

# SOUTHMORELAND, PLAZA WESTPORT AND WESTPORT NEIGHBORS UNITED

## Neighborhood Assessment Report

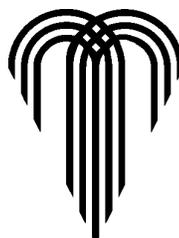
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Neighborhood Workshop Date: August 19, 2000



**FOCUS Kansas City**  
City Planning and Development Department  
City of Kansas City, Missouri

City of Fountains



Heart of the Nation

<b>SERVICE</b>	<b>AGENCY OR CITY DEPARTMENT</b>	<b>PHONE</b>
<b>City Services</b>	<b>Action Center</b>	<b>513-1313</b>
Abandoned Cars on Private Property	Neighborhood and Community Services	513-9000
Abandoned Cars on Public Property	Kansas City, MO Police Department	234-5000
Abandoned Homes	Neighborhood and Community Services	513-9000
Air Quality	Health Department	513-6314
Animal Control	Neighborhood and Community Services	513-9800
Building Permits	Codes Administration	513-1451
Bulky Item Pick Up	Environmental Management	513-3490
Curb Reconstruction	Public Works	513-2590
Dangerous Buildings/ Demolition	Neighborhood and Community Services	513-9000
Housing Code Violations	Neighborhood and Community Services	513-9000
Illegal Dumping Hotline	Environmental Management	513-3485
Neighborhood Assistance/ Services	Neighborhood and Community Services	513-3265
Paint Program	Neighborhood and Community Services	513-3266
Parks and Community Centers	Board of Parks and Recreation	513-7500
Potholes	Public Works - Street and Traffic	513-2777
Senior Citizens Transportation	Share-a-Fare/ATA	842-9070
Sewers - Problems	Water Department After Hours	513-2180 513-2109
Sidewalks - Repair	Public Works	513-2602
Storm Drains	Water Department	513-2180
Street Light Repairs	Kansas City Power and Light	654-1400
Weatherization Program	Housing and Community Development	513-3015

# THE VISION OF FOCUS KANSAS CITY

We, as Kansas Citians, envision our city as a people-centered community. From economic development to the readability of street signs, we consider people first. Kansas City shapes and guarantees its future by examining first and foremost the impact of every decision on future generations.

We, as Kansas Citians, are full of hope. We demonstrate this hope through our investment in our families, our homes, our neighborhoods, our schools, our businesses and our city.



For more information about **FOCUS Kansas City**:

- call the office at **513-2822**,
- visit **[www.kcmo.org/focus/](http://www.kcmo.org/focus/)**, or
- e-mail **[focus@kcmo.org](mailto:focus@kcmo.org)**.

To reach the Neighborhood Assessment Team, call **513-2909**.

**FOCUS** - **F**orging **O**ur **C**omprehensive **U**rban **S**trategy



# FOCUS KANSAS CITY AND NEIGHBORHOOD ASSESSMENTS

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**FOCUS Kansas City**, Kansas City's strategic and comprehensive plan, recognizes that neighborhoods understand best how to direct their own futures. The first initiative in the *FOCUS Neighborhood Prototypes Plan* is a strategic assessment / evaluation that enables a neighborhood to evaluate its strengths and needs. Through the assessment process, a neighborhood can direct its assets towards its most critical needs. The *FOCUS Neighborhood Prototypes Plan* identifies the assessment format.

There were two objectives for these neighborhoods during the self-evaluation:

1. To self-identify its **neighborhood type** from the *FOCUS Neighborhood Prototypes Plan*.
2. To develop **improvement strategies** that will direct neighborhood improvement, a "To Do" list/Action Steps incorporating participation by the neighborhood, community partners, and the City.

The Southmoreland, Plaza Westport and Westport Neighbors United neighborhoods conducted the neighborhood assessment workshop with assistance from City staff. Residents, business people and people who work in local institutions provided input. These community members mapped their community, and identified assets and priority issues in their neighborhoods.



A Plaza Westport resident finds her home on the "heart map"



# NEIGHBORHOOD TYPE

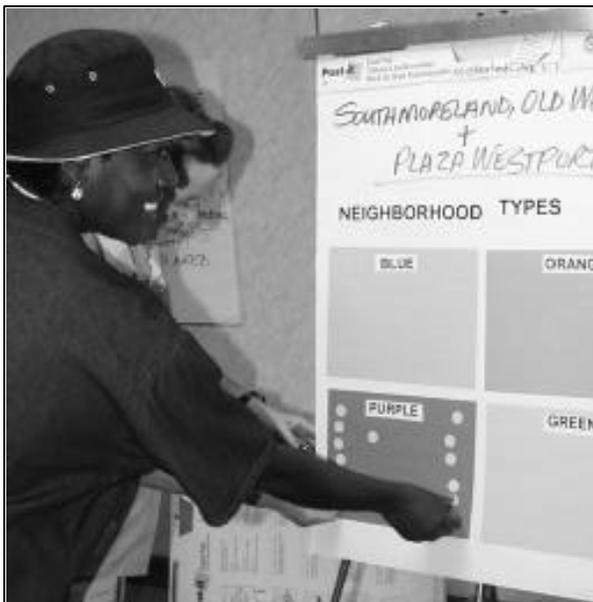
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The FOCUS Neighborhood Prototypes Plan recognizes that not all neighborhoods in Kansas City are the same. The character and condition of where we live varies according to age, history, type of housing and other factors. Each community has different strengths and opportunities. Each has different assets and priorities that drive unique strategies for improvement. FOCUS developed four unique Neighborhood Types that generally describe Kansas City neighborhoods. Each Neighborhood Type suggests what actions are required for an area to become or stay healthy. These four Types (assigned the colors Blue, Orange, Purple and Green in the Neighborhood Assessment workshop) are:

## **Developing      Conservation      Stabilization      Redeveloping**

The Assessment is a beginning point from which the community can move forward and achieve quality living environments through a commitment to continuous improvement. The descriptions for these four Neighborhood Types are contained in the *FOCUS Neighborhood Prototypes Plan*, Appendix A, "General Neighborhood Description / Types."

In the workshop, participants defined the tools, actions and strategies for improving their community. They will use this information to strategically apply public and private resources in a way that is based on existing conditions, trends, opportunities, strengths and needs. Once other neighborhoods identify their Type, then similarly "typed" Kansas City communities can connect and partner around common issues and projects while assisting each other in developing their organizations.



Workshop participants vote for their choice of Neighborhood Type

# THE SOUTHMORELAND, PLAZA WESTPORT AND WESTPORT NEIGHBORS UNITED PERSPECTIVE

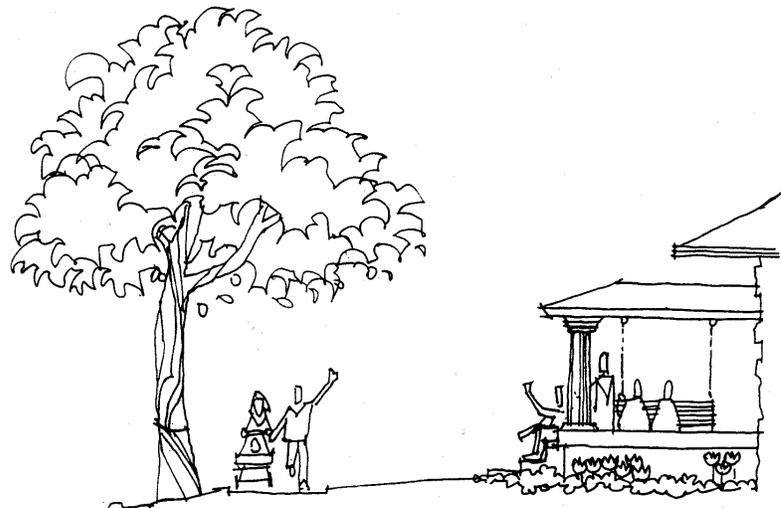
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On Saturday, August 19, 2000, members of the communities bounded by 39<sup>th</sup> Street on the north, 46<sup>th</sup>/47<sup>th</sup> Streets on the south, Southwest Trafficway/Madison Avenue on the west and Gillham Road/Rockhill Road on the east gathered for the FOCUS Neighborhood Assessment workshop for their area. The neighborhoods included in these boundaries are Southmoreland, Plaza Westport and Westport Neighbors United. (The Old Westport neighborhood association no longer exists - see the map between pages 8 and 9).

In the heart of Midtown Kansas City, these communities are home to some of the city's oldest structures, finest art museums and galleries, most popular restaurants and entertainment facilities, and many other well-known cultural features. Residents treasure the wide array of amenities in their neighborhoods, as well as the economic and racial diversity represented in the area's population.

During the workshop, participants named the assets in the community that contribute to the area's cultural and societal personality. These include the Nelson-Atkins Museum, the Kansas City Art Institute, St. Luke's Hospital, Mill Creek Park, Community Christian Church (and its "steeple of light"), and the Westport Library. Neighbors also mentioned some of the more general characteristics of their community that contribute to the area's uniqueness: the variety of housing options, the bohemian, eclectic spirit of many residents, the convenient location, and the spirit of volunteerism. They pointed out the value of residents working together on common issues, especially through neighborhood associations.



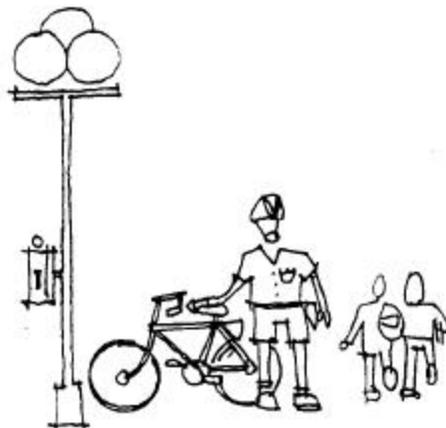


As with many other areas in the city, this community also faces challenges. One of the greatest concerns, especially to residents living in close proximity to the Westport entertainment district, is the behavior of some of the patrons of the area bars with 3:00 AM closing times. Neighbors spoke about vandalism, public drunkenness and other behavior they feel is disturbing and potentially dangerous. Neighbors want to work with the businesses, law enforcement and the City to establish a 1:00 AM closing time for all bars in the area.

Residents would also like to see improvements in the livability of their community. They mentioned better timing of traffic lights (to enable safe crossing by both pedestrians and automobiles), more green spaces and landscaping (especially around area businesses), and upgraded streets as priorities. In addition, participants voiced the need for improved social services in their community, and recognized that they have a part to play. Residents also mentioned the need for improved upkeep of some homes and apartment buildings in the area.

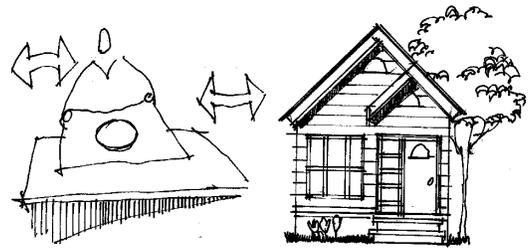
Overall, residents of these neighborhoods are proud of their area. Their rich history, their reputation for great creative expression, and the wide variety of folks living in and visiting the area make this community a vital part of the cultural fabric of Kansas City. Residents are eager to build on their successes, and to take on the challenges before them.

The purpose of this report is to help clarify goals and identify resources. The following page contains the residents' priorities and some possible improvement strategies. The report also contains the lists of assets, challenges and ideas for improvement that area residents named during the workshop. Finally, a list of frequently used City and agency services is on the inside back cover.



# PRIORITIES

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Residents of the Southmoreland, Plaza Westport and Westport Neighbors United neighborhoods named the following as their priority issues:

## **Improve Safety of Westport Entertainment District**

Workshop participants clearly voiced their concerns about this issue, and the roles they see for themselves, community partners and the City:

- Petition to change the 3:00 AM licenses of Westport area bars to 1:00 AM
- Work with City liquor control to help curtail liquor license violations
- Work with Westport Crime Prevention, MainCor, Westport Merchants Association, the City, Westport Cooperative Services and Plaza area businesses to address concerns about the Westport entertainment district
- Work with the City to develop a "zone" system for cars, so that only residents with the appropriate stickers may park in certain areas during certain times

## **Increase Beautification and Neighborhood Livability**

While residents enjoy the many attractive aspects of their community, they see opportunities for improvement. Some of their suggestions:

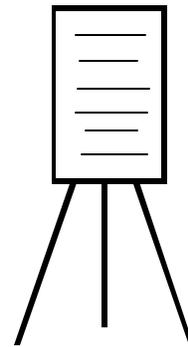
- Encourage the City to incorporate more green space (such as paths) in the neighborhoods to make them more "friendly" to pedestrians, bicyclists and joggers; neighbors can work with neighborhood organizations, businesses and churches on this issue as well
- Encourage neighbors to care about their community, and to pay attention to activity in the neighborhood, especially around apartment buildings and rental units
- Work with the Kansas City, Missouri School District to address issues with the youth, such as delinquency

## **Upgrade the Physical Aspects of the Community**

Neighbors understand that a community's appearance is a vital part of its spirit. Workshop participants suggested the following:

- Identify more money to help residents pay for curbs and sidewalks; work with St. Luke's to fix the sidewalks on Washington Street
- Encourage the City to enforce codes relating to the upkeep of apartment buildings and rental units, and work with neighborhood groups, the City and apartment managers to address health and safety issues
- Patronize the Habitat for Humanity ReStore to buy new and reclaimed construction materials for home remodeling and rehab
- Identify a partnership to repair bungalows owned by the elderly in the area

# CHART NOTES



The Southmoreland, Plaza Westport and Westport Neighbors United Neighborhood Assessment covered the area from 39<sup>th</sup> Street on the north to 47<sup>th</sup>/46<sup>th</sup> Streets on the south, and from Southwest Trafficway/Madison on the west to Gillham Road/Rockhill Road on the east.

## Neighborhood Slogans

The attendees brainstormed several slogans to describe their neighborhood. The slogans helped the participants to identify how they viewed their community.

The selected slogan:

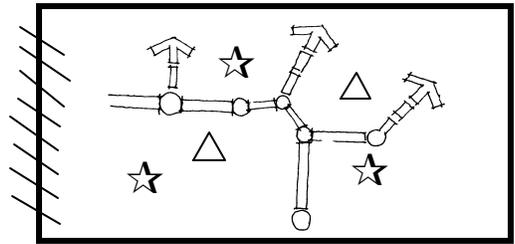
### Diversity by Design

Other suggested slogans:

- Diversification is Our Home
- Working Together is the Only Way
- Where the Arts Meet the People
- The Commercial and Artistic Center of Midtown
- Anything You Need Close to Home
- Arts, Parties and Daily Life



Southmoreland, Plaza Westport and Westport Neighbors United residents vote for their favorite neighborhood slogan



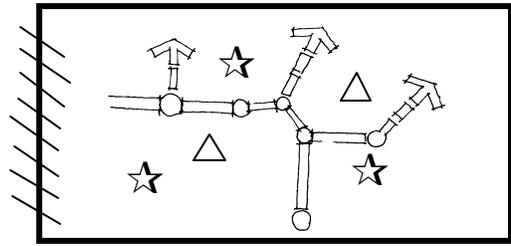
## STEP 1: My Neighborhood Is

Workshop participants identified how they experience their neighborhood, and considered those things they want to protect, preserve or enhance. They thought about the landmarks, paths, activity centers, districts, edges or barriers, and features. These were noted on a wall map.

- △ **Landmarks** — significant physical objects, like buildings or signs
- ⦚ **Paths** — routes people use to get places
- **Activity Centers** — gathering places to do some activity
- **Districts** — areas of recognizable character
- ▨ **Edges or Barriers** — a limit or boundary that prevents people from enjoying the neighborhood or something in it
- ☆ **Features** — things people like and would like to preserve or enhance



The Nelson-Atkins Museum, an area landmark, activity center, and part of the gallery district



## Landmarks

- The Nelson-Atkins Museum
- The Kemper Museum
- The Kansas City Art Institute
- The H&R Block Art Space on 43<sup>rd</sup> Street
- Community Christian Church, and its steeple of light
- All Soul's Unitarian Church
- St. Paul's Episcopal Church
- The Westport Library
- The Westport Post Office
- St. Luke's Hospital
- St. James Baptist Church
- Westport Presbyterian Church
- The Harris-Kearney House
- Mill Creek Park
- Viet Nam Veterans Memorial
- The sign for the site of the old school near 43<sup>rd</sup> and Main (first African-American school in Kansas City)
- American Century buildings
- The tower on 31<sup>st</sup> street
- James B. Nutter properties
- The Rockhill homes
- The intersection of Westport Road and Broadway

## Paths

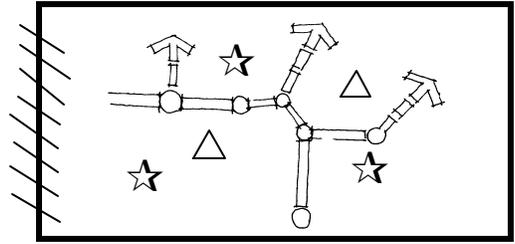
- Mill Creek Park
- Main Street
- Warwick Boulevard
- 43<sup>rd</sup> Street
- Westport Road
- Southwest Trafficway

## Activity Centers

- The Nelson-Atkins Museum
- The Kemper Museum
- The Kansas City Art Institute
- The H&R Block Art Space on 43<sup>rd</sup> Street
- Community Christian Church
- All Soul's Unitarian Church
- St. Paul's Episcopal Church
- The Westport Library
- Annedore's Fine Chocolates on 43<sup>rd</sup> Street
- Mill Creek Park
- Southmoreland Park
- The intersection of Westport Road and Broadway

## Districts

- Galleries and Kansas City Art Institute
- James B. Nutter properties along Broadway
- A three block radius from the intersection of Westport Road and Broadway (the core of Westport)



## Edges/Barriers

- St. Luke's Hospital (prevents easy travel from one part of the area to another)
- 43<sup>rd</sup> Street (difficult to cross both in a car and on foot because of heavy traffic)
- Westport Road (difficult to cross both in a car and on foot because of heavy traffic)
- Southwest Trafficway (speeding traffic, cannot turn left at most intersections, difficult to cross, especially at Westport Road)
- 47<sup>th</sup> and Main (a confusing intersection, especially to someone new to the area)
- Improve the timing of the traffic and walk signals (they are too short at almost all traffic lights in the area, and often pedestrians and cars are caught in the middle of the street as the light turns red)
- 41<sup>st</sup> and Main (need a traffic signal there so that people may cross to and from St. Paul's Episcopal Day School)

## Features

- The Westport Library
- St. Luke's Hospital
- The Harris-Kearney House
- Mill Creek Park
- Southmoreland Park
- Wild Oats store at 43<sup>rd</sup> and Main
- The Rockhill homes
- Kansas City Free Health Clinic

# SOUTHMORELAND, PLAZA WESTPORT AND WESTPORT NEIGHBORS UNITED IMAGES

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**Landmark, Activity  
Center and Feature:**  
The Westport Library



**Landmark, Edge or  
Barrier, and Feature:**  
St. Luke's Hospital

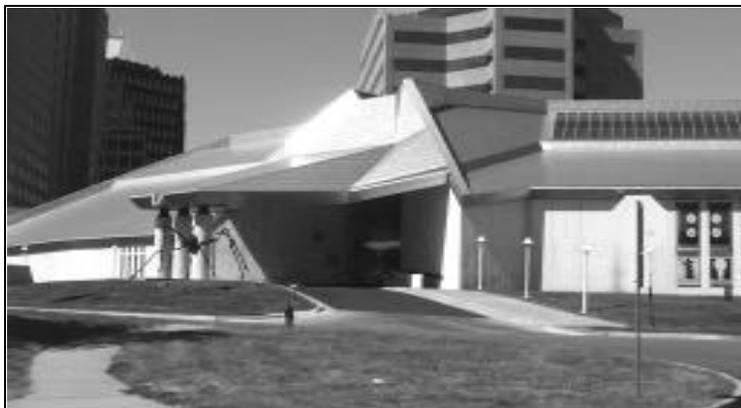
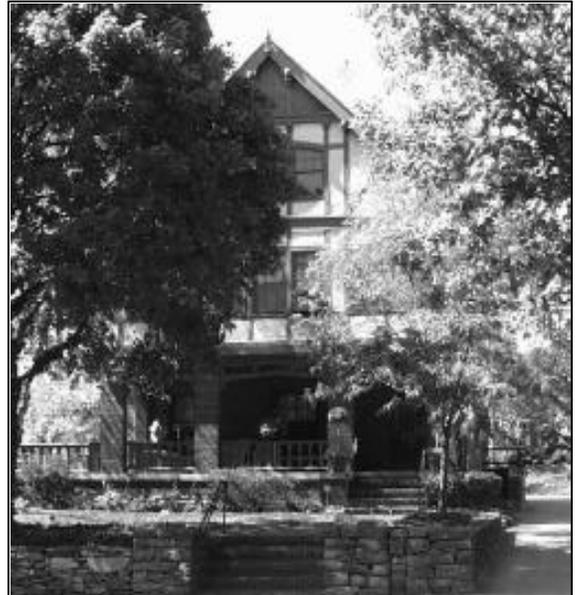


**Landmark, Path, Activity  
Center and Feature:**  
Mill Creek Park

# SOUTHMORELAND, PLAZA WESTPORT AND WESTPORT NEIGHBORS UNITED IMAGES

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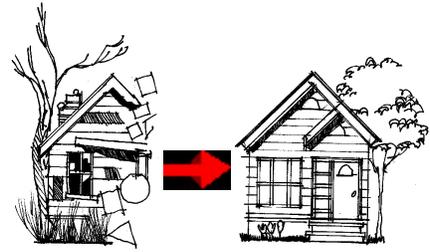
**Landmark and Feature:**  
One of the beautiful residences  
in the Rockhill homes area



**Landmark and Activity Center:**  
The Kemper Museum

**Landmark and Activity Center:**  
The intersection of Westport  
Road and Broadway





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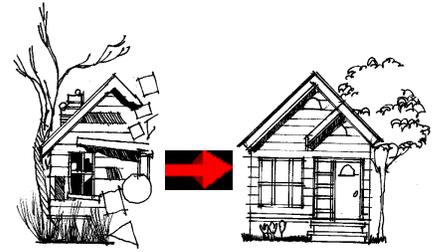
## STEP 2: If I Could Fix One Thing

In every neighborhood there are some things that need to be changed. These issues can inhibit residents from enjoying their neighborhood and from doing the things they like to do. Below is the list of “fixes” that workshop participants said they would like to see in the Southmoreland, Plaza Westport and Westport Neighbors United neighborhoods.

- Eliminate 3:00 AM closing of bars in order to alleviate some of the problems associated with bar patrons
- Find a solution for the problems of the Kansas City, Missouri School District
- Enforce laws so that residents who commit crimes are dealt with appropriately
- Repair curbs and sidewalks throughout the neighborhood, especially on Washington Avenue
- The City should provide more regular street sweeping
- Synchronize traffic lights throughout the area
- Improve the timing of traffic signals, especially for pedestrians and bicyclists
- Improve planning for pedestrians, bicyclists and joggers, perhaps by including paths that run parallel to the streets and other recreational paths and trails
- Eliminate children's exposure to lead
- Work on the issue of “panhandlers”



One of the area establishments that residents would like to see close at 1:00 AM instead of 3:00 AM



- Reduce the noise from the bars in Westport
- Repair the retaining wall in Southmoreland Park
- Plant a variety of trees in the neighborhood, when new trees are needed
- Work with the City and business owners to put more greenery and other landscaping in and around the commercial areas and public spaces
- Enforce the ordinance limiting the number of people who may live in apartment units
- Provide safe places for children to play, so that they don't play in the streets
- Encourage recycling
- Make health care services for the poor more accessible, such as state-funded Medicaid and Medicare; be more proactive about getting the word out
- Encourage residents to communicate with government
- Implement fast, effective response to properties in disrepair
- Increase percentage of affordable housing in the area
- Trash collectors should pick up the trash that falls out of bags when they throw them into the trucks
- The City should create a program similar to one in San Francisco: weekly clean-ups of specific areas at specific, posted times; this could be implemented starting with the City's boulevards



Three of the traffic signals along Main Street residents would like to see synchronized (at 39<sup>th</sup> Street, Westport Road, and 40<sup>th</sup> Street)



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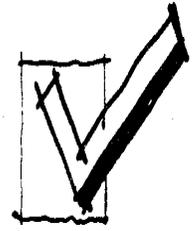
## STEP 3: My Neighborhood's Assets

Workshop participants identified assets in their neighborhood. These qualities include places, groups, organizations, equipment, skills, abilities and any other feature that adds value to the neighborhood.

- St. Luke's Hospital
- Bishop Spencer Place
- Convenient location; easy access to work, the arts, etc.
- Many cultural amenities; restaurants, grocery stores, banks, the Post Office, the library
- Neighborhood organizations that bring people together
- The bohemian, eclectic nature of the community
- Wild Oats
- The rich cultural heritage of the area
- People work together and like each other
- The schools – St. Paul's, Westport High School, the charter school in All Soul's (moving), the Kansas City Art Institute
- Westport House



The Westport House retirement facility



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- It's all here - stores, services, housing
  - Jazz clubs
  - Mill Creek Park
  - Homes - high quality and a good investment
  - The diversity of the people in the neighborhood - from homeless people to multi-millionaires
  - Annedore's Fine Chocolates
  - The churches - many denominations
  - Cultural institutions
  - Retirement and nursing homes that allow residents to stay in the community (Westport House, etc.)
  - A full range of housing is available: apartments, houses, assisted living
  - Funeral homes
  - The spirit of volunteerism, and the commitment of residents
  - Westport Cooperative Services, a coalition of area churches
  - Kansas City Free Health Clinic



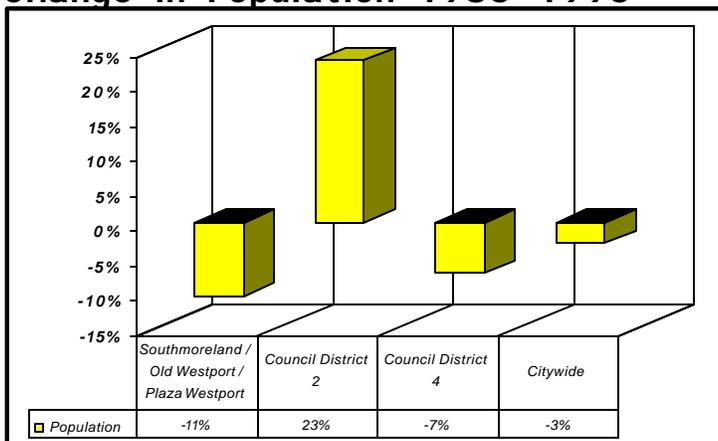
All Soul's Church



# STEP 4: Facts About My Neighborhood

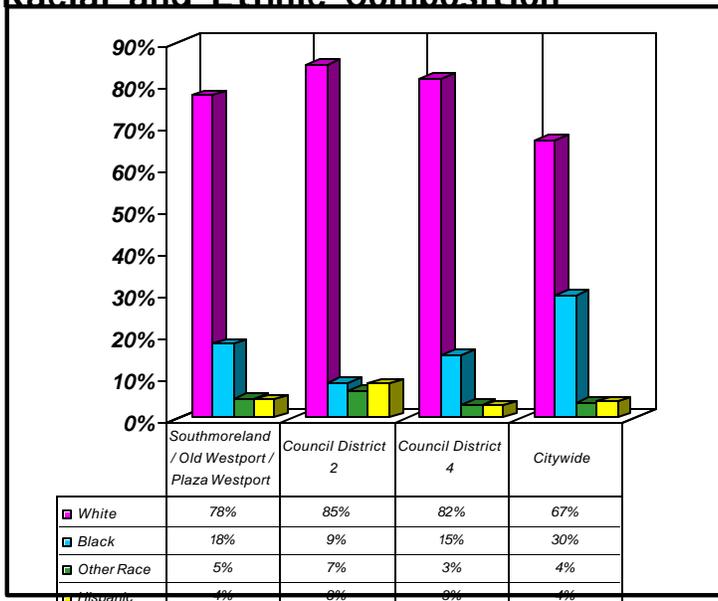
The data presented at the Southmoreland, Plaza Westport and Westport Neighbors United Neighborhood Assessment was from the 1990 U.S. Census, and from 1999 information from the Kansas City, Missouri Police Department and the Kansas City, Missouri City Planning and Development Department. Below are the facts the participants said were surprising or noteworthy. (See the neighborhood assessment workbook for more detail.)

## Change in Population 1980-1990



Workshop participants stated the decrease in population is due at least in part to the demolition of houses to build Bishop Spencer Place; there will be additional houses taken down to make way for the multi-family units being built by DST and Lincoln Properties.

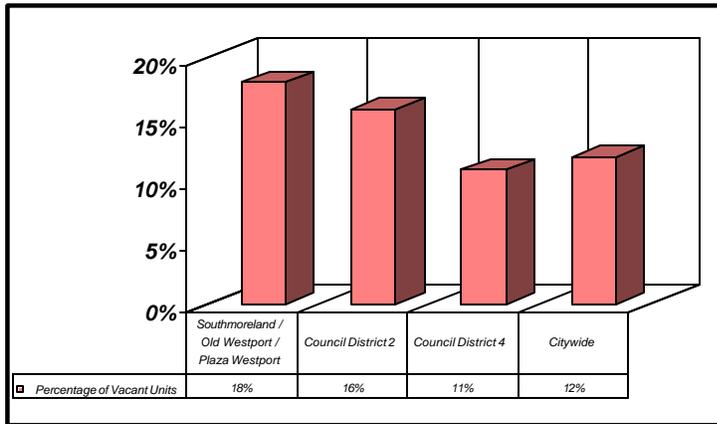
## Racial and Ethnic Composition



Residents felt there has been an increase in the percentage of Hispanic and other ethnic groups in the area. They also stated while the racial makeup of the area is about 80% white, the racial makeup of the schools in the area is about 80% black.

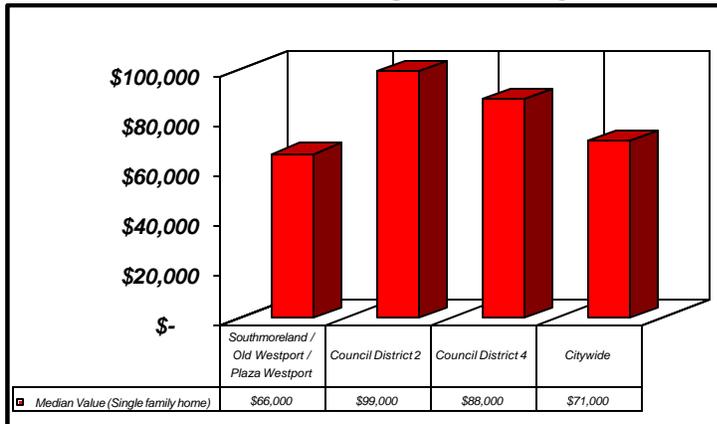


## Vacant Housing Units



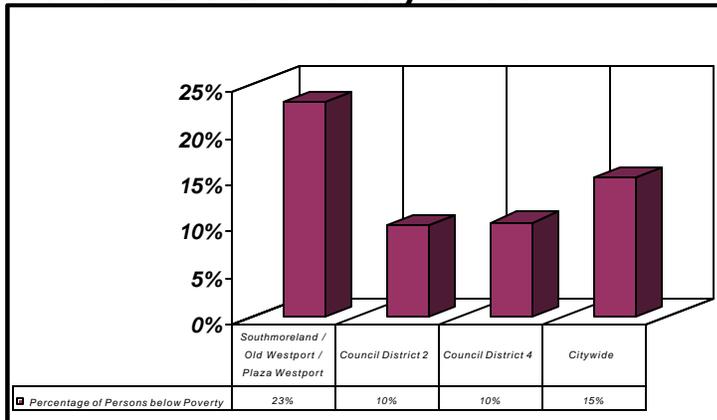
Participants said it is likely that most of the vacant housing units are being converted to single family units with the DST development.

## Median Value of Single Family Homes



Residents believe the median value of single family homes has increased to around \$99,000.

## Persons Below Poverty Level

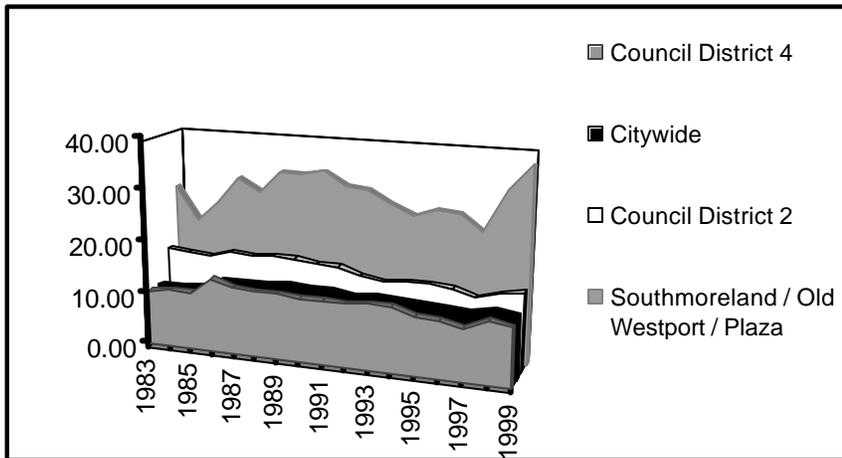


Workshop attendees stated the relatively high percentage of the population living in poverty (25%) speaks to the need for better social services.

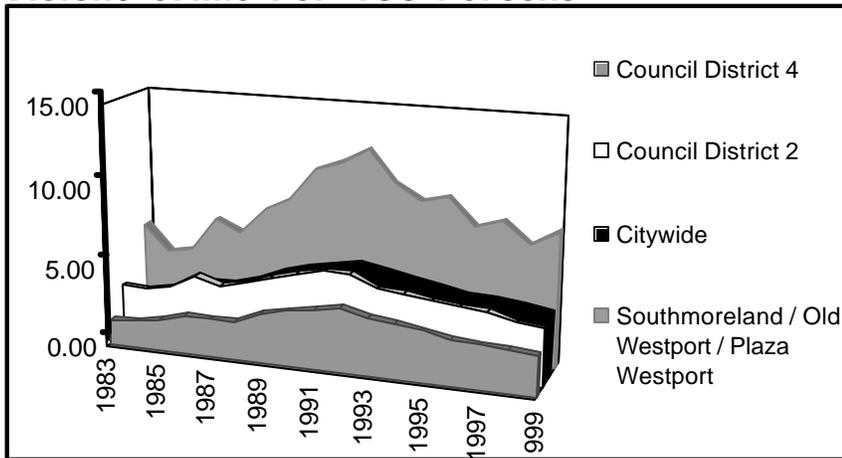


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## Non-Violent Crime Per 100 Persons



## Violent Crime Per 100 Persons



Residents expressed frustration that quick responses to service calls by the Kansas City Police Department are often not possible on the weekends because of the need for officers to deal with the crowds in the Westport entertainment district.

Information from the Kansas City, Missouri Health Department regarding ambulance calls was included in the workshop. Participants noted that the crime data and the data about ambulance service calls are related in part to the issues in the Westport entertainment district.

Neighbors would like to see data about immunizations and other preventative health care for children in their area, and will work with the Health Department on this.



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## STEP 5: Describing My Neighborhood

Those who attended the workshop were asked to vote on the Neighborhood Type that best described their neighborhoods. The majority chose Stabilization.

### Stabilization

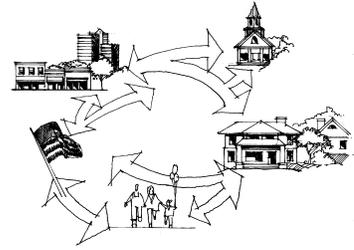
My neighborhood has been developed for some time. Several of the businesses and institutions located in the neighborhood may be changing, either recently expanding, scaling back services, just moved into the neighborhood or considering moving to another location outside the neighborhood. Places of worship, schools, recreational and entertainment facilities, and businesses provide opportunities near my home.

Tree-lined streets, historic structures or qualities, public art and/or other amenities characterize the neighborhood and give it a sense of place. Due to age, several of the streets and sidewalks need repair or replacement and the water and sewer services may also need to be upgraded. Many houses, businesses, and public areas appear to lack routine maintenance (painting, yard upkeep, tree trimming, awning repair, etc.) or are vacant. Such conditions are impacting the value of my property and I don't know if I want to invest more money in the property.

Problems are starting to add up and are becoming harder to fix through our neighborhood association, a call to the City, or neighbors getting together to help one another. There are good aspects to the neighborhood but there are also problems that need to be addressed if the neighborhood is going to continue to be a place I want to live.



A workshop participant votes her preference for Neighborhood Type



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## STEP 6: Making My Neighborhood Better

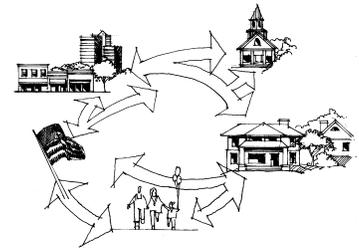
Neighbors talked about specific actions their community can take to address the issues and challenges identified earlier in the Assessment. They brainstormed ideas, concentrating on those actions that can be performed by the community to improve the neighborhood. Below is a list of all the ideas mentioned by workshop participants. They voted on the ideas they most want implemented to make their neighborhood better.

### Things we can do **Ourselves**:

- Petition to change the 3:00 AM licenses of Westport area bars to 1:00 AM
- Work with City liquor control to help curtail liquor license violations
- Patronize the Habitat for Humanity ReStore project to buy useable construction materials for home remodeling and rehab (call 231-6889 for more information)
- Utilize the services of Westport Cooperative Services to address social service concerns
- Encourage neighbors to care about their community, and to pay attention to activity in the neighborhood, especially apartment buildings and rental units
- Work with area neighborhoods, Westport Crime Prevention and Plaza area businesses to address issues with the Westport entertainment district
- Identify a role for neighborhoods to play in addressing the problems in the Kansas City, Missouri public schools
- Reach out to homeless individuals, encourage them to get involved in neighborhood activities
- Work with MainCor (an organization of businesses along Main Street) to address upgrading the appearance of Main Street



Westport High School, part of the Kansas City, Missouri school system residents would like to work with

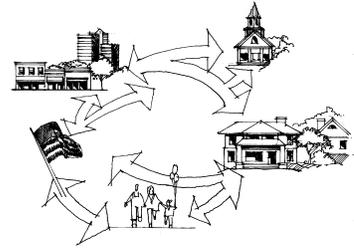


Things we can do with a **Partner**:

- Work with the Kansas City Art Institute students to put art installments throughout the community
- Work with neighborhood organizations, businesses and churches on developing more green spaces in the area
- Work with the City to develop a system of “zone” stickers for cars, so that only residents with the appropriate stickers may park in certain areas during certain times
- Work with the businesses along 43<sup>rd</sup> Street to beautify the area
- Involve American Century in the upgrading and beautification of Southmoreland Park and 43<sup>rd</sup> Street, as they did with Mill Creek Park
- Work with neighborhood groups, the City and apartment managers to clean up apartments in disrepair, and to address health and safety issues (children playing in the street, too many occupants per apartment, etc.)
- Work with MainCor to address issues with the businesses in the Westport entertainment district
- Work with St. Luke’s to repair the sidewalks on Washington Street
- Identify a partnership to fix up some of the bungalows owned by the elderly in the area, perhaps with ReStore, churches, volunteer groups, the SNAP program, or Westport Cooperative Services
- Work with Westport Merchants Association, the City, Westport Cooperative Services, and the Plaza Merchants Association to address issues with problem businesses
- Continue working with businesses to close parking lots around the XO Club
- Join other neighborhood groups to work with the Kansas City, Missouri School District to address issues with the youth, such as delinquency



The Kansas City Art Institute

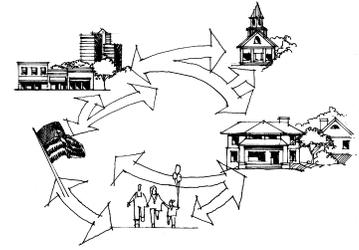


Things the **City** should do:

- Identify more money to help residents pay for curbs and sidewalks; the 80%/20% match (with residents paying 80%) is too high for low-income residents (perhaps federal ADA money could be used)
- Enforce ordinances relating to apartment buildings and rental units, such as not allowing too many people to live in one unit, screening renters, providing safe places for children to play, regulating the number of cars per unit, monitoring loitering outside of the building
- Increase green space (such as paths) in the neighborhoods to make them more “friendly” to pedestrians, bicyclists and joggers



A workshop participant votes on his priorities for the City



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## Thinking About Main Street

After the workshop, Southmoreland, Plaza Westport and Westport Neighbors United residents took some time to consider ideas relative to the upcoming Main Street Corridor Study, keeping in mind that the success of the study will depend upon the housing, services, retail, and social activities there. The Main Street Corridor should complement the residents' efforts to improve the neighborhood. Residents would like to see the following:

- Improve pedestrian crossings, such as improved timing at traffic lights or pedestrian bridges
- Encourage businesses to be sensitive to residential areas when developing
- Do not allow businesses to place blank walls and parking lots facing the street
- More green space/green "pockets" integrated with businesses
- Better transit amenities (lighting, clean bus shelters)
- Designate an abandoned building as a cultural center for non-profits
- Midtown Marketplace should include more greenery, landscaping and lighting
- Improve the overall streetscape
- Do not mix residential, retailing or restaurants
- Do mix residential, retailing and restaurants
- Enforce the design guidelines for businesses
- Cluster the jazz district there
- Limit pawn shops, check cashing businesses
- Do not allow billboards, or concrete signs on businesses (H&R Bloch is a model for design guidelines for businesses)
- Address the problems of abandoned buildings to keep them maintained
- Incorporate public art in the design of buildings
- Incorporate mixed use of businesses by encouraging residential use of upper levels of buildings
- Install parking on the periphery of Main Street, and encourage public transportation use
- Create "free transit zones"
- Use park and ride zones
- Tie Westport Road and 39<sup>th</sup> and Main with improved transit
- Extend hours of public bus service
- Increase the number of trash containers; compel businesses to be responsible for keeping their areas clean

## Southmoreland, Plaza Westport and Westport Neighbors United Neighborhood Assessment Participants

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John Andrade	Carol Grimaldi	Alexis Petri
Vern Barnet	Jim Grow	John M. Shaw
Marion Broderick	Hope & Jerry Grunt	Lon Swearinger
Eric Bushner	Nancy Heugh	Suzanne Vawter
Kate Corwin	Margaret Howieson	Jim Watt
Jen Davis Funk	Jan Marcason	Walt Wells
Thomas M. Edmondson	Lea McChesney	Joe Wilson
Marie Evouna	Tom McGee	Mary Zerby
Hilda Gibbs	Joyce Merrill	

## Sponsors and Contributors

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- Southmoreland Neighborhood Association
- Plaza Westport Neighborhood Association
- Westport Neighbors United Neighborhood Association
- Plaza Library

## Getting Involved

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To find out more about the Southmoreland Neighborhood Association, contact President Jim Watt at (816) 322-4646. To find out more about the Plaza Westport Neighborhood Association, contact President Hilda Gibbs at (816) 531-7009. For information about the Westport Neighbors United Neighborhood Association, contact President Jim Grow at (816) 531-5725.

For more information about neighborhood organization, contact the Kansas City Neighborhood Alliance at (816) 753-8600 or the City's Neighborhood and Community Services Department at (816) 513-3200.



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# Acknowledgements

The Honorable Kay Barnes, *Mayor*  
Robert L. Collins, *City Manager*

## City Council

The Honorable Ed Ford  
*First District-at-Large*

The Honorable Teresa Loar  
*First District*

The Honorable Bonnie Sue Cooper  
*Second District-at-Large*

The Honorable Paul Danaher  
*Second District*

The Honorable Troy Nash  
*Third District-at-Large*

The Honorable Mary Williams-Neal  
*Third District*

The Honorable Evert Asjes III  
*Fourth District-at-Large*

The Honorable Jim Rowland  
*Fourth District*

The Honorable Becky Nace  
*Fifth District-at-Large*

The Honorable Kelvin Simmons  
*Fifth District*

The Honorable Alvin Brooks  
*Sixth District-at-Large*

The Honorable Charles A. Eddy  
*Sixth District*

## City Planning and Development Department

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- Denise Phillips, *FOCUS Manager*
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- Teriann Johnson, *Customer Service Specialist, Action Center*
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- Larry Stice, *Development Planner, City Planning and Development Department*