

Curriculum Vitae
Robert G. McKay, AICP

Professional Experience

- | | |
|---|--|
| Director of Planning and Development | - City of Lee's Summit, Missouri
(8/99 – Present) |
| Director of Planning and Development
Building Official | - City of Leawood, Kansas
(2/87 – 8/99) |
| Director of Community Development | - City of Grandview, Missouri
(3/85 – 2/87) |
| City Development Planner | - City of Dubuque, Iowa
(9/79 – 3/85) |
| Associate Planner | - City of Pocatello, Idaho
(9/78 – 9/79) |
| Assistant City Planner | - City of Ponca City, Oklahoma
(8/77 – 9/78) |

Formal Education

- M.S. – South Dakota State University, Geography Major with Urban and Regional Planning Studies Emphasis
- B.S. – South Dakota State University, Geography Major, Civil Engineering Minor

Professional Associations

- AICP – American Institute of Certified Planners
- APA – American Planning Association; APA Missouri Chapter; APA Kansas Chapter; KC Metro Section and APA City Planning and Management Division
- ULI – Urban Land Institute, Associate Member

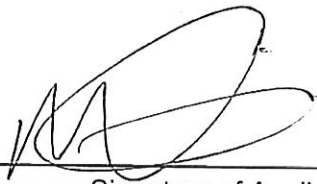
CITY OF LEE'S SUMMIT, MISSOURI
AFFIDAVIT OF NOTICE TO PROPERTY OWNERS
WITHIN 185 FEET

The undersigned Applicant for Application # PL 2015117, hereby certifies that the Applicant has verified by independent investigation the persons identified on the attached list are all of the owners of all property within 185 feet of the boundaries of the subject parcel, that said notice was mailed on August 26, 2015 and that notice of the:

- ☐ **Planning Commission Public Hearing** scheduled for September 22, 2015 at 5:00 p.m.
- ☐ **City Council Public Hearing** scheduled for October 15, 2015 at 6:15 p.m.
- ☐ **Board of Adjustments Public Hearing** scheduled for _____, 20____ at ____ p.m.

has been mailed by the Applicant to all property owners within 185 feet of the subject parcel at 1215 NE Bowline Road, at least fifteen (15) or more days prior to the scheduled public hearing. The list of property owners to whom notice has been mailed is attached.

Dated this 11th day of September, 2015



Signature of Applicant or Agent



Printed Name

Name	ACKLIN MAURICE & JAN	ALTIERI DANA M
Street	508 NW EDGEWOOD TRL	621 NW EDGEWOOD DR
City/State/Zip	LEES SUMMIT, MO 64081	LEES SUMMIT, MO 64081
ANDRISEVIC DEAN M & CONNIE	AREY KENNETH & PATRICIA-TR	ARNOLD ROBERT E & JUANITA A
612 NW CLIFFSIDE CRT	11510 CHIPMAN RD	TRUSTEE
LEES SUMMIT, MO 64081	KANSAS CITY, MO 64134	800 NW CEDAR CREEK LN
		LEES SUMMIT, MO 64081
BAGUNU FELICITO C & DIANNA C	BASS RAYMOND RICHARD & KAREN	BEACH C L & MELISSA G
616 NW EDGEWOOD CRT	LYNN	520 NW EDGEWOOD TRL
LEES SUMMIT, MO 64081-4064	521 EDGEWOOD TRL	LEES SUMMIT, MO 64081
	LEES SUMMIT, MO 64081	
BLAND NATHAN W & KATIE A	BRAZEAL SUSAN K	BROCKMAN DAWN R-TRUSTEE
609 NW CLIFFSIDE CRT	3101 NW ASHURST DR	11900 NW CHIPMAN RD
LEES SUMMIT, MO 64081	LEES SUMMIT, MO 64081	LEES SUMMIT, MO 64081
BROHAMMER RONALD G & JUDITH K	BROWN GERALD W & WF	CANINO JAMES C & DALE A
2644 SW 9TH TER	11608 CHIPMAN	720 NW CEDAR CREEK LN
LEE'S SUMMIT, MO 64081	LEES SUMMIT, MO 64081	LEES SUMMIT, MO 64081
CAPTAIN FANCY TWO LLC	CARLSON BRENT S & KARINA M	CERNY GEORGE K & SUSAN A
617 NW EDGEWOOD DR	609 NW EDGEWOOD DR	608 NW EDGEWOOD DR
LEES SUMMIT, MO 64081	LEES SUMMIT, MO 64081	LEES SUMMIT, MO 64081
CHARPIE DANIEL H & RUTH A	COFFMAN STEPHEN D & JEANETTE V	CONRAD BRYON E & LISA G
500 NW TIMBERRIDGE TRL	600 NW EDGEWOOD DR	605 NE EDGEWOOD
LEES SUMMIT, MO 64081	LEES SUMMIT, MO 64081	LEES SUMMIT, MO 64081
COOPER MERRILL LLC	CRANMER RICHARD L	DE JONGE ROBERT R & JULIE L
10601 NW VIEW HIGH DR	10620 VIEW HIGH DR	STEPHENS-
KANSAS CITY, MO 64134	KANSAS CITY, MO 64134	601 EDGEWOOD DR
		LEES SUMMIT, MO 64081
DEJARNETTE RONALD W SR TRUSTEE &	DIXON LEON O W & MICHELLE P	DUGAN ERIN C
500 NW EDGEWOOD TRL	533 NW EDGEWOOD TRAIL	3001 NW ASHURST DR
LEES SUMMIT, MO 64081	LEES SUMMIT, MO 64081	LEES SUMMIT, MO 64081
ECORD NEAL K & PENNY J-TRUSTEES	EDWARDS MAURICE D & J KATHRYN	ELDER DANIEL BRENT & LINDSAY M
3005 NW ASHURST DR	9904 E 79TH ST	536 NW EDGEWOOD TRL
LEES SUMMIT, MO 64081	KANSAS CITY, MO 64138	LEES SUMMIT, MO 64081

FEDERAL NATIONAL MORTGAGE ASSN
345 ST PETER ST
ST PAUL, MN 55102

FREEMAN JAMES F IV
10700 VIEW HIGH DR
KANSAS CITY, MO 64135

GOSSELIN MICHAEL J &
10609 VIEW HIGH DR
KANSAS CITY, MO 64134

HALE CHARLA A
11905 NW CHIPMAN RD
LEES SUMMIT, MO 64081

HAPPY VALLEY PROPERTIES LLC
801 NW COMMERCE DR
LEES SUMMIT, MO 64086-9381

HOOD JOHN F & HOPE R
700 NW CEDAR CREEK LN
LEES SUMMIT, MO 64081

KOCH MATTHEW J & JACKLYN L
504 NW EDGEWOOD TRL
LEES SUMMIT, MO 64081

LOZANO LUIS & JENNIFER
3004 NW ASHURST DR
LEES SUMMIT, MO 64081

MCROBERTS KEVIN A
601 NW CLIFFSIDE CT
LEES SUMMIT, MO 64081

MISSOURI PUB SERV/DIV UTILICORP
UNITED I
PO BOX 11739
KANSAS CITY, MO 64138

FREEMAN JAMES F IV
14835 E 192 Q RD
STOCKTON, MO 65785

GIBSON WILLIAM F JR & KRISTINE L
608 NW TIMBER RIDGE TRL
LEES SUMMIT, MO 64081

GRIFFLE ROBERT L & DEBORAH C-
TRUSTEES
3105 NW ASHURST DR
LEES SUMMIT, MO 64081

HALE LA VONNE J
6400 W 58TH ST
SHAWNEE MISSION, KS 66202-2625

HARDING ROBERT F & DEBORA S
3000 NW ASHURST DR
LEES SUMMIT, MO 64081-2076

HORTON LESTER A JR-TRUSTEE
11906 NW CHIPMAN RD
LEES SUMMIT, MO 64081

KYANKA RICHARD & CAROL M-
TRUSTEE
701 NW CEDAR CREEK LN
LEES SUMMIT, MO 64063

MARSHALL DAVID A & JACQUELINE R
10532 VIEW HIGH DR
KANSAS CITY, MO 64134

MILLER EARL DEAN & LINDA K
516 NW EDGEWOOD TRL
LEES SUMMIT, MO 64081

MORRILL JAMES R & KELLI R
604 NW EDGEWOOD DR
LEES SUMMIT, MO 64081

FREEMAN JAMES F IV
10710 VIEW HIGH DR
KANSAS CITY, MO 64134

GLOOR JACK R & WF
11908 NW CHIPMAN RD
LEES SUMMIT, MO 64081-1809

GUENTHER ELIZABETH J
114 SW DONOVAN RD
LEES SUMMIT, MO 64063

HANKINS BARBARA POINDEXTER-
TRUSTEE
408 BOWEN CIR
RAYMORE, MO 64083

HERNANDEZ ARNOLDO & AMY LYNN
11600 NW CHIPMAN RD
LEES SUMMIT, MO 64081

KNAPP KEVIN J & MARLO MARIE
628 NW EDGEWOOD CRT
LEES SUMMIT, MO 64081

LONG JAMES C & MARGARET W
512 NW EDGEWOOD TRL
LEES SUMMIT, MO 64081

MAY MICHAEL C & GEORGETTA R
624 NW EDGEWOOD CRT
LEES SUMMIT, MO 64081

MIRICK ANDREW J JR & MARY L
709 NW CEDAR CREEK LN
LEES SUMMIT, MO 64063

MURRAY RICHARD W & DIANE S
620 NW EDGEWOOD CRT
LEES SUMMIT, MO 64081

OBEN RICHARD & RUTH
600 NW CLIFFSIDE CT
LEES SUMMIT, MO 64081

RICHARD FAULKNER LLC
10825 VIEW HIGH DR
KANSAS CITY, MO 64137

RICHARD FAULKNER LLC
10825 VIEW HIGH DR
KANSAS CITY, MO 64137

RIPLEY ROBERT G & BETTY S-TRUSTEES
10507 VIEW HIGH DR
KANSAS CITY, MO 64134

SHEEHAN LOGAN & JANESEA
604 NW CLIFFSIDE CT
LEES SUMMIT, MO 64081

SISEL DAVID A & VICTORIA L
612 NW TIMBER RIDGE TRL
LEES SUMMIT, MO 64081-2078
STEGMAN LAURA A & PATTISON KYLE
STEVENSON MARCUS A & ROBERT J
532 NW EDGEWOOD TRL
LEES SUMMIT, MO 64081

STEGMAN LAURA A & PATTISON KYLE
612 NW EDGEWOOD DR
LEES SUMMIT, MO 64081

STEPHENS LUTHER E & CYNTHIA L
604 NW TIMBER RIDGE TRL
LEES SUMMIT, MO 64081

STREET DAVID
6259 NW 118TH STREET RD
REDDICK, FL 32686

STREET DAVID
10630 NW VIEW HIGH DR
KANSAS CITY, MO 64134

TAYLOR NANCY ANN
540 NW EDGEWOOD TRL
LEES SUMMIT, MO 64081

THE UNITED METHODIST CHURCH OF
LEES SUMM
114 SE DOUGLAS ST
LEES SUMMIT, MO 64063

THIES JOHN O & MARY ANN
524 NW EDGEWOOD TRL
LEES SUMMIT, MO 64081

THOMAS JAMES E & KATHLEEN A-
TRUSTEE
820 NW CEDAR CREEK LN
LEES SUMMIT, MO 64081

TO WHOM IT MAY CONCERN
10528 VIEW HIGH DR
KANSAS CITY, MO 64134

TO WHOM IT MAY CONCERN
11605 NW VIEW HIGH DR
KANSAS CITY, MO 64134

TO WHOM IT MAY CONCERN
11606 NW CHIPMAN RD
LEE'S SUMMIT, MO 64081

TO WHOM IT MAY CONCERN
11800 NW CHIPMAN RD
LEE'S SUMMIT, MO 64081

TO WHOM IT MAY CONCERN
11904 NW CHIPMAN RD
LEE'S SUMMIT, MO 64081

TO WHOM IT MAY CONCERN
11909 NW CHIPMAN RD
LEE'S SUMMIT, MO 64081

TO WHOM IT MAY CONCERN
810 NW CEDAR CREEK LN
LEE'S SUMMIT, MO 64081

TO WHOM IT MAY CONCERN
10825 NW VIEW HIGH DR
LEE'S SUMMIT, MO 64081

TO WHOM IT MAY CONCERN
10903 NW VIEW HIGH DR
LEE'S SUMMIT, MO 64081

TO WHOM IT MAY CONCERN
10711 FOREMAN RD
KANSAS CITY, MO 64134

TO WHOM IT MAY CONCERN
608 NW CLIFFSIDE CT
LEE'S SUMMIT, MO 64081

TRAN TUONG VAN THI &
528 NW EDGEWOOD TRL
LEES SUMMIT, MO 64081

TURNER EUEL THOMAS JR &
613 NW EDGEWOOD DR
LEES SUMMIT, MO 64064

UNITED STATES OF AMERICA
11000 VIEW HIGH DR
KANSAS CITY, MO 64134

UPTON DAVID C & KATHLEEN A
10610 VIEW HIGH DR
KANSAS CITY, MO 64134

WEINEL CAREY H JR & SHERRY A
TRUST
345 NW VIEW HIGH DR
LEES SUMMIT, MO 64081

WEINEL EULALAH D &
10903 VIEW HIGH DR
KANSAS CITY, MO 64134

WEINEL CINDY S
10903 VIEW HIGH DR
KANSAS CITY, MO 64134

WELLS YVONNE -TRUSTEE
10640 VIEW HIGH DR
KANSAS CITY, MO 64134

WRIGHT JOHN
11710 NW CHIPMAN RD
LEES SUMMIT, MO 64081-1805

WEINEL CYNTHIA S
409 NW VIEW HIGH DR
LEES SUMMIT, MO 64081

WILSON SCOTT S & MISTY N
605 NW CLIFFSIDE CT
LEES SUMMIT, MO 64081

YOUNGBLOOD KENNETH B & ANITA B
10611 VIEW HIGH DR
KANSAS CITY, MO 64134

**NOTICE TO PROPERTY OWNERS
PLANNING COMMISSION, CITY COUNCIL
& NEIGHBORHOOD MEETING**

Date Notice Sent: August 28, 2015

Public hearings will be held on the following application during the meeting of the Planning Commission and City Council of the City of Lee's Summit as noted below.

A Neighborhood Meeting will be conducted as noted below, to discuss the project prior the City Meetings. Contact Matt Schlicht 816-623-9888 if you cannot attend and/or have any questions

Application # PL2015117

Description of Proposal: Preliminary Development Plan

Project Name: The Summit Church

Location of Property (Street Address): 3381 NW Chipman Rd. (Location map attached)

Applicant: Engineering Solutions

Meeting of: ☐ **Planning Commission**

Date and Time of Hearing: September 22, 2015, at 5:00 p.m.
 Location: City Hall, 220 SE Green Street, Lee's Summit, MO

☐ **City Council**

Date and Time of Hearing: October 15, 2015, at 6:15 p.m.
 Location: City Hall, 220 SE Green Street, Lee's Summit, MO

☐ **Neighborhood Meeting**

Date and Time of Hearing: September 10, 2015, at 6:00 p.m.
 Location: The Summit Church, 114 SE Douglas, Lee's Summit, MO 64063
 Phone: 816-524-4966

All interested persons are invited to attend and will have an opportunity to be heard at the public hearing or the Neighborhood meeting.

Protest Petition: Property owners within 185 feet of the property for which the public hearing is required before the City Council shall have the opportunity to submit a protest petition. The petition shall be in conformance with the Unified Development Ordinance and shall be filed with the office of the City Clerk prior to City Council action. Staff recommends petitions be filed at least two weeks prior to the City Council hearing so the validity of the protest will be verified prior to the hearing.

For more information, contact the Planning & Development Department, City of Lee's Summit, at 816-969-1600.

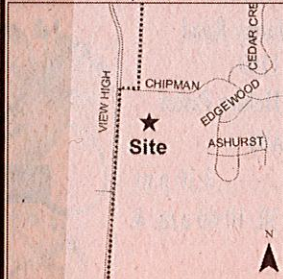
*This notice is to be mailed by applicant at least fifteen (15) days prior to the date of the public hearing, to the last known record owner of all property within 185 feet from the boundaries of the property for which the application is being considered.

To Applicant: An affidavit must be filed with the Planning Department prior to the public hearing, certifying that mailed notices have been sent in accordance with Section 4.160 of the Unified Development Ordinance.

4

NOTICE OF PUBLIC HEARING

Notice is hereby given that a public hearing will be held by the Planning Commission of the City of Lee's Summit, Missouri, during the regularly scheduled meeting at **5:00 p.m.** on Tuesday, September 22, 2015, at City Hall, 220 SE Green Street, Lee's Summit, Missouri, on Application **#PL2015-117 - PRELIMINARY DEVELOPMENT PLAN** – The Summit Church, southeast corner of Chipman Rd and View High Dr; Engineering Solutions, applicant



The public is invited to attend and participate in the public hearing. Witness our hands this 4th day of September, 2015.

Robert McKay, Director
Planning & Codes Administration

Published: Vol. 134 No. 22, Sept. 4, 2015



LEE'S SUMMIT
MISSOURI

RECEIVED
JUL 31 2015

Planning & Development Admin

PRELIMINARY DEVELOPMENT PLAN APPLICATION

1. PROJECT NAME: The Summit
2. PROPERTY LOCATION/ADDRESS: 3381 NW Chipman Road
3. ZONING OF PROPERTY: AG
4. LEGAL DESCRIPTION (attach if description is metes and bounds description): Attached
5. Size of Building(s) (sq. ft): 78,168 SF Lot Area (acres): 42.05 Acres
-
6. APPLICANT (DEVELOPER) Engineering Solutions PHONE 816-623-9888
CONTACT PERSON Matt Schlicht FAX 816-623-9849
ADDRESS 50 SE 30th Street CITY/STATE/ZIP Lee's Summit, MO 64082
E-MAIL mschlicht@es-kc.com
7. PROPERTY OWNER The United Methodist Church of Lee's Summit PHONE 816-524-4966
CONTACT PERSON _____ FAX _____
ADDRESS 114 SE Douglas St CITY/STATE/ZIP Lee's Summit, MO 64063
E-MAIL rdawson@reachingthesummit.com
8. ENGINEER/SURVEYOR Engineering Solutions PHONE 816-623-9888
CONTACT PERSON Matt Schlicht FAX 816-623-9849
ADDRESS 50 SE 30th Street CITY/STATE/ZIP Lee's Summit, MO 64082
E-MAIL mschlicht@es-kc.com
9. OTHER CONTACTS _____ PHONE _____
CONTACT PERSON _____ FAX _____
ADDRESS _____ CITY/STATE/ZIP _____
E-MAIL _____

All applications require the signature of the owner on the application and on the ownership affidavit. Applications without the proper signatures will be deemed incomplete and will not be processed.

Robin Dawson ADMINISTRATOR
PROPERTY OWNER

Matt Schlicht
APPLICANT

Print name: ROBIN DAWSON

Matt Schlicht

Receipt #: 2015014440 Date Filed: 7/31/15 Processed by: CH Application # PL2015117

REVISED MARCH 2013

- 2015-117 -



PLANNING AND DEVELOPMENT

**Commercial Preliminary Development Plan
Re-Submittal Routing Sheet**

Kent Monter (PW)	_____	Jim Eden (Fire)	_____
Michael Park (Traffic)	_____	P & D File	_____

Date Received: Wednesday, September 02, 2015

Application Number: PL2015117
Application Type: Commercial Preliminary Development Plan
Project Description: SUMMIT CHURCH
Address: 3381 NW CHIPMAN RD, LEES SUMMIT, MO 64081
Applicant: ENGINEERING SOLUTIONS
Property Owner: THE UNITED METHODIST CHURCH OF LEES SUMM
Engineer: ENGINEERING SOLUTIONS

Acres: 20.06	Number of Lots:	Building Sq Ft: 78,168
---------------------	------------------------	-------------------------------

The schedule for this application is as follows:

Development Review Committee 08/12/2015 09:00 AM:	08/12/2015 12:00 AM
Applicant Meeting 08/19/2015 09:00 AM:	08/19/2015 12:00 AM
Planning Commission Meeting 09/22/2015 05:00 PM:	09/22/2015 12:00 AM
City Council Public Hearing 10/15/2015 06:15 PM:	10/15/2015 12:00 AM
City Council Ordinance 10/15/2015 06:15 PM:	10/15/2015 12:00 AM

Planning Commission Comments Due: Tuesday, September 15, 2015



City Comments
September 1, 2015
The Summit
Lee's Summit, MO

Application Number PL2015117
Summit Church
3381 NW Chipman Road

Planning Review Comments

1. Legal has been emailed to ron.seyl@cityofls.net
2. Monument sign locations have been shown on C.100 and wall signs have been added to elevations *used dimensions*
3. Information has been added to Chipman Road on C.100 *not done*
4. C.101 depicts the setbacks from all property lines
5. Symbols have been corrected *OK*
6. Parking has been modified to maintain 20 foot minimum for all future right of way lines *OK*
7. Trash enclosure has been added to northeast corner of site
8. Parking count has been updated
9. Site data table has been updated
10. Ashurst has been increased to 60 feet. Curb along the future is currently shown on C.100 *OK*
11. Drive aisle widths have been checked and maintain either 30 feet or 28 feet
12. ADA Ramps have been noted on C.100 *Don't see*
13. Pavement note has been updated and detail added to C.600
14. Landscape plan has been updated for tree sizes
15. Mechanical units will be roof mounted and screened by parapet wall
16. Lighting plan and specifications have been provided

Engineering Review Comments

1. Added a separate sheet for all utilities
2. Storm study has been updated
3. Storm study has been updated
4. Storm study has been updated
5. Storm study has been updated
6. Storm study has been updated
7. Sheets have been corrected to remove symbols
8. Detention basin has been labeled on all sheets
9. Basins have been identified as Detention or Detention / BMP
10. Note has been added
11. Label has been added to show as access easement
12. Note has been added
13. Sanitary easement has been provided
14. Note has been added
15. Revised profile
16. Symbols have been removed
17. Added note
18. Noted
19. Details have been updated
20. Noted

-2015-117-

RECEIVED

SEP - 2 2015

Planning & Codes Admin