



CITY PLAN COMMISSION

15th Floor, City Hall
414 East 12th Street
Kansas City, Missouri 64106

kcmo.gov/planning

January 09, 2025

Jacob Hodson
Olsson
1301 Burlington St, 100
North Kansas City, MO 64116

Re: **CD-CPC-2024-00138** - A request to approve a major amendment to an approved development plan which also serves as a preliminary plat, in District MPD (Master Planned Development) for the purpose of expanding the district, and allowing for 20 million square foot of commercial office and warehouse development on 32 lots, on about 2,143 acres, generally located on the north side of I-29/ I-435 & NW 128th Street, specifically at the southeast corner of MO Route 92 and N. Bethel Avenue at the terminus of Mexico City Avenue.

Dear Jacob Hodson:

At its meeting on November 20, 2024, the City Plan Commission acted as follows on the above-referenced case.

Approved with Conditions

The Commission's action is only a recommendation. Your request must receive final action from the Proceeding to next step. All conditions imposed by the Commission, if any, are available on the following page(s).

PLEASE READ CONDITIONS CAREFULLY as some or all of the conditions imposed may require action on your part to proceed to the next step.

- If revised plans are required, you must make such revisions and upload the revised plans prior to proceeding to final action.
- If revised plans are not required, your request will automatically be submitted for Proceeding to next step consideration.

If you have any questions, please contact me at Olofu.Agbaji@kcmo.org or (816) 513-8815.

Sincerely,

A handwritten signature in cursive script that reads "Justin Smith".

Justin Smith
Planner

That plans, revised as noted below, are submitted and accepted by staff prior to scheduling for Proceeding to next step.

Condition(s) by City Planning and Development Department. Contact Olofu Agbaji at (816) 513-8815 / Olofu.Agbaji@kcmo.org with questions.

1. That Ordinance No. 220883, including all conditions provided therein, shall remain in full force and effect.

Condition(s) by Public Works Department. Contact Terry Thomas at (816) 513-2510 / Terry.A.Thomas@kcmo.org with questions.

2. All conditions per CD-CPC-2022-00097 to remain as established by Ordinance 220883 on 10/6/2022.

Condition(s) by Water Services Department. Contact Lucas Kaspar at (816) 513-2131 / Lucas.Kaspar@kcmo.org with questions.

3. All conditions remain per CPC-2022-00097 as previously approved by Ordinance 220883 on 10/6/2022.