



Legislation Details (With Text)

File #: 260056 **Version:** 1 **Name:**

Type: Ordinance **Status:** Held

File created: 1/5/2026 **In control:** Council

On agenda: 4/23/2026 **Final action:**

Title: Sponsor: Director of City Planning and Development Department

Rezoning an area of about 0.2 acres generally located at the southeast corner of Troost Avenue and East 5th Street from District UR to District B2-2 to allow for an entertainment venue. (CD-CPC-2025-00160)

Neighborhood Committee recommends "Advance and Do NOT Pass."

Sponsors: Director of City Planning & Development

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Code sections:

Attachments: 1. Docket Memo_CD-CPC-2025-00160_Harmony Properties Rezoning, 2. CPC Staff Report_CD-CPC-2025-00160_Harmony Properties Rezoning, 3. CPC Disposition Letter_CD-CPC-2025-00160_Harmony Properties Rezoning, 4. CPC Staff Presentation_HarmonyPropertiesRezoning_CD-CPC-2025-00160_PP, 5. Rezoning Exhibit_CD-CPC-2025-00160_Harmony Properties Rezoning, 6. Photography Studio - City Council Letter 1.20.2026, 7. 1101 E 5th Notes with Compass KC 1.20.2026, 8. Columbus Park Map for Signatures 1.20.2026, 9. 1101 E 5th NOTARIZED PETITION and Columbus Park Meeting Minutes 2025-11-20 1.20.2026, 10. Columbus Park Notarized Meeting Minutes from 11.19.25 Community Meeting.1.20.2026, 11. Columbus Park Notarized Letter 1.20.2026, 12. Jo Marie - Public Testimony 1.20.2026, 13. Property Owners Signature - Public Testimony 1.20.2026, 14. 1101 E 5th - 3- Northlight - Screenshot 1.20.2026, 15. 1101 E 5th -2 - North Light -Screenshot 1.20.2026, 16. 1101 E 5th North Light - 1 - Screenshot 1.20.2026, 17. Julia Nigro Public Testimony 260056, 18. Margaret Valenti Public Testimony 260056, 19. Kate Barsotti Public Testimony Opposed #260056, 20. David Altis Public Testimony 260056 2.3.26, 21. Christine Baldin Public Testimony 260056, 22. Maria Valenti Public Testimony 260056, 23. Margaret Valenti Public Testimony II 260056, 24. Molly Schmidt Public Testimony 260056, 25. Diane Schmidt Public testimony opposing 260056, 26. Susan Vanryckeghem Public Testimony 260056, 27. Sam Valenti Public Testimony 260056, 28. Lisa Sciara Public Testimony 260056, 29. Joe Pace Public Testimony 260056, 30. Jomarie Becchina Public Testimony 260056, 31. 501 troost testimony, 32. Protest Petition_CalculationValidated_1101 E 5th St_Harmony Propoerties Rezoning, 33. Map_Protest Petition_1101 E 5th St_Harmony Properties Rezoning, 34. Protest Petition_1101 E 5th St_Harmony Properties Rezoning, 35. Public Testimony Pamela Rinas supporting 260056, 36. Public Testimony Makenzie Denham supporting 260056, 37. Public Testimony Nicole Urban supporting 260056, 38. Public Testimony Kayla Taylor supporting 260056, 39. Public Testimony Carlos Carriendo Supporting 250056, 40. Public Testimony Amy McPherecon supporting 260056, 41. Public Testimoy Brittney Marie Supporting 260056, 42. Public Testimony Beth Kelly & Donnie Rippee Supporting 260056, 43. Public Testimony Marilee Rose supporting 260056, 44. Public Testimony Margaret A. Valenti Opposed 260056, 45. Public Testimony 2 - Marilee Rose supporting 260056, 46. Public Speaker Cards 4.21.26

Date	Ver.	Action By	Action	Result
4/23/2026	1	Council	Held off Docket	
4/21/2026	1	Neighborhood Planning and Development Committee		
4/14/2026	1	Neighborhood Planning and Development Committee		

4/7/2026	1	Neighborhood Planning and Development Committee	
3/3/2026	1	Neighborhood Planning and Development Committee	Hold on Agenda
2/3/2026	1	Neighborhood Planning and Development Committee	Hold on Agenda
1/27/2026	1	Neighborhood Planning and Development Committee	Hold on Agenda
1/15/2026	1	Council	referred

ORDINANCE NO. 260056

Sponsor: Director of City Planning and Development Department

Rezoning an area of about 0.2 acres generally located at the southeast corner of Troost Avenue and East 5th Street from District UR to District B2-2 to allow for an entertainment venue. (CD-CPC-2025-00160)

Neighborhood Committee recommends “Advance and Do NOT Pass.”

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section A. That Chapter 88, Code of Ordinances of the City of Kansas City, Missouri, commonly known as the Zoning and Development Code, is hereby amended by enacting a new section to be known as Section 88-20A-1522, rezoning an area of about 0.2 acres generally located at the southeast corner of Troost Avenue and East 5th Street from District UR (Urban Redevelopment) to District B2-2 (Neighborhood Business), said section to read as follows:

Section 88-20A-1522. That an area legally described as:

Lot 20, Block 3, Guinotte’s Bluff Addition, a subdivision in Kansas City, Jackson County, Missouri.

is hereby rezoned from District UR (Urban Redevelopment) to District B2-2 (Neighborhood Business), all as shown outlined on a map marked Section 88-20A-1522, which is attached hereto and made a part hereof, and which is hereby adopted as a part of an amendment to the zoning maps constituting a part of said chapter and in accordance with Section 88-20 thereof.

Section B. That the Council finds and declares that before taking any action on the proposed amendment and development plan hereinabove, all public notices and hearings required by the Zoning and Development Code have been given and had.

I hereby certify that as required by Chapter 88, Code of Ordinances, the foregoing ordinance was duly advertised and public hearings were held.

Sara Copeland, FAICP
Secretary, City Plan Commission

Approved as to form:

Sarah Baxter
Senior Associate City Attorney