

**CITY OF RAYTOWN
PLANNING & ZONING COMMISSION**

AGENDA

**November 5, 2020
7:00 pm**

**Raytown City Hall
Board of Aldermen Chambers
10000 East 59th Street
Raytown, Missouri 64133**

During Jackson County's Recovery Plan, the City of Raytown has chosen to continue to follow the County's social distancing guidelines and other recommendations. The public may attend under the following guidelines:

- *All attendees (Commission/Staff/Public) will use the main entrance door.*
- *Masks are required, per the modified Phase 2 guidelines of the Jackson County Recovery Plan. Masks will be provided to those without a personal mask to wear.*
- *Seating limited. Approximately six (6) seats will be available for the public to attend.*
- *Limited access to dais/table for Commission and Staff.*

We are urging citizens to view the meeting online at www.raytown.mo.us

1. Welcome by Chairperson

2. Call meeting to order and Roll Call

Wilson:	Thurman:	Emerson:
Robinson:	Frazier:	Stock:
Dwight:		

3. Approval of March 5, 2020, Regular Meeting Minutes

- a) Revisions
- b) Motion
- c) Second
- d) Additional Board Discussion
- e) Vote

4. Old Business: None.

5. New Business

A. Case No.: PZ-2020-09

Applicants: Miesha Ross and Amia Walker

Reason: Conditional Use Permit for “Assembly” Use for The Event Palace to be located at 6235-6237 Blue Ridge Blvd. in the Raytown Plaza Shopping Center

1. Introduction of Application by Chair
2. Swearing in of all speakers by City Attorney that plan to give testimony during hearing
3. Explanation of any exparte’ communication from Commission members regarding the application
4. Enter Additional Relevant City Exhibits into the Record:
 - a. Staff report
 - b. Application Supporting Documents
5. Introduction of Application by Staff
6. Presentation of Application by Applicant
7. Request for Public Comment by Chairman
8. Additional Staff Comments and Recommendation
9. Commission Discussion
10. Commission Decision to Approve, Conditionally Approve or Deny the Application
 - a. Motion
 - b. Second
 - c. Additional Board Discussion
 - d. Vote

B. Case No.: PZ-2020-10

Applicants: Miesha Ross and Amia Walker

Reason: Conditional Use Permit for “Assembly” Use for dance instruction and assembly space for The Event Palace to be located at 6217-19 Blue Ridge Blvd. in the Raytown Plaza Shopping Center

1. Introduction of Application by Chair
2. Swearing in of all speakers by City Attorney that plan to give testimony during hearing
3. Explanation of any exparte’ communication from Commission members regarding the application
4. Enter Additional Relevant City Exhibits into the Record:
 - a. Staff report
 - b. Application Supporting Documents
5. Introduction of Application by Staff
6. Presentation of Application by Applicant
7. Request for Public Comment by Chairman
8. Additional Staff Comments and Recommendation
9. Commission Discussion

10. Commission Decision to Approve, Conditionally Approve or Deny the Application
 - a. Motion
 - b. Second
 - c. Additional Board Discussion
 - d. Vote

C. Case No.: PZ-2020-11

Applicants: Cody Nguyen, Managing Partner, LB One and LB Three, San Diego, California

Reason: Conditional Use Permit for “Assembly” Use and “Adult Day Care” Use for the Raytown Event Center to be located at 6715-21 Blue Ridge Blvd.

1. Introduction of Application by Chair
2. Swearing in of all speakers by City Attorney that plan to give testimony during hearing
3. Explanation of any exparte’ communication from Commission members regarding the application
4. Enter Additional Relevant City Exhibits into the Record:
 - a. Staff report
 - b. Application Supporting Documents
5. Introduction of Application by Staff
6. Presentation of Application by Applicant
7. Request for Public Comment by Chairman
8. Additional Staff Comments and Recommendation
9. Commission Discussion
10. Commission Decision to Approve, Conditionally Approve or Deny the Application
 - a. Motion
 - b. Second
 - c. Additional Board Discussion
 - d. Vote

D. Case No.: PZ-2020-12

Applicants: Pat Grace, Kansas City Real Estate Investment Services

Reason: Modification of Conditions of Approval Contained Within the 2004 Crownover Acres Subdivision Rezoning Ordinance

1. Introduction of Application by Chair
2. Swearing in of all speakers by City Attorney that plan to give testimony during hearing
3. Explanation of any exparte’ communication from Commission members regarding the application
4. Enter Additional Relevant City Exhibits into the Record:
 - a. Staff report
 - b. Application Supporting Documents
5. Introduction of Application by Staff
6. Presentation of Application by Applicant
7. Request for Public Comment by Chairman

8. Additional Staff Comments and Recommendation
9. Commission Discussion
10. Commission Decision to Approve, Conditionally Approve or Deny the Application
 - a. Motion
 - b. Second
 - c. Additional Board Discussion
 - d. Vote

6. Other Business- None

7. Set Future Meeting Date – Next Regular Meeting, Thursday, December 3, 2020, at 7:00 PM.

9. Adjourn