

Narrative

For

The Design of a New Drive-Through Outbuilding for the Chapel Ridge Shopping Center
368 Northeast Akin Dr. Lee's Summit, Missouri

Ladies and Gentlemen of the Lee's Summit Planning Commission,

The owners of the Lee's Summit Chapel Ridge Shopping Center wish to build a new outbuilding on their property (please see the attached graphic preliminary description of the project). The design anticipates a completed exterior and an incomplete "white box" interior because a tenant to occupy the new construction has not yet been determined. Typically, such designs cater to drive-through customers and sell such products as coffee, nonalcoholic drinks, bakery goods, or simple fast food items. The current design (only 1124 ft.²) anticipates in addition to the drive-through window, a small dining room and a limited exterior pergola-covered patio for outside dining during favorable weather (please refer to our drawings).

City staff has requested a limited self-generated parking study that further reveals (approximately 1/3 used) the genesis for the project. Shopping center is underutilized, and it is the desire of the owners to add services to the center.

Thank you for your attention to this matter,

Sincerely,



Jim Gamble RA
The Gamble Company, Inc.