



Application Number: PL2025241 & 249
Application Type: Commercial Preliminary Development Plan & SUP
Application Name: View High Sports Complex
Location: 3301 NW Ashurst Dr

PDP Comments

1. Updated Modification Request Letter has been provided
2. Revised Site Line Study has been provided
3. The height of the dome creates an obstacle in creating a way to completely screen the facility and the reason this location is suggested as an ideal location for this first of its kind use in Lee's Summit is due to the location. The site is located amongst mature vegetated, located nearly 1/8th of mile from public access, screened on two sides by 40+ foot tall buildings and located within 1 mile of the Interstate. The developer is willing to continue to work with the residents to reduce the impact of the facility however the facility has been designed to limit the impact as much as possible.

SUP Comments

Planning

1. While the Developer understands Staff's concern over the height of the facility the Developer is making a significant contribution constructing the facility and signing extended lease terms on the use of the facility based on it being available. The Developer is willing to work with Staff and the neighbors to ensure this is a quality project and the Developer would still request 20 years on the SUP.

Fire

4. This comment is related to occupancy, and we will handle with the building permit because the facility is intended for game use. The facility is Type III with an occupancy load of 299 and this information can be provided with a Code Review at building permit if so, please remove this comment

Please direct any questions or concerns to Matthew Schlicht at 816-623-9888 ext. 01