

RESOLUTION NO. 120572

Directing the City Manager to prepare and propose to the City Council an amendment of the UR zone and development plan for the commercial properties surrounding the Antioch Mall site.

WHEREAS, Committee Substitute for Ordinance No. 060166, passed March 2, 2006, rezoned the Antioch Mall site and some neighboring commercial property generally located at the corner of Antioch Road and Vivion Road from Districts C-1, C-2, CP-3 and R-1b to District URD, and approved a development plan for the site; and

WHEREAS, Ordinance No. 120283, passed April 12, 2012, removed 42.9 acres from this URD (now UR) zone and created a new UR zone for that 42.9 acres, which comprises the Antioch Mall site; and

WHEREAS, the remaining 15.5 acres left in the original UR zone, and the commercial property to the south of the site which was not included in the original URD zone, is in need of redevelopment; and

WHEREAS, the commercial properties surrounding the Mall site that are not within the remaining UR zone are now in open commercial zones; and

WHEREAS, the City has approved a TIF and a super TIF for the Antioch Mall site, which represents a major City investment in the redevelopment of this area; and

WHEREAS, the City and the State of Missouri have also invested in infrastructure improvements in the area; and

WHEREAS, the commercial properties which surround the Antioch Mall site will have a detrimental impact on the redevelopment of the Antioch Mall site and will jeopardize the City's investment if those properties are not properly redeveloped; NOW, THEREFORE,

BE IT RESOLVED BY THE COUNCIL OF KANSAS CITY:

That the City Manager is hereby directed to propose an amendment to the UR zone for the property surrounding the Antioch Mall site which may propose an expansion of the zone to include commercial properties on the south of the Mall site, and propose a revision to the development plan which may include limitations on uses for those properties, design guidelines and any other necessary provisions.
