



Agenda

Neighborhood Planning and Development Committee

Chairperson Ryana Parks-Shaw

Vice Chair Eric Bunch

Councilmember Nathan Willett

Councilmember Melissa Patterson Hazley

Councilmember Andrea Bough

Tuesday, August 4, 2026

1:30 PM

26th Floor, Council Chamber

Meeting Link: <https://us02web.zoom.us/j/84530222968>

PUBLIC OBSERVANCE OF MEETINGS

Members of the City Council may attend this meeting via videoconference.

Any closed session may be held via teleconference.

The public can observe this meeting at the links provided below.

Applicants and citizens wishing to participate have the option of attending each meeting or they may do so through the videoconference platform ZOOM, using this link:

<https://us02web.zoom.us/j/84530222968>

Public Testimony is Limited to 2 Minutes

FIRST READINGS

BEGINNING OF CONSENTS

[260671](#) Sponsor: Director of City Planning and Development Department

Approving the plat of Historic Northeast Lofts Condominium an addition in Jackson County, Missouri, on approximately 22 acres generally located at the southeast corner of Independence Avenue and Hardesty Avenue, creating one (1) mixed-use lot (489 units) and nine (9) tracts for the purpose of a mixed-use development; accepting various easements; authorizing the Director of City Planning and Development and the Director of Water Services to execute and/or accept certain agreements; and directing the City Clerk to facilitate the recordation of this ordinance and attached documents. (CLD-FnPlat-2026-00017)

Lucas

[260684](#) Sponsor: Mayor Quinton Lucas

RESOLUTION - Appointing Alyx Schwab, Toby Hurst, Douglas Coleman and Wiley (Trey) Meyer, III as successor directors to the Northland Gateway Community Improvement District.

END OF CONSENTS

Director of City Planning & Development

[260672](#) Sponsor: Director of City Planning and Development Department

Approving a development plan on about 2.6 acres to allow for multiple commercial buildings on one lot in District B2-2 generally located at 9840 N. Cedar Avenue. (CD-CPC-2026-00067).

Patterson Hazley

[260674](#) Sponsor: Melissa Patterson Hazley

Reducing appropriations in the amount of \$166,224.00 and appropriating the same from the Unappropriated Fund Balance of the Economic Development Fund (2215) for the purpose of the City Manager's office assuming responsibility for the implementation of the ProspectUs Plan; authorizing the City Manager to take actions necessary to effectuate the intent of this ordinance; and recognizing this ordinance as having an accelerated effective date.

Director of City Planning & Development

[260677](#) Sponsor: Director of City Planning and Development Department

Rezoning an area of about 7.6 acres generally located at 12220 N.W. Skyview Avenue from District AG-R to District B4-1 and approving a development plan to allow for a variety of uses and multiple buildings on one lot. (CD-CPC-2026-00028 & CD-CPC-2026-00027)

Director of City Planning & Development

260681 Sponsor: Director of City Planning and Development Department

Approving a development plan on about 10.08 acres in District UR generally located at the intersection of State Line Road and American Way Drive, specifically located at the Hyvee Arena, to amend the uses allowed within the plan area. (CD-CPC-2026-00068)

260682 Sponsor: Director of City Planning and Development Department

Approving an amendment to the KCI Area Plan on about 7.6 acres generally located at 12220 N.W. Skyview Avenue by changing the recommended land use from Neighborhood 1 to Business Center for The Hub. (CD-CPC-2026-00029)

Director of City Planning & Development

260683 Sponsor: Director of City Planning and Development Department

Amending Chapter 88, the Zoning and Development Code, by repealing Sections 88-110-04, 88-110-06-C, 88-408-A, 88-445-06, 88-620-B, 88-810-1442, and 88-810-2140, and enacting in lieu thereof new sections of like number and subject matter for the purpose of replacing the terms attached house, semi attached house, and townhouse with the terms townhouse, two-unit townhouse, and multi-unit townhouse to align definitions and terms within the Zoning and Development Code to the Building Code. (CD-CPC-2026-00085)

HELD IN COMMITTEE

Lucas

260498 Sponsor: Mayor Quinton Lucas

Calling an election on August 4, 2026, for the purpose of submitting to the voters of Kansas City a question authorizing City to establish semiannual vacant property registration fees not to exceed \$200.00 for chronically vacant nuisance property, \$1,000.00 for vacant commercial property and \$200.00 for vacant unimproved property; directing the City Clerk to notify the responsible election authorities on or before May 26, 2026; enacting the vacant property registration fees ordinance contingent upon voter approval; and recognizing this ordinance as having an accelerated effective date because it calls an election.

ADDITIONAL BUSINESS

1. There may be general discussion for current Neighborhood Planning and Development Committee issues.

2. Closed Session

- Pursuant to Section 610.021 subsection 1 of the Revised Statutes of Missouri to discuss legal matters, litigation, or privileged communications with attorneys;
- Pursuant to Section 610.021 subsection 2 of the Revised Statutes of Missouri to discuss real estate;
- Pursuant to Section 610.021 subsections 3 and 13 of the Revised Statutes of Missouri to discuss personnel matters;
- Pursuant to Section 610.021 subsection 9 of the Revised Statutes of Missouri to discuss employee labor negotiations;
- Pursuant to Section 610.021 subsection 11 of the Revised Statutes of Missouri to discuss specifications for competitive bidding;
- Pursuant to Section 610.021 subsection 12 of the Revised Statutes of Missouri to discuss sealed bids or proposals; or
- Pursuant to Section 610.021 subsection 17 of the Revised Statutes of Missouri to discuss confidential or privileged communications with auditors.

3. Those who wish to comment on proposed ordinances can email written testimony to public.testimony@kcmo.org. Comments received will be distributed to the committee and added to the public record by the clerk.

The city provides several ways for residents to watch City Council meetings:

- Livestream on the city's website at www.kcmo.gov
- Livestream on the city's YouTube channel at <https://www.youtube.com/watch?v=3hOuBlg4fok>
- Watch Channel 2 on your cable system. The channel is available through Time Warner Cable (channel 2 or 98.2), AT&T U-verse (channel 99 then select Kansas City) and Google Fiber on Channel 142.
- To watch archived meetings, visit the City Clerk's website and look in the Video on Demand section: http://kansascity.granicus.com/ViewPublisher.php?view_id=2

The City Clerk's Office now has equipment for the hearing impaired for use with every meeting. To check out the equipment please see the secretary for each committee. Be prepared to leave your Driver's License or State issued Identification Card with the secretary and she will give you the equipment. Upon returning the equipment your license will be returned.

Adjournment