



# Kansas City

414 E. 12th Street  
Kansas City, MO 64106

## Meeting Minutes - Final-Revised

### Neighborhood Planning and Development Committee

*Chairperson Ryana Parks-Shaw*

*Vice Chair Eric Bunch*

*Councilmember Nathan Willett*

*Councilmember Melissa Patterson Hazley*

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Tuesday, March 4, 2025

1:30 PM

26th Floor, Council Chamber

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**Webinar 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\*\*\*

**Present:** Ryana Parks-Shaw, Eric Bunch, Nathan Willett and Melissa Patterson Hazley

#### FIRST READINGS

\*\*\*BEGINNING OF CONSENTS\*\*\*

**250195** Sponsor: Director of City Planning and Development Department

Approving the plat of Davidson Farms 4th Plat, an addition in Clay County, Missouri, on approximately 13 acres generally located at the northeast corner of Northeast 76th Street and North Donnelly Avenue, creating twenty-seven (27) lots and one (1) tract for the purpose of a single unit residential development; accepting various easements; establishing grades on public ways; authorizing the Director of City Planning and Development to execute and/or accept certain agreements; and directing the City Clerk to facilitate the recordation of this ordinance and attached documents. (CLD-FnPlat-2024-00037)

**Sponsors:** Director of City Planning & Development

Consent item. No discussion was held.

Adv and Do Pass, Consent

**Aye:** Parks-Shaw, Vice Chair Bunch, Councilmember Willett and  
Councilmember Patterson Hazley

\*\*\*END OF CONSENTS\*\*\*

COUNCIL

**250210** Sponsor: Mayor Pro Tem Ryana Parks-Shaw

**RESOLUTION** - Directing the City Manager to expedite the hiring process for qualified federal employees applying for vacant City positions and to implement certain streamlining procedures.

**Sponsors:** Parks-Shaw and Bunch

Councilwoman Parks-Shaw, presented. This ordinance directs the City Manager to expedite hiring qualified federal employees for vacant City positions to address staffing shortages. Key points include an expedited application review and interview scheduling, recognition of federal experience for job qualifications and prioritization of federal employees in applicant pools. The City Manager must report on implementation within 60 days and provide quarterly updates.

Immediate Adoption

**Aye:** Parks-Shaw, Vice Chair Bunch, Councilmember Willett and  
Councilmember Patterson Hazley

OFFICE OF THE CITY MANAGER

**250188** Sponsor: City Manager's Office

Directing the City Manager to transition animal control operations from the City's current contractor, Kansas City Pet Project, to the Neighborhood Services Department no later than December 31, 2025, and to cooperate with such contractor to facilitate a smooth transition of such responsibilities by providing contractor no fewer than 90 days' notice of the date on which such contract will terminate and City staff will assume all animal control operations; reducing the contingent appropriation in the General Fund by \$500,000.00; appropriating \$500,000.00 from the Unappropriated Fund Balance of the General Fund for the purposes of hiring a manager of animal control services, negotiating equipment purchases, and public engagement efforts with residents and relevant stakeholders; designating requisitioning authority; and recognizing this ordinance as having an accelerated effective date.

**Sponsors:** City Manager's Office

Forest Decker, Neighborhood Housing Services Department, presented. This ordinance directs the City Manager to transition animal control operations from Kansas City Pet Project to the Neighborhood Services Department by December 31, 2025. This includes providing the contractor with at least 90 days' notice, reducing the General Fund's contingent appropriation by \$500,000, appropriating \$500,000 for hiring a manager, purchasing equipment, and public engagement, designating the Director of Neighborhood Services as requisitioning authority. A presentation is on file with the City Clerk's Office.

Adv and Do Pass

**Aye:** Parks-Shaw, Vice Chair Bunch, Councilmember Willett and  
Councilmember Patterson Hazley

CITY PLANNING AND DEVELOPMENT DEPARTMENT

**250200** Sponsor: Director of City Planning and Development Department

**RESOLUTION** - Approving an amendment to the Line Creek Valley Area Plan on about 2.84 acres generally located 600 feet north of the intersection of N.W. 64th Street and N. Chatham Avenue by changing the recommended land use from mixed use community to commercial. (CD-CPC-2024-00199)

**Sponsors:** Director of City Planning & Development

Genevieve Kohn, City Planning and Development Department, presented. This ordinance approves an amendment to the Line Creek Valley Area Plan, changing the recommended land use of approximately 2.84 acres from mixed use community to commercial. This area is located 600 feet north of the intersection of N.W. 64th Street and N. Chatham Avenue. The amendment aligns with the KC Spirit Playbook and follows all required public notices and hearings. A presentation is on file with the City Clerk's Office.

Immediate Adoption

**Aye:** Parks-Shaw, Vice Chair Bunch, Councilmember Willett and Councilmember Patterson Hazley

**250203** Sponsor: Director of City Planning and Development Department

Rezoning an area of about 2.84 acres generally located 600 feet north of the intersection of N.W. 64th Street and N. Chatham Avenue from District B3-2 to District B4-3 and approving a development plan, also serving as a preliminary plat, to allow for a self-storage warehouse. (CD-CPC-2024-00197 & CD-CPC-2024-00196).

**Sponsors:** Director of City Planning & Development

Genevieve Kohn, City Planning and Development Department, presented. This ordinance approves rezoning approximately 2.84 acres located 600 feet north of the intersection of N.W. 64th Street and N. Chatham Avenue from District B3-2 (Community Business) to District B4-3 (Heavy Business/Commercial). This rezoning includes approving a development plan for a self-storage warehouse. A presentation is on file with the City Clerk's Office.

Adv and Do Pass

**Aye:** Parks-Shaw, Vice Chair Bunch, Councilmember Willett and Councilmember Patterson Hazley

[250204](#) Sponsor: Director of City Planning and Development Department

Approving a major amendment to a development plan on about 60 acres in District R-7.5 generally located on the north side of N.W. 108th Street approximately 1600 feet west of N. Green Hills Road to allow for the creation of 251 residential units. (CD-CPC-2024-00198)

**Sponsors:** Director of City Planning & Development

Held until 3/18/2025

Hold on Agenda

[250206](#) Sponsor: Director of City Planning and Development Department

Rezoning an area of about one acre from District R-2.5 to District M1-5 generally located at the northwest corner of East U.S. 40 Highway and Lewis Avenue. (CD-CPC-2024-00105).

**Sponsors:** Director of City Planning & Development

Held until 3/18/2025

Hold on Agenda

[250207](#) Sponsor: Director of City Planning and Development Department

Approving an amendment to the Gashland/Nashua Area Plan on about 16.3 acres generally located south of Old N.E. Barry Road and on both sides of N. Cleveland Avenue by changing the recommended land use designation from residential low density to residential high density for a residential development. (CD-CPC-2024-00187)

**Sponsors:** Director of City Planning & Development

Held until 3/18/2025

Hold on Agenda

HELD IN COMMITTEE

[250011](#) Sponsor: Director of City Planning and Development Department

Approving a major amendment to an approved development plan on about 7.2 acres in District MPD generally located at 9806 N. Oak Trafficway to allow for a drive-through restaurant. (CD-CPC-2024-00149).

**Sponsors:** Director of City Planning & Development

Held until 3/18/2025

Hold on Agenda

**250161** Sponsor: Director of City Planning and Development Department

Rezoning an area of about 50 acres generally located at the southeastern corner of N. Congress Avenue and N.W. Cookingham Drive from District AG-R to Districts M2-1, B3-2, and R-5 and approving a development plan, also serving as a preliminary plat, to allow for the construction of industrial, commercial, and residential buildings. (CD-CPC-2024-00144 & CD-CPC-2024-00145).

**Sponsors:** Director of City Planning & Development

Genevieve Kohn, City Planning and Development Department, presented. This ordinance approves rezoning approximately 50 acres at the southeastern corner of N. Congress Avenue and N.W. Cookingham Drive from Agricultural-Residential (AG-R) to Manufacturing (M2-1), Community Business (B3-2), and Residential (R-5). This rezoning includes approving a development plan for industrial, commercial, and residential buildings. A presentation is on file with the City Clerk's Office.

Adv and Do Pass

**Aye:** Parks-Shaw, Vice Chair Bunch, Councilmember Willett and Councilmember Patterson Hazley

**250162** Sponsor: Director of City Planning and Development Department

RESOLUTION - Approving an amendment to the KCI Area Plan on about 16.8 acres generally located at the southeast corner of N. Congress Avenue and N.W. Cookingham Drive by changing the recommended land use from mixed use community to commercial/industrial. (CD-CPC-2024-00141)

**Sponsors:** Director of City Planning & Development

Genevieve Kahn, City Planning and Development Department, presented. This ordinance approves an amendment to the KCI Area Plan, changing the recommended land use of approximately 16.8 acres at the southeast corner of N. Congress Avenue and N.W. Cookingham Drive from mixed use community to commercial/industrial. This amendment aligns with the KC Spirit Playbook and follows all required public notices and hearings. A presentation is on file with the City Clerk's Office.

Immediate Adoption

**Aye:** Parks-Shaw, Vice Chair Bunch, Councilmember Willett and Councilmember Patterson Hazley

**250167** Sponsor: Councilperson Crispin Rea

Amending Chapter 2 of the Code of Ordinances of the Kansas City, Missouri, Classification and Compensation Plan, by repealing and reenacting Section 2-1104 for the purpose of adding prenatal leave.

**Sponsors:** Rea

Councilman Rea presented an ordinance amending Chapter 2 of the Kansas City Code of Ordinances to include 40 hours of paid Prenatal Care Leave. This leave grants pregnant employees 40 hours of paid leave annually for prenatal appointments, hospital stays, and other pregnancy-related needs. It can be taken in one-hour increments, is based on the employee's normal pay rate, and does not overlap with paid parental leave. Documentation may be required for approval.

Adv and Do Pass as Cmte Sub, Debate

**Aye:** Parks-Shaw, Vice Chair Bunch, Councilmember Willett and Councilmember Patterson Hazley

## 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](mailto: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](http://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](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