

1. GENERAL AGENDA

Mayor Dean Katerndahl opened the work session at 6:14 p.m. on August 29, 2023, at City Hall, 8880 Clark Avenue, Parkville, Missouri. In attendance were aldermen Tina Welch, Philip Wassmer, Brian T. Whitley, Bob Bennett, Douglas Wylie, Michael Lee and Allyson R. Berberich.

The following staff was also present:

Alexa Barton, City Administrator
Bryan Kidney, Deputy City Administrator/Finance Director
Jeffery Rhodes, Assistant City Administrator
Kevin Chrisman, Police Chief
Dan Harper, Public Works Director
Stephen Lachky, Community Development Director
Brittanie Propes, Parks & Recreation Director
Chris Ashley, Parks & Recreation Project Manager
John Mautino, City Attorney

A. Receive information regarding an Village on the Green East Final Plat (Case No. PZ 2022-19) and Village on the Green West (Case No. PZ 2022-20); Pulse Parkville LLC, applicant

Community Development Director Stephen Lachky provided an overview of the proposed development; presentation attached as Exhibit A. The applications were reviewed by the Board of Aldermen in August 2022 for the development in two phases - Village on the Green East and Village on the Green West. Lachky said that he and City Attorney John Mautino discovered a timeline in the Municipal Code that they were not aware of when the Board of Aldermen agenda was posted. A final plan had to be approved within two years of approval of a preliminary development plan and if it was not submitted within the two-year timeframe, the applicant had to refile and go through the public hearing process with the Planning and Zoning Commission.

Lachky said that a preliminary plat was different because it had an 18 month timeline. The two items on the Board agenda had expired and the Board was not able to take action at the Board meeting.

City Attorney John Mautino stated that the Board had an administrative role in their approval of preliminary plats, which included verification that the application complied with the requirements. The concerns about the access point to Lime Stone Court were not germane to the City's consideration of the plat because it was located outside of the plat and was independent of the plat approval process.

Adam Tholen, developer, said that when he purchased the property, The National said the number of dwellings allowed was based on acreage and square footage and was told he could get the correct density without buying additional land. He added that the sprinkler systems in the buildings had been on the plans since the beginning.

Lachky said the development would be a gated community. The plat only reserved the streets or easements and the development did not have to be built as drawn in the plat. He

MINUTES OF THE BOARD OF ALDERMEN WORK SESSION OF AUGUST 29, 2023

Page 2 of 2

noted that the City had to approve the connections to the existing public streets.

Sam Stuart, 6170 Lime Stone Court, said he was on the Lime Stone Homeowners Association (HOA) Board and their position was never to make it a City street and they were not inclined to grant access even for emergency purposes.

Jed Clausen, Phelps Engineering, said that the plat met the Municipal Code requirements. He also spoke about storm water detention plans, private streets and improvements maintained by the HoA.

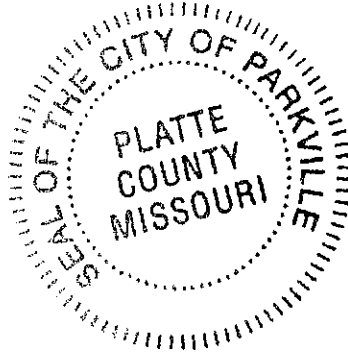
2. ADJOURN

The work session ended at 7:03 p.m.

The work session minutes for August 29, 2023, having been read and considered by the Board of Aldermen, and having been found to be correct as written, were approved on this the fifth day of September 2023.

Submitted by:

Melissa McChesney
City Clerk Melissa McChesney



Receive information on Village on the Green

BOARD OF ALDERMEN – WORK SESSION
AUGUST 29, 2023

