

# COMMUNITY PROJECT/ZONING

## Ordinance Fact Sheet

**220409**

Ordinance Number

**Brief Title**

Approving the plat of Bodhi at Seven Oaks, an addition in Kansas City, Jackson County, Missouri

<p><b>Specific Address</b> Approximately 4.0 acres generally located at northwest corner of E. 39th Street and Jackson Avenue creating 2 lots and 1 tract.</p>	<p><b>Sponsor</b></p>	<p>Jeffrey Williams, AICP, Director Department of City Planning &amp; Development</p>
<p><b>Reason for Project</b> This final plat application was initiated by Vecino Group LLC, in order to subdivide the property in accordance with the city codes and state statutes. (The developer intends to construct a 53 unit multi-family subdivision.)</p>	<p><b>Programs, Departments, or Groups Affected</b></p>	<p><b>City-Wide</b></p> <p><b>Council District(s)</b> 3(JA) Ellington - Robinson</p> <p><b>Other districts (school, etc.)</b> Kansas City Missouri 110</p>
<p><b>Discussion</b> This is a routine final plat ordinance that authorizes staff to continue to process the plat for recording. This plat can be added to the consent agenda.</p> <p><b>CONTROLLING CASE</b> There is no controlling ordinance for this plat.</p>	<p><b>Applicants / Proponents</b></p>	<p><b>Applicant(s)</b> Vecino Group LLC</p> <p><b>City Department</b> City Planning and Development</p> <p><b>Other</b></p>
	<p><b>Opponents</b></p>	<p><b>Groups or Individuals</b> None Known</p> <p><b>Basis of Opposition</b></p>
	<p><b>Staff Recommendation</b></p>	<p><input checked="" type="checkbox"/> For <input type="checkbox"/> Against Reason Against:</p>
	<p><b>Board or Commission Recommendation</b></p>	<p><b>By: City Plan Commission</b> April 19, 2022</p> <p><input type="checkbox"/> Approval <input type="checkbox"/> Denial <input checked="" type="checkbox"/> Approval, with conditions</p>
	<p><b>Council Committee Actions</b></p>	<p><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**

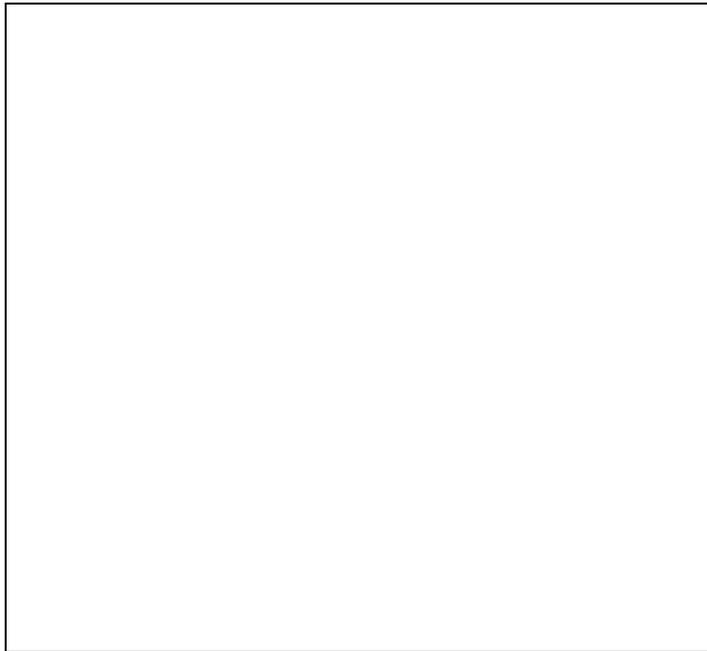
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**Policy / Program Impact**

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

**Finances**

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



<b>How will this contribute to a sustainable Kansas City?</b>	<p>This project consists of public and private improvements for a multifamily residential development on a previously undeveloped site to create 53 multi-family units. The proposed development will significantly increase the area of impervious surfaces. The peak rate of storm water discharge and total runoff volume will be maintained after development. Water quality treatment will be provided with onsite BMP's. The development will improve the aesthetics of the site and increase the tax base for the City.</p> <p>Written by Lucas Kaspar, PE</p>
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**Project Start Date**

**Projected Completion or Occupancy Date**

**Fact Sheet Prepared by:**  
Thomas Holloway

**Date:** May 5, 2022

**Reviewed by:**  
Joe Rexwinkle  
Land Development Division (LDD)  
City Planning & Development

**Reference or Case Numbers:** CLD-FnPlat-2022-00010

