historic Preservation Commission hearing will be held on the 10th Floor of City Hall and remotely by video conference. Applicants and citizens wishing to participate virtually should do so through the video conference platform Zoom, using this link.

https://us06web.zoom.us/webinar/register/WN_JXBU-xBDSAwsPhN3L7ikGA

COMMISSION MEMBERS

Michael Hardin
Sean Owens
James Bibens

Dr. Walter Guth
Dr. Bridget Haney

9:00 A.M. – OTHER MATTERS

The Historic Preservation Commission may hold a closed session to discuss legal matters pursuant to Section 610.021 (1), RSMO.

9:00 A.M. – MINUTES

1. Minutes – January 30, 2026

9:15 A.M. – KANSAS CITY REGISTER OF HISTORIC PLACES (H/O OVERLAY)

2. Case No. CH-PRES-2026-00002: 10804 Grandview Road

Applicant: Carlene Simmons

Property Owner: Same as Applicant

Quorum: None

9:30 A.M. – CERTIFICATE OF APPROPRIATENESS

3. Case No. CH-DR-2026-00006: 3421 Coleman Road, '*Coleman Highlands Historic District*'

(construct front yard fence)

Applicant: Edward Lee

Property Owner: Same as Applicant

Quorum: None

4. Case No. CH-DR-2026-00007: 114 Park Ave, '*Pendleton Heights Historic District*'

(replace siding)

Applicant: Bryan Barton

Property Owner: Same as Applicant

Quorum: None

5. Case No. CH-DR-2026-00008: 5435 Wyandotte Street '*Country Side Historic District*'

(construct front yard fence)

Applicant: Mitch Burgess

Property Owner: Same as Applicant
Quorum: None

- 6. **Case No. CH-DR-2026-00012: 1111 Valentine Road, 'Roanoke Historic District'**
 (replace windows)
Applicant: William Trakas
Property Owner: Same as Applicant
Quorum: None

10:00 A.M. - DEMOLITION REVIEW

- 7. **Case No. CH-DM-2026-00007: 419 West 61st Street**
 (demolish house)
Applicant: Joshua Vogt, Greg Bair Track Hoe
Property Owner: Ketcherside Christopher Scott - Trustee
Quorum: None

- 8. **Case No. CH-DM-2026-00009: 9600 Northwest Old Stagecoach Road**
 (demolish house and barn)
Applicant: Heco, Inc
Property Owner: Elliott, Jane Elizabeth & Dixon, Joan Louise
Quorum: None

REPORT ON ADMINISTRATIVE APPROVALS

7. **Certificate of Appropriateness**

Case Number	Address	Scope	Date of Approval
CH-DR-2026-00002	1103 Grand Blvd	Install signs	1/30/2026
CH-DR-2026-00003	4618 Warwick Blvd	Replace storm windows	1/30/2026
CH-DR-2026-00005	940 West 34th Street	Paint exterior and add door trim	1/28/2026

8. **Demolition Review**

Case Number	Address	Scope	Date of Approval
CH-DR-2026-00008	205 West 135 th St	Demolish House	3/13/2026
CH-DR-2026-00010	2401 Guinotte Ave	Demolish House	3/13/2026

10:15 A.M. – OTHER MATTERS

9. Dangerous Building Notices

(New Cases Highlighted in yellow) (Green no longer on list) (Red buildings lost)
The following properties on the Kansas City Register have open Dangerous Building cases.

Address	District	Date	Status
526 Benton Blvd	Scarritt Point Historic District	10/10/2023	Ongoing Case
1814 Vine St	18th & Vine Historic District	8/28/2019	On Hold
1816 Vine St	18th & Vine Historic District	8/28/2019	On Hold
1815 Paseo	18th & Vine Historic District	4/4/2017	Rehab By Owner In Progress
1510 E 19th St	18th & Vine Historic District	8/28/2019	On Hold
1511 E 18th St	18th & Vine Historic District	8/28/2019	On Hold
3816 Walnut St	Old Hyde Park	3/09/2022	Ongoing Case
200 W 34 th St	Old Hyde Park	5/31/2023	Ongoing Case

The following properties on the National Register have open Dangerous Building cases.

Address	District	Date	Status
1814 Vine St	18th & Vine Historic District	8/28/2019	On Hold
1816 Vine St	18th & Vine Historic District	8/28/2019	On Hold
1815 Paseo	18th & Vine Historic District	4/4/2017	Rehab By Owner In Progress
1510 E 19th St	18th & Vine Historic District	8/28/2019	On Hold
1511 E 18th St	18th & Vine Historic District	8/28/2019	On Hold
911 E Linwood Blvd	Belmont Hotel	10/27/2017	On Hold
3035 Walrond Ave	Santa Fe Place Historic District	6/6/2018	Ongoing Case
2626 E 28th St	Santa Fe Place Historic District	5/29/2018	On Hold
2911 E 28 th St	Santa Fe Place Historic District	4/25/2022	Ongoing Case
2908 Prospect Ave	Santa Fe Place Historic District	11/7/2022	Ongoing Case
2912 Prospect Ave	Santa Fe Place Historic District	2/25/2025	Ongoing Case
3220 Lockridge Avenue	Santa Fe Place Historic District	12/19/2022	Ongoing Case

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2952 Victor St	Santa Fe Place Historic District	1/31/2025	Ongoing Case
1500 St Louis Ave	West Bottom Historic District	10/31/2019	Rehab By Owner In Progress
526 Benton Blvd	Scarritt Point Historic District	10/10/2023	Ongoing Case
3927 Main Street	South Side Historic District	2/08/2024	Ongoing Case
3935 Main St	South Side Historic District	12/01/025	Ongoing Case



Any person with a disability desiring reasonable accommodation to participate in this meeting may contact the 311 Action Center at **311**, 816-513-1313, TTY 513-1889 or by email at actioncenter@kcmo.org