

**From:** [B Audley](#)  
**To:** [Public Testimony](#); [Parks-Shaw, Ryana](#); [McCoy, Keema](#); [Bunch, Eric](#); [Iden, Marissa](#); [Willett, Nathan](#); [Melissa Patterson Hazley](#)  
**Subject:** Case #CD-CPC-2023-00173 Rezoning of 4511-4521 Summit-Opposing Ordinance No. 240217  
**Date:** Tuesday, March 19, 2024 4:33:00 PM

---

**EXTERNAL: This email originated from outside the kcmo.org organization. Use caution and examine the sender address before replying or clicking links.**

---

I was unable to attend the NPD Committee meeting on March 6, 2024 which was held over to March 20th. I heard the increased stormwater runoff possibly overloading the city sewer system raised some concerns since it had not been addressed previously. I wanted to make sure it was taken into consideration along with the safety issues on the short, narrow and dead end street of Headwood Drive.

With the entrances on Headwood and the size of the proposed apartment complex, it will take up additional green space and will increase the concrete surface area. This will cause more stress on the city sewer system with the stormwater runoff. Also, this could potentially cause damage to cars and neighboring property on Headwood during winter ice and storm events.

As shown on page #6 of the handout at the meeting there are a lot of cars parked on both sides of Headwood. By rezoning the increased density, and the garage entrances on Headwood will cause more congestion and the loss of parking on Headwood, which already has problems with not enough parking.. Trash, moving or delivery trucks currently block vehicles from coming and going on the street. This could be a critical safety issue for an emergency vehicle.

The four single home driveways were on Summit, which is a much larger and a one way street. The proposed development should keep their garage entrances on Summit instead of creating an increased stormwater runoff for the sewers and safety issues on Headwood. And since there is no development plan, they could cause even more unforeseen problems.

Thank you for your time and consideration in this matter.

Bob Audley  
4511 Headwood Drive #10