

February 8, 2024

Subject: Urgent Concern Regarding Proposed Ordinance 230741

Dear Mayor Quinton Lucas and Esteemed City Leadership,

The America Institute of Architects Kansas City Chapter Board is submitting this letter to express our deep concern about an upcoming ordinance that is slated for a vote this Thursday, February 8th, which stands to drastically reshape our city's planning and development processes.

Councilman O'Neill has introduced legislation that proposes to move the Land Development Division out of the City Planning and Development Department and place it under either the Public Works or Water Services Department. While we understand the potential reasons behind this move, we strongly believe that this ordinance could inadvertently create more challenges than it resolves.

The logistical implications of this shift could cause significant headaches for our Building Permit Set uploads and tracking processes, making civil submissions more complex and difficult to manage. It is our collective professional opinion that this would potentially slow down the review process, an effect that runs counter to the intended purpose of streamlining and improving efficiency.

Of equal concern is the financial impact on the City Planning Department. By removing its highest revenue-earning division, we fear they may be forced to reduce the number of planners, negatively impacting the department's capacity to serve our city's development needs effectively.

Additionally, if Ordinance #230741 passes, the Planning Department will lose jurisdiction over development plans, which will then be reviewed by the Public Works or Water Services Department. It's our firm belief that this could undermine our city's development standards and the quality of our urban planning.

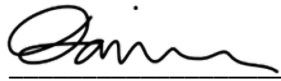
It has come to our attention that the motivation behind these changes lies in the challenges faced by the Building Permits and Plans Review departments post-Covid. However, there have been noteworthy improvements under Diane Binckley's leadership over the past several months, with the Land Development Division showing a 94% on-time response rate in recent months.

As we navigate recovery and growth, calls for more support staff at City Hall to assist in processing permits and planning entitlements are growing. In this context, the potential reduction of planners, due to the proposed changes, seems counterproductive.

We earnestly request your consideration of these concerns ahead of Thursday's vote. We must work together to ensure that our city's planning and development processes continue to serve the best interests of our community and the Board of AIA Kansas City stands ready to be a resource to City Leadership.

Thank you for your attention to this matter.

Best regards,



2.8.2024

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Dominique Davison AIA, LEED AP, President 2024  
The Board of the American Institute of Architecture, Kansas City

**From:** [A'rya Pratt](#) on behalf of [Dominique Davison](#)  
**To:** [Clerk](#)  
**Cc:** [A'rya Pratt](#)  
**Subject:** Urgent Concern Regarding Proposed Ordinance 230741  
**Date:** Thursday, February 8, 2024 12:57:52 PM  
**Attachments:** [Outlook-wlhwzaz5.png](#)  
[AIA Board Letter of Opposition to 230741.pdf](#)

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Hi City Council General,

I hope all is well! I am writing to bring to your attention our deep concerns regarding an upcoming ordinance that is scheduled for a vote this Thursday, February 8th. Please find attached a letter outlining our concerns in detail.

We sincerely appreciate your commitment to addressing matters that affect our community and for valuing the input of its members. It is essential that our voices are heard on this issue, as it holds significant implications for our community's well-being.

Thank you for your attention to this matter, and we look forward to working together to address these concerns effectively.

**Dominique Davison** AIA, LEED AP, NCARB  
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