

COMMUNITY PROJECT/ZONING

Ordinance Fact Sheet

Ordinance Number

Brief Title

Approving the plat of Coleman Crest, an addition in Kansas City, Jackson County, Missouri

<p>Specific Address Approximately 1.39 acres generally located on the west side of Holly between W. 32nd Terrace to the south and W. 31st Street to the north, creating 4 residential lots.</p>	<p>Sponsor City Development</p>
<p>Reason for Project This final plat application was initiated by Dean Realty Co., in order to subdivide the property in accordance with the city codes and state statutes. (The developer intends to construct four single family homes.)</p>	<p>Programs, Departments, or Groups Affected City-Wide Council District(s) 4 (JA) Other districts (school, etc.) Kansas City</p>
<p>Discussion This is a routine final plat ordinance that authorizes staff to continue to process the plat for recording. This ordinance was not introduced 9 days after City Plan Commission approval to allow the applicant time to submit revised plan corrections. This plat can be added to the consent agenda.</p> <p>Case No. 14566-P – About 1.39 acres generally located on the west side of Holly between W 32nd Street to the south and W 31st Street to the north, to consider approval of a Development Plan allowing for 4 single family residential homes in District M1-5. (No Council Action to date.)</p>	<p>Applicants / Proponents Applicant(s) Dean Realty Co. City Department City Planning and Development Other</p>
	<p>Opponents Groups or Individuals None Known Basis of Opposition</p>
	<p>Staff Recommendation <input checked="" type="checkbox"/> For <input type="checkbox"/> Against Reason Against:</p>
	<p>Board or Commission Recommendation By: City Plan Commission June 2, 2015 <input checked="" type="checkbox"/> Approval <input type="checkbox"/> Denial <input type="checkbox"/> Approval, with conditions</p>
	<p>Council Committee Actions <input type="checkbox"/> Do Pass <input type="checkbox"/> Do Pass (as amended) <input type="checkbox"/> Committee Sub. <input type="checkbox"/> Without Recommendation <input type="checkbox"/> Hold <input type="checkbox"/> Do not pass</p>

Details

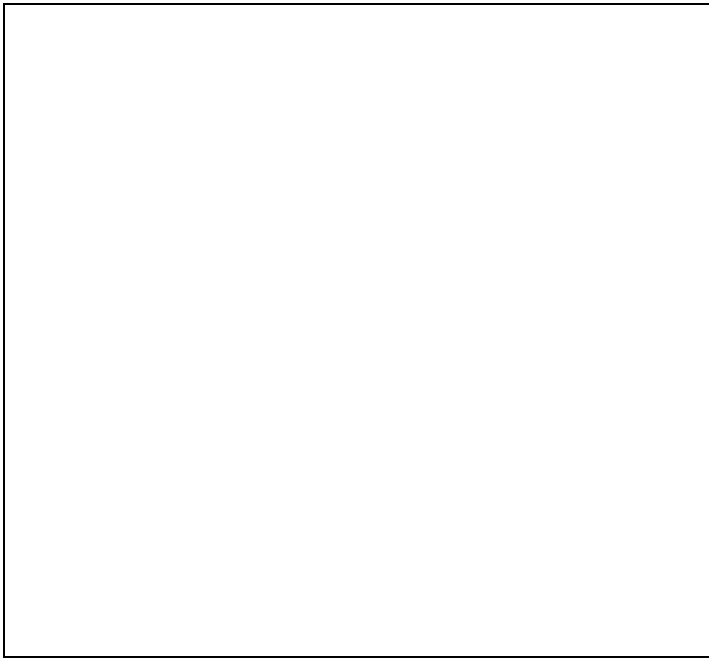
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Policy / Program Impact

Policy or Program Change N/A	<input checked="" type="checkbox"/> No <input type="checkbox"/> Yes
Operational Impact Assessment N/A	

Finances

Cost & Revenue Projections – Including Indirect Costs N/A	
Financial Impact N/A	
Fund Source and Appropriation Account Costs N/A	
Is it good for the children?	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No



How will this contribute to a sustainable Kansas City?	<p>This project consists of public and private improvements for a 4 lot single-family residential development, on previously undeveloped property. Individual on-site facilities will reduce the overall storm water volume and attenuate the peak runoff rate to less than existing conditions. Modern and safe, walkable streets with sidewalks, curb and gutter and street lights will be constructed. New sanitary sewers will be constructed that will minimize infiltration and inflow within the system conveyed to the treatment facility. Homeowners must adhere to the codes, covenants and restrictions prepared for the project to assure ongoing maintenance and upkeep of their personal residences and common properties. This development will increase the tax base for the developed lots.</p> <p>Written by Brett A. Cox, PE</p>
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Project Start Date

Projected Completion or Occupancy Date

Fact Sheet Prepared by:
Pam Powell

Date:
July 20, 2015

Reviewed by:
Brett A. Cox, PE, Senior Registered Engineer
Land Development Division (LDD)
City Planning & Development

Reference or Case Numbers:

