

Docket Item #5.1, 5.2

CD-CPC-2025-00020

Rezoning

CD-CPC-2025-00014

Development Plan (Non-residential)

Negro Leagues Baseball Museum and Hotel – SW corner of E 18th St & The Paseo

March 19, 2025

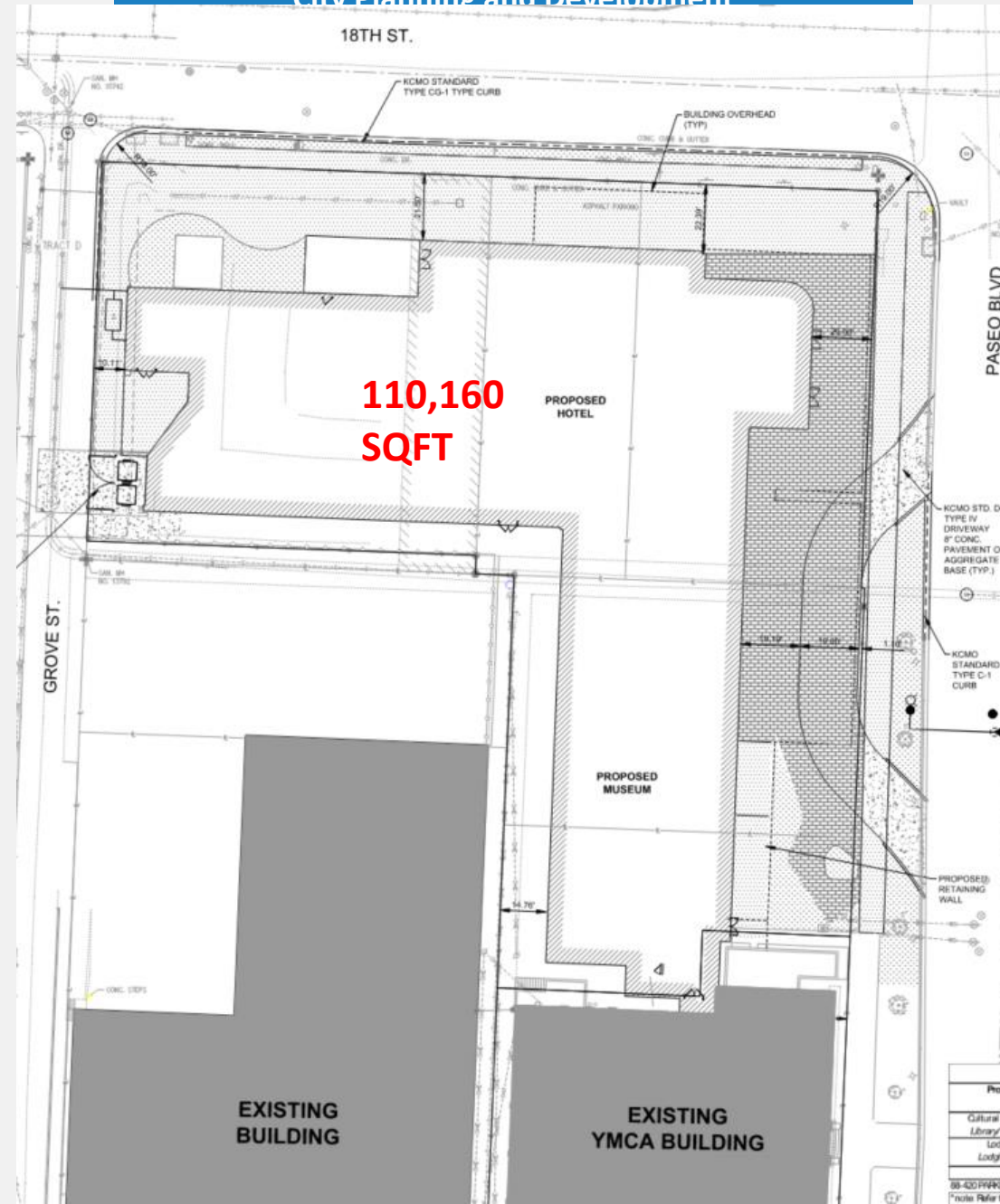
Prepared for

City Plan Commission

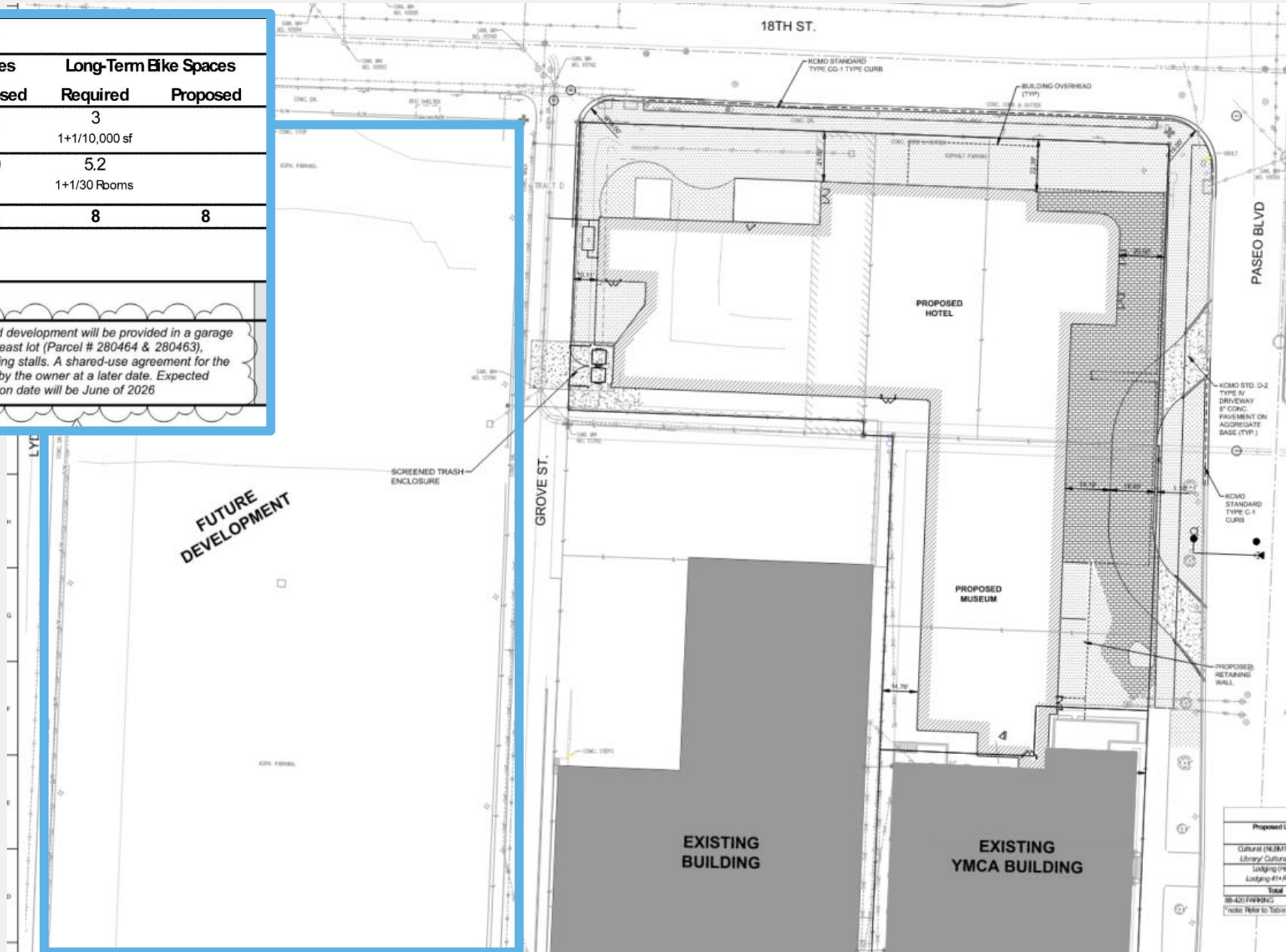




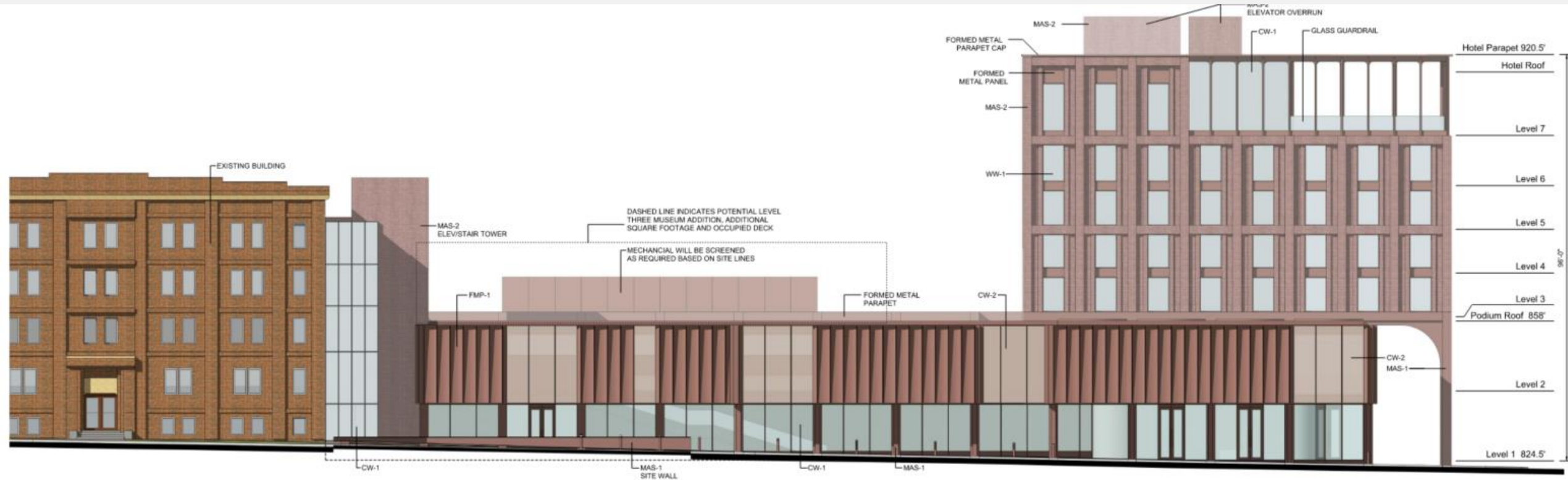




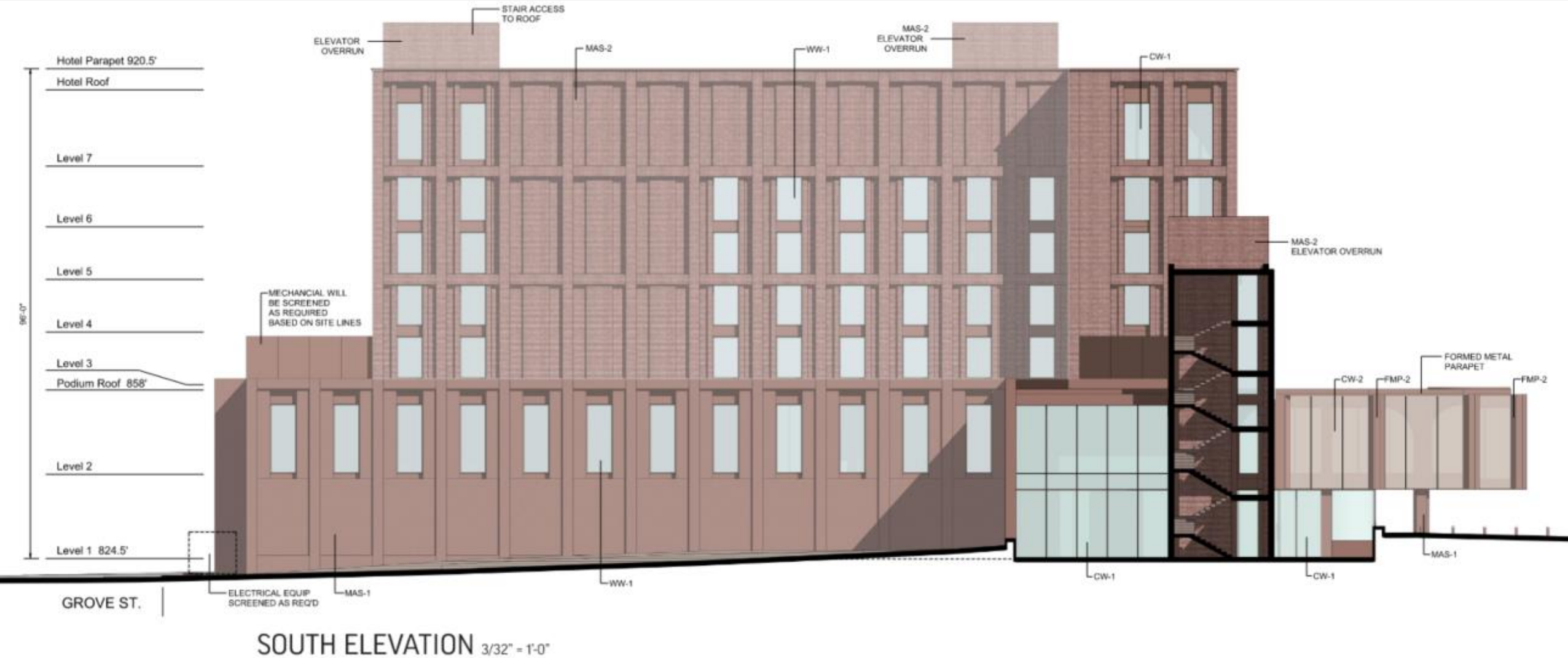
88-420 PARKING						
Proposed Uses	Vehicle Spaces		Short -Term Bike Spaces		Long-Term Bike Spaces	
	Required	Proposed	Required	Proposed	Required	Proposed
Cultural (NLBM Museum) <i>Library/ Cultural Exhibit</i>	50	105	11	11	3	
	2.5/1,000 sf		10% of Stalls Provided		1+1/10,000 sf	
Lodging (Hotel) <i>Lodging 41+ Rooms</i>	21	100	10	10	5.2	
	1 per/6 rooms		10% of Stalls Provided		1+1/30 Rooms	
Total	71	205*	21	21	8	8
88-420 PARKING						
*note: Refer to Table 4a-Alternative Compliance Parking						
ALTERNATIVE PROPOSED		DESCRIPTION				
88-420-16-J. OFF-SITE PARKING		Parking for the proposed development will be provided in a garage located on the adjacent east lot (Parcel # 280464 & 280463), offering 460 to 480 parking stalls. A shared-use agreement for the garage will be provided by the owner at a later date. Expected parking garage completion date will be June of 2026				

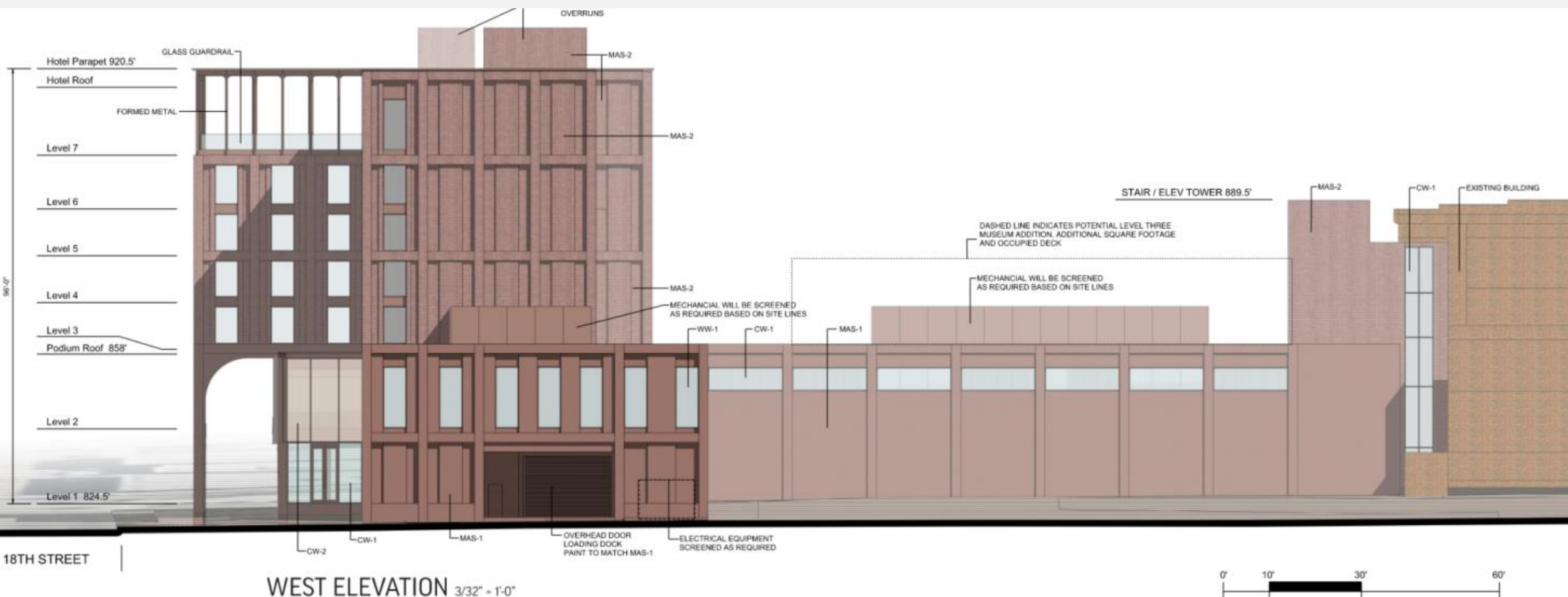






EAST ELEVATION (The Paseo) $\frac{3}{32}'' = 1'-0''$







View SW towards site from intersection of The Paseo and E 18th St (June 2024)



View north on The Paseo. Site on left (June 2024)



View east on E 18th St. Site on right (Dec 2023)

Remove Condition

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

27. The developer must petition for the vacation of _____ as shown on the development plan and relocate sewers as required by the Departments of Water Services, the Land Development Division, and Development Services prior to recording of the final plat.

Staff Recommendation

Case No. CD-CPC-2025-00020

Approval

Case No. CD-CPC-2025-00014

Approval with Conditions