

City Plan Commission

July 18, 2023



Docket Item No. 10

.1 Case No. CD-CPC-2023-00060
&

.2 Case No. CD-CPC-2023-00083

Martini Flats UR Development plan
&

Oak Street Urban Renewal Plan



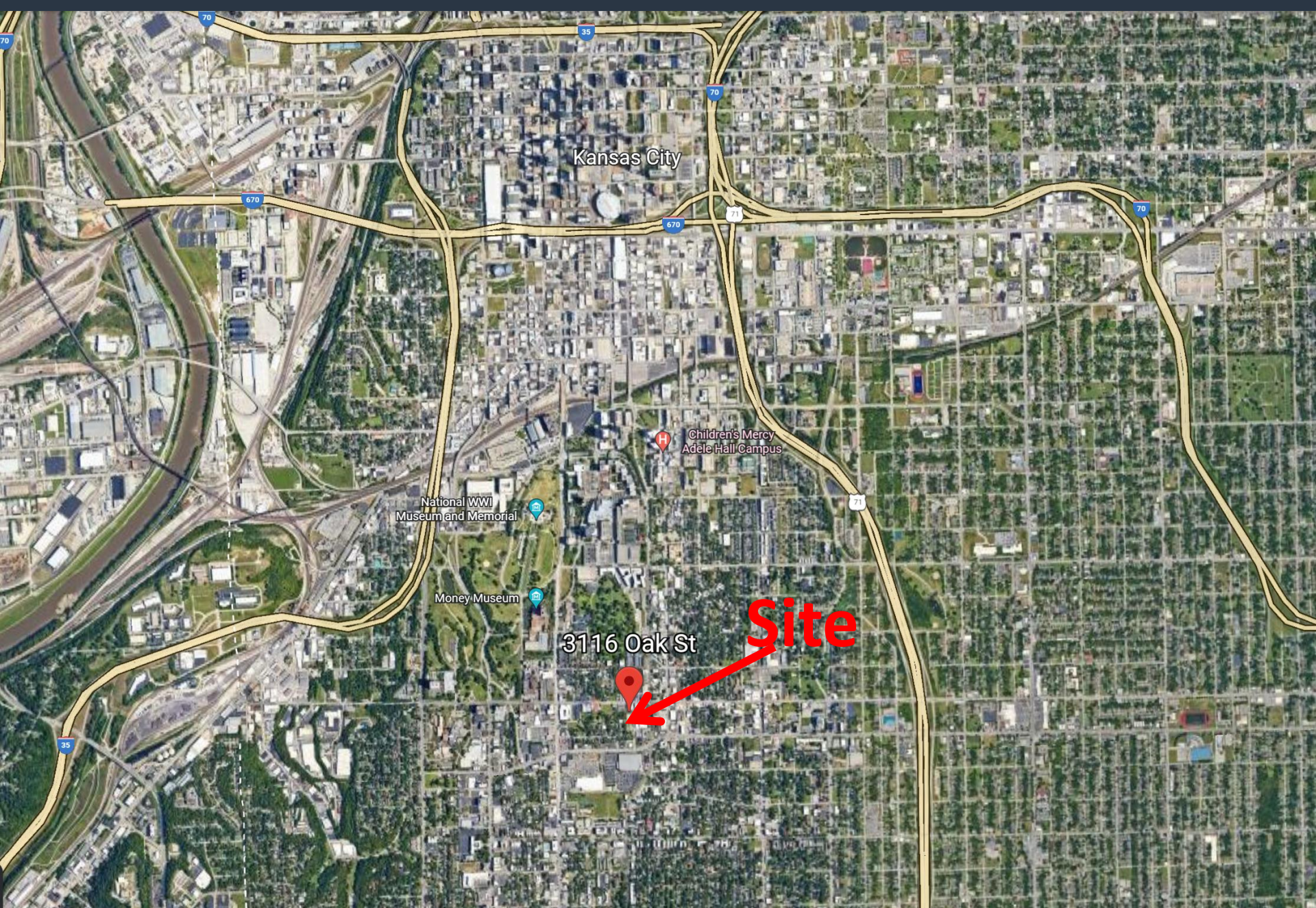
July 18, 2023

Applicant Team:

➤ **Robert Long, EDC**

➤ **Rob Young**
R L Buford & Associates





Kansas City

Children's Mercy
Adele Hall Campus

National WWI
Museum and Memorial

Money Museum

3116 Oak St

Site



Cases No. CD-CPC-2023-00060 & 2023-00083



Cases No. CD-CPC-2023-00060 & 2023-00083





Site
looking
north



Site
looking
southwest



BACKGROUND - CPC action November 1, 2022.

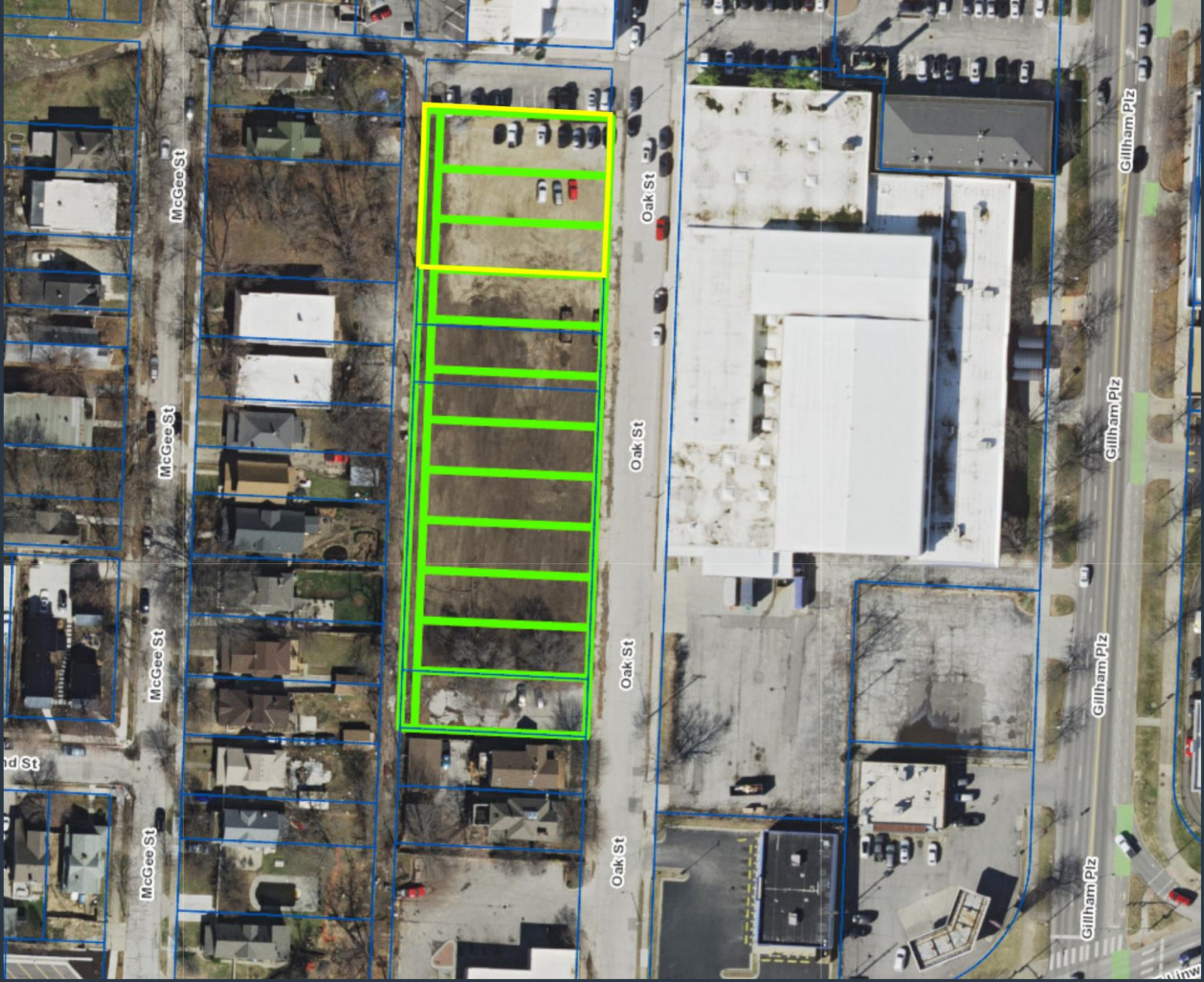
- **Case No. CD-CPC-2022-00163 – Ordinance 221088 approved by City Council on January 5, 2023, City Council rezoned about 1.3 acres from District M1-5 (Manufacturing) to District R-1.5 (Residential).**
- **Case No. CD-CPC-2022-00167 – Resolution 221084 approved by City Council on January 5, 2023 City Council amended the Midtown/ Plaza Area Plan by changing the recommended land use from Residential Medium-High Density land use to Residential High Density land use designation on about 1.3 acres. - CPC action November 1, 2022.**
- **Case No. CD-CPC-2022-00214 – On April 13, 2023, the Development Review Committee approved a Preliminary Plat in District R-1.5 on about 1 acre generally located on the west side of Oak Street between Linwood Boulevard and 31st Street creating 12 lots.**



Cases No. CD-CPC-2023-00060 & 2023-00083

- **1.3 acres – Zoned R-1.5**
- **Request to approve the Oak Street Urban Renewal Plan and findings of blight pursuant to RSMo Chapter 99.**
- **Request to approve rezoning the 1.3 acre tract from District R-1.5 to District UR.**



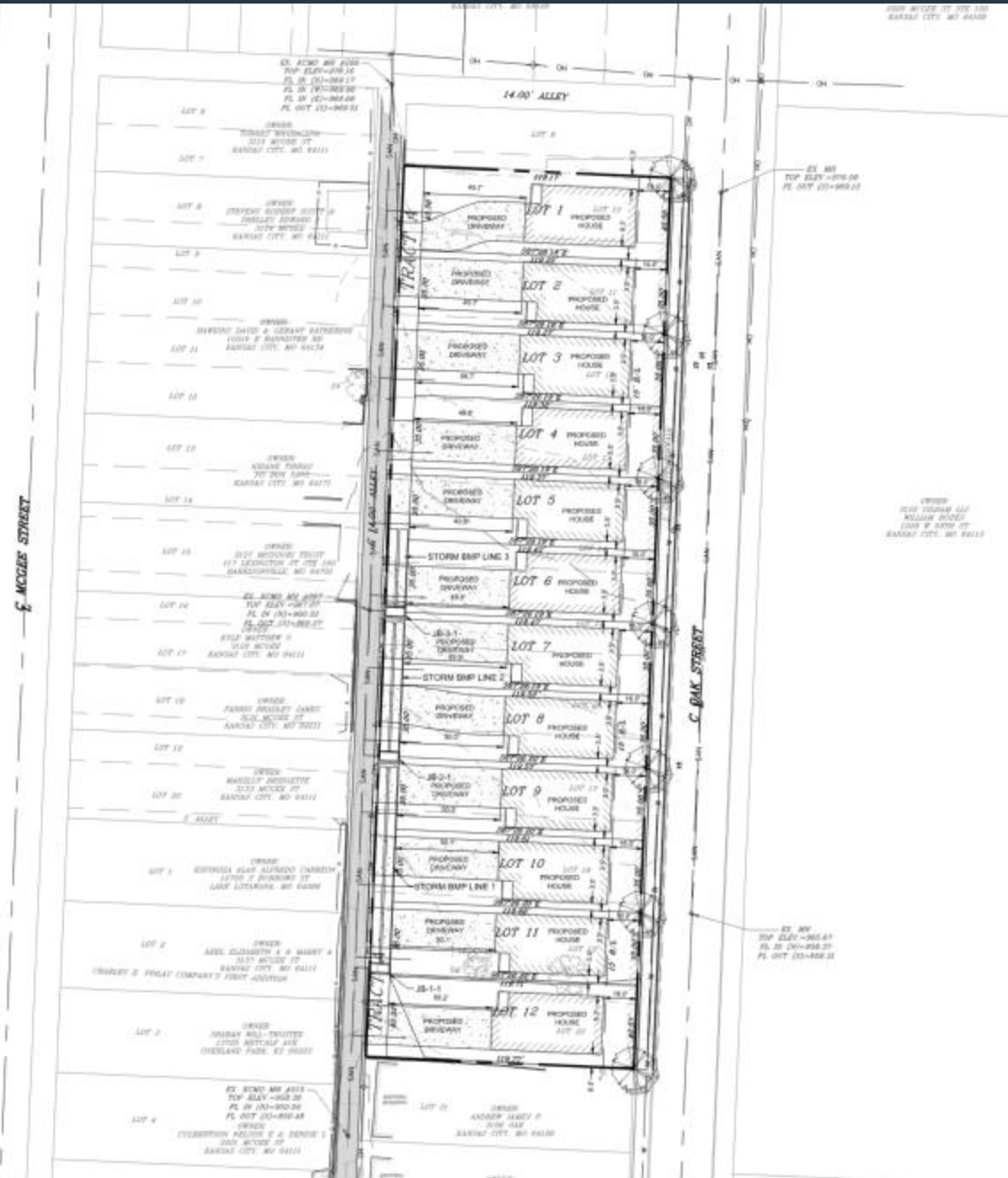


Cases No. CD-CPC-2023-00060 & 2023-00083

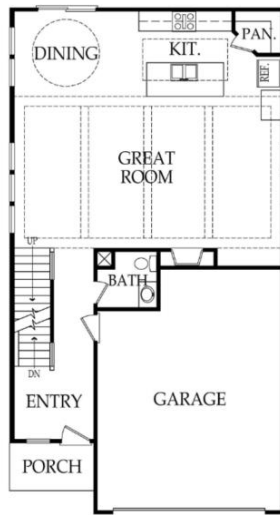


UR Development plan/ preliminary plat.

- 12 SF Lots, rear loaded – no curb cuts on Oak St.
- Per infill ordinance – must utilize alley.
- 10' access easement.
- 35-40' width, 15' setbacks
- Waiver of final UR plan submittal requested.
- Two-story SF structures similar to existing bldgs



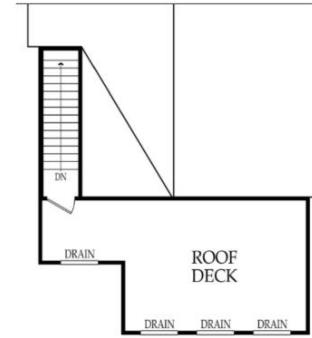
Cases No. CD-CPC-2023-00060 & 2023-00083



MAIN LEVEL



UPPER LEVEL



ROOF PLAN/TOP DECK



NOTE:
THIS DRAWING IS CONCEPT ONLY. ALL
VEHICULAR ACCESS MUST COME FROM
THE ALLEY





 Cases No. CD-CPC-2023-00060 & 2023-00083

Staff recommends:

10.1 - Approval without condition.

10.2 - Approval with condition.





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