



City of Kansas City, Missouri

Docket Memo

Ordinance/Resolution #: 240604

Submitted Department/Preparer: City Planning

Revised 6/10/24

Docket memos are required on all ordinances initiated by a Department Director. More information can be found in [Administrative Regulation \(AR\) 4-1](#).

Executive Summary

Rezoning an area of about 0.18 acres generally located at 521 Campbell Street from District R-1.5 to District DR-3. (CD-CPC-2024-00069).

Discussion

This ordinance will change the zoning on a property with an existing, nonconforming structure. The change in zoning will allow the existing building type. See staff report for additional details.

Fiscal Impact

1. Is this legislation included in the adopted budget? Yes No
2. What is the funding source?
Not applicable as this legislation is changing zoning.
3. How does the legislation affect the current fiscal year?
Not applicable as this legislation is changing zoning.
4. Does the legislation have a fiscal impact in future fiscal years? Please notate the difference between one-time and recurring costs.
Not applicable as this legislation is changing zoning.
5. Does the legislation generate revenue, leverage outside funding, or deliver a return on investment?
Not applicable as this legislation is changing zoning.

Office of Management and Budget Review

(OMB Staff will complete this section.)

1. This legislation is supported by the general fund. Yes No

2. This fund has a structural imbalance. Yes No
3. Account string has been verified/confirmed. Yes No

Additional Discussion (if needed)

No account string to verify as this ordinance has no fiscal impact.

Citywide Business Plan (CWBP) Impact

1. View the [Adopted 2025-2029 Citywide Business Plan](#)
2. Which CWBP goal is most impacted by this legislation?
Inclusive Growth and Development (Press tab after selecting.)
3. Which objectives are impacted by this legislation (select all that apply):
 - Align the City's economic development strategies with the objectives of the City Council to ensure attention on areas traditionally underserved by economic development and redevelopment efforts.
 - Ensure quality, lasting development of new growth.
 - Increase and support local workforce development and minority, women, and locally owned businesses.
 - Create a solutions-oriented culture to foster a more welcoming business environment.
 - Leverage existing institutional assets to maintain and grow Kansas City's position as an economic hub in the Central United States.
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Prior Legislation

None. Companion Resolution to amend the Greater Downtown Area Plan.

Service Level Impacts

Not applicable as the legislation is changing the zoning on a privately owned property.

Other Impacts

1. What will be the potential health impacts to any affected groups?
This ordinance did not evaluate potential health impacts.

2. How have those groups been engaged and involved in the development of this ordinance?

Public engagement per section 88-505-12 was completed for this ordinance.

3. How does this legislation contribute to a sustainable Kansas City?
This ordinance will change the zoning to allow more uses on the property and encourage reuse of an existing mixed-use building.

4. Does this legislation create or preserve new housing units?
Yes (Press tab after selecting)

Total Number of Units 7

Number of Affordable Units 0

5. Department staff certifies the submission of any application Affirmative Action Plans or Certificates of Compliance, Contractor Utilization Plans (CUPs), and Letters of Intent to Subcontract (LOIs) to CREO prior to, or simultaneously with, the legislation entry request in Legistar.

No - CREO's review is not applicable (Press tab after selecting)

Please provide reasoning why not:

This ordinance is for rezoning private property.

6. Does this legislation seek to approve a contract resulting from an Invitation for Bid?

No(Press tab after selecting)

[Click or tap here to enter text.](#)

7. Does this legislation seek to approve a contract resulting from a Request for Proposal/Qualification (RFP/Q)?

No(Press tab after selecting)