

FOXTOWN WEST AND FOXTOWN EAST

Neighborhood Assessment Report

Neighborhood Workshop Date: June 24, 2000



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

City of Fountains



Heart of the Nation

SERVICE	AGENCY OR CITY DEPARTMENT	PHONE
City Services	Action Center	513-1313
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/**, or
- e-mail **focus@kcmo.org**.

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

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



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FOCUS KANSAS CITY AND NEIGHBORHOOD ASSESSMENTS



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 this neighborhood 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.

Residents from the Foxtown West and Foxtown East neighborhoods conducted their neighborhood evaluation workshop with assistance from City staff. Homeowners, business people and others provided input. Participants mapped their community, and identified assets and priority issues in their neighborhood.



Foxtown West and East participants "talkin' up" their neighborhood.



NEIGHBORHOOD TYPE

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

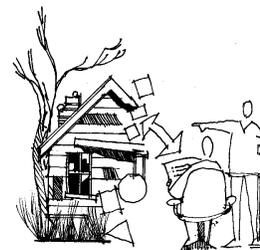
The Assessment is a beginning point from which the community can move forward and achieve quality living environments through a commitment to continuous improvement. The descriptions for these four Neighborhood Types are contained in the *FOCUS Neighborhood Prototypes Plan*, Appendix A, "General Neighborhood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



Participants engaged in an exchange of information and ideas during the assessment workshop.

THE FOXTOWN WEST AND FOXTOWN EAST PERSPECTIVE



The Foxtown West and Foxtown East neighborhoods share Cleveland Avenue as their boundary between 67th Street and Gregory Boulevard. When people from the two neighborhoods gathered for their Neighborhood Assessment workshop on June 24, 2000, they were able to identify many other similarities in terms of their history, demographics, physical features, resources and challenges.

Recognition of their common characteristics was a powerful factor in their ability to have a productive conversation about the kind of community they want to create. Participants from Foxtown West and Foxtown East agreed upon Redeveloping as their neighborhood type. They recognized that, although there is a core group of committed residents who have been a constant in both neighborhoods, new investment in the area has declined over a period of many years.

For example, during the period 1990-1998 a total of 46 residential units were demolished in the two neighborhoods and only 13 new homes were constructed. Current statistics available from the City Planning and Development Department reveal that of the 1,503 parcels of land in the Foxtown West and Foxtown East neighborhoods, 260 (17%) are vacant lots.

Residents said the number of vacant lots and boarded up homes in their community frustrates them. Neglected properties invite other problems such as crime and illegal dumping that discourage residents who care about the place where they live.

Despite these challenges there are other indicators that invite optimism. The Bruce R. Watkins Drive project is nearly complete, and within the next several years thousands of trees and shrubs will be planted along the roadway for beautification. Renovations to the nearby Swope Park Zoo and Starlight Theatre have enhanced the appeal of these significant Kansas City attractions.

In Foxtown West, Benjamin Banneker Elementary school has partnered with The Local Investment Commission (LINIC) to provide before and after school care to students. Long-time residents Marquita Henry and Angeline Davis conduct regular meetings of the 68th Street Block Club to collaborate with neighbors on self-help projects.

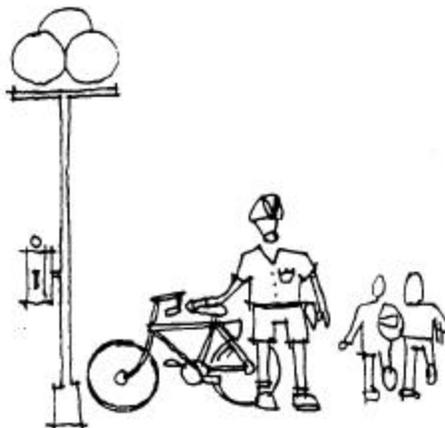


A Foxtown East landmark, the old Cleveland Health Care Center at 7001 Cleveland, has been remodeled and re-opened as The Deaconess Specialty Care Center. In the Spring of 2001 the Kansas City Community Gardens will break ground for their new headquarters on the vacant land near 70th and Kensington. The site will feature a new greenhouse and, for a minimal fee, residents will be able to rent garden plots.

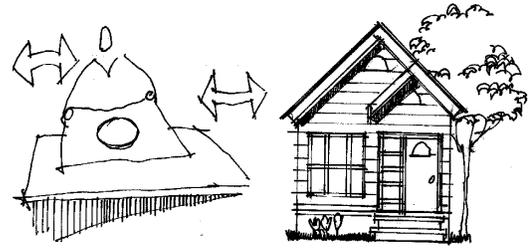
Identifying assets, establishing dialogue, naming commonalities and setting goals are all critical tasks that communities must engage in when they seek to create change. Residents of the Foxtown West and Foxtown East neighborhoods started that process during the FOCUS Neighborhood Assessment workshop. A complete record of their discussion can be found in the section of this report titled *Chart Notes*.

Participants recognized that success in achieving their goals hinges on their ability to mobilize resources from inside and outside of their community. Their thoughts on how to initiate this process are summarized on the following page, titled *Priorities*.

In addition, page 19 contains a list of people who attended the meeting as well as a section titled *Getting Involved* that lists contact information for key community partners. The final page of the report contains a list of phone numbers for frequently used City Services.



PRIORITIES



Residents of Foxtown West and Foxtown East named the following as their priority issues:

Strengthen Existing Neighborhood Organizations

During the FOCUS Neighborhood Assessment workshop residents mentioned several key initiatives that are important to improving the quality of life in their neighborhoods. These include increasing participation in neighborhood meetings, organizing block clubs, and reducing crime.

The existing neighborhood associations are the logical entities to implement these objectives. (Foxtown East has an established organization and Foxtown West is in the formative stages of creating an association.) By taking advantage of the support available from the KCMO Neighborhood and Community Services Department, the East Meyer Community Association and The Kansas City Neighborhood Alliance, both groups can become more effective in reaching their goals.

Conduct Regular Neighborhoods Clean-ups

Neighborhood clean-up efforts are important because they serve to:

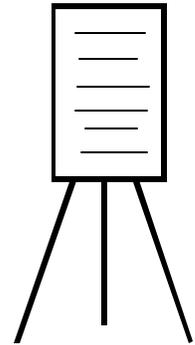
1. Make an immediate positive impact on the appearance of the neighborhood.
2. Offer residents an opportunity to meet each other and work together.
3. Demonstrate that people care about the place where they live.

The KCMO Environmental Management Department offers a variety of services to support neighborhood clean-up campaigns. These include regularly scheduled services like bulky trash pick-up and Spring/Fall leaves and brush collection. There are also special initiatives like Clean Sweep, the \$50.00 dumpster program and waste tire drop-off events.

Promote Neighborhood-Guided Redevelopment

The people who attended the Neighborhood Assessment recognized that their current challenges can also be their future opportunities. Blighted structures and vacant lots present opportunities for redevelopment from outside agencies and investors. Participants welcome re-investment and they want to be included in decisions about the allocation of resources in their community.

CHART NOTES



The Foxtown West and Foxtown East Neighborhood Assessment covered the area bounded by Prospect, 63rd Street, Cleveland, 67th Street, Elmwood and Gregory Boulevard.

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:

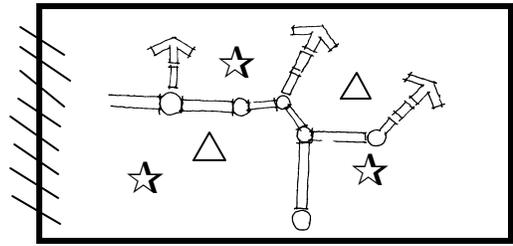
Prospering Together

Other suggested slogans:

- A Place in Need
- East Meets West
- A Place Where People Care
- The Part of Town That Has Been Left Out
- Community Spirit
- Moving in The Right Direction



Deborah Johnson, Principal of Benjamin Banneker Elementary School, stands with food that was donated by students and staff and distributed to neighborhood families before the holiday break in December 2000.



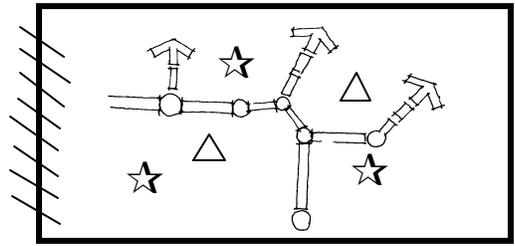
STEP 1: My Neighborhood Is

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



This house is one of many attractive homes in the Foxtown West and Foxtown East neighborhoods.



Landmarks

- The Ira C. Van Noy residence (6700 Elmwood)
- The Charles Van Noy residence (6800 Elmwood)
- Temple of Faith Missionary Baptist Church
- Benjamin Banneker Elementary School
- Swope Park

Paths

- Gregory Boulevard
- Bruce R. Watkins Drive
- Cleveland Avenue
- 67th Street
- Prospect

Activity Centers

- Southeast High School
- Benjamin Banneker Elementary
- Satchel Paige Comprehensive Community School
- Swope Park
- Temple of Faith Missionary Baptist Church
- Southeast Community Center
- Southeast Library
- Center of Care daycare
- New Life Church
- Straightway Missionary Baptist Church
- Hands of Christ Missionary Baptist Church

Districts

- The Prospect Restaurant district
- Swope Park is a recreation/education/entertainment district

Edges or Barriers

- Deterioration along Prospect
- Bruce R. Watkins Drive (pedestrians cut across near 68th and 69th Streets)
- Gregory Boulevard (speeding)
- Boarded up houses

Features

- The Ira C. Van Noy residence
- The Charles Van Noy residence
- Temple of Faith Missionary Baptist Missionary
- Swope Park
- Southeast High School
- Southeast Library
- Southeast Community Center

FOXTOWN WEST AND FOXTOWN EAST IMAGES



Feature: This house in the 6800 block of Elmwood is one of two homes in the Foxtown East neighborhood that were built by the Van Noy family and are listed on the Kansas City register of historic properties



Activity Center:
These children participate in the after-school program at Banneker School



Bruce R. Watkins Drive is a major pathway for the Foxtown neighborhoods and the metro Kansas City area

FOXTOWN WEST AND FOXTOWN EAST IMAGES



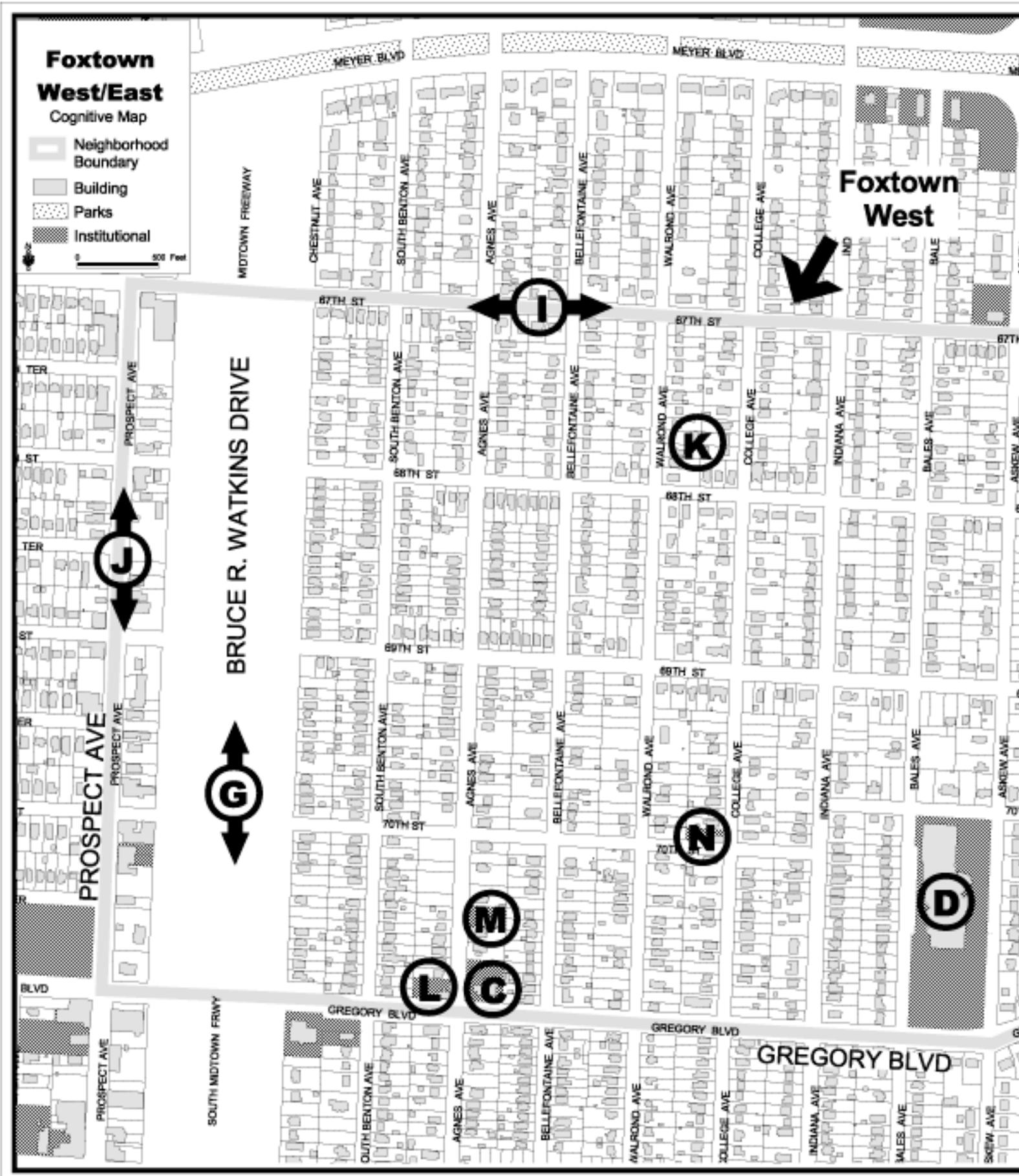
Landmark: Southeast High School



District: Jim's Fat Burger, one of the attractions located along the Prospect business district



Landmark, Feature and Activity Center: Swope Park provides residents along 67th Street with a scenic view right in their front yard.



Landmarks:

- A. The Ira C. Van Noy residence
- B. The Charles Van Noy residence
- C. Temple of Faith Baptist Church
- D. Benjamin Banneker Elementary School
- E. Swope Park

Paths:

- F. Gregory Boulevard
- G. Bruce R. Watkins Drive
- H. Cleveland Avenue
- I. 67th Street
- J. Prospect Avenue

Activity Centers:

- D. Benjamin Banneker Elementary School
- E. Swope Park
- C. Temple of Faith Baptist Church
- K. Center of Care daycare
- L. New Life Church
- M. Straightway Missionary Baptist Church
- N. Hands of Christ Missionary Baptist Church

Districts:

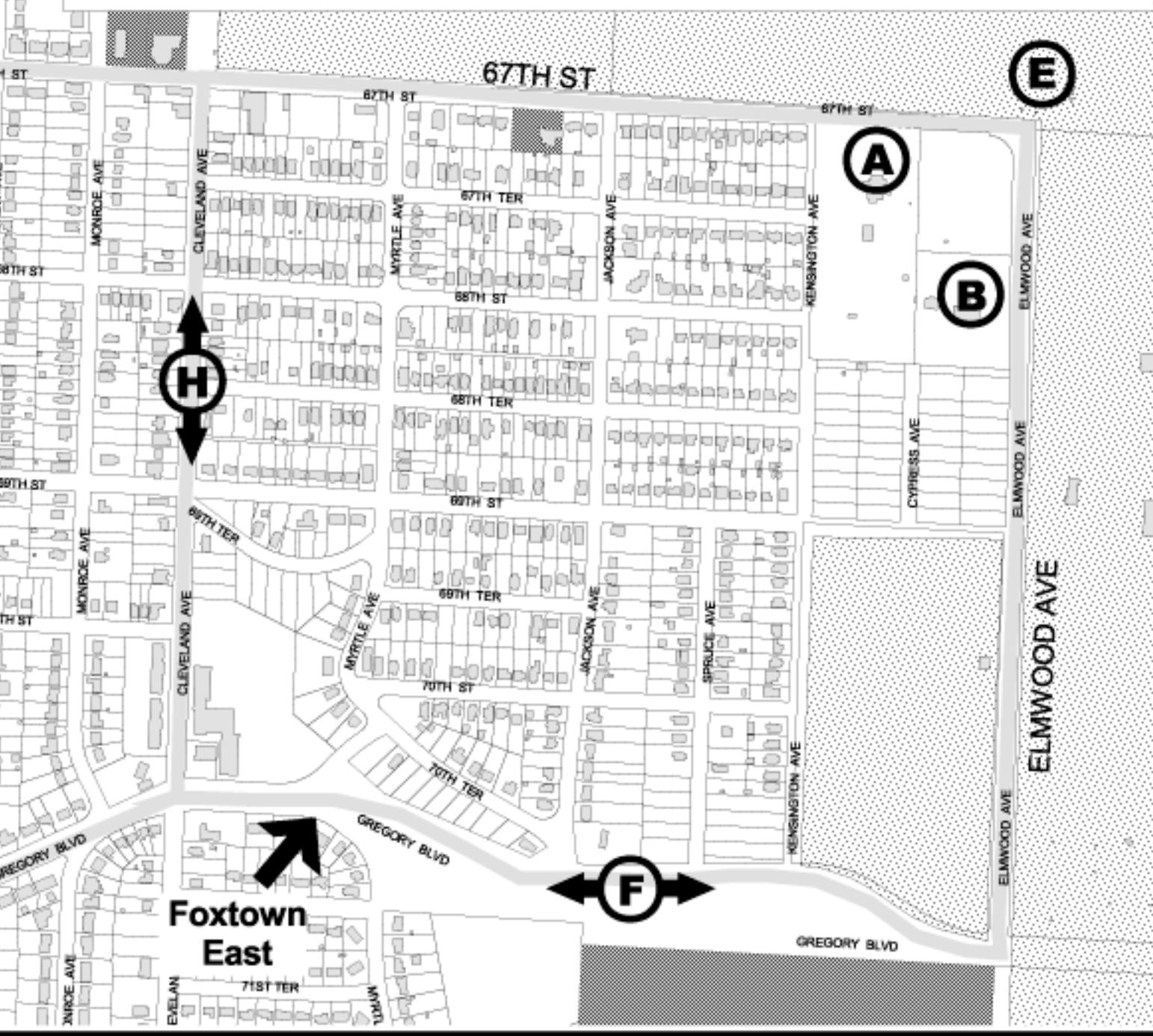
- J. Prospect Avenue Restaurant District
- E. Swope Park

Edges or Barriers:

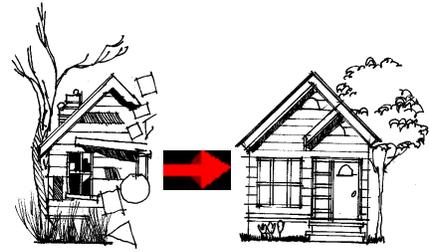
- J. Prospect Avenue
- G. Bruce R. Watkins Drive
- F. Gregory Boulevard

Features:

- A. The Ira C. Van Noy residence
- B. The Charles Van Noy Residence
- C. Temple of Faith Baptist Church
- E. Swope Park



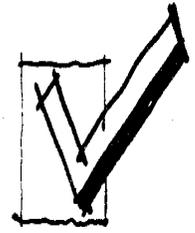
Foxtown East



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 Foxtown West and Foxtown East neighborhoods.

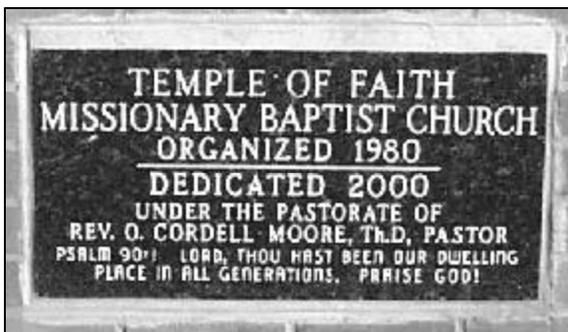
- Reduce speeding on Gregory Boulevard
- Improve drainage throughout the neighborhood - many streets do not have storm sewers
- Install mail boxes in the area - there are none
- Decrease crime
- Reduce noise from loud radios
- Clean up the trash and litter
- Schedule a Clean Sweep
- Stop illegal dumping in the neighborhood
- Install curbs and sidewalks throughout the neighborhood
- Offer more frequent leaf and brush collection
- Compell landlords to remove trash left by tenants who move out
- Improve the consistency of trash pick-up times so residents don't leave trash bags out all day. Animals tear up the bags and scatter debris
- Reduce the number of stray dogs in the neighborhood
- Renovate or demolish boarded up homes
- Clean up glass and other debris after auto accidents
- Create more places and activities for youth
- Build a pedestrian bridge across Bruce R. Watkins drive at 69th Street
- Open more neighborhood retail stores and restaurants (i.e. an ice cream shop)
- Hold area businesses accountable for the trash they generate



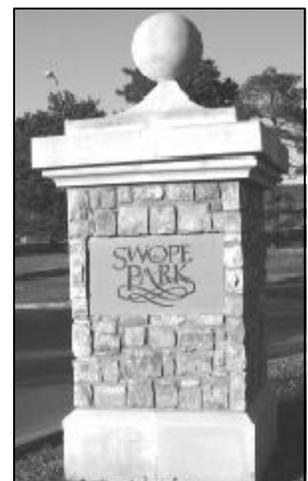
STEP 3: My Neighborhood's Assets

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

- East Meyer Community Association
- Club 6902
- The Marching Cougars
- Small town atmosphere
- Swope Ridge Convalescent Center
- The Upper Room at St. Louis Church
- Center of Gethsemane C.O.G.I.C.
- Southeast Library
- Good memories
- Well cared for homes
- City services (police, fire, water)
- Foxtown East Neighborhood Association
- Temple of Faith Missionary Baptist Church
- Jim's Fat Burger
- Neice's Restaurant
- Git Yo Chicken, Fish & Burgers
- Laura's Barbecue
- Church's Chicken
- Foxtown West Neighborhood Association
- Our children
- Essential Day Care
- Church Community Organization (CCO)
- Many senior citizens in the neighborhood - they are good homeowners and grandparents
- Swope Park (the second largest urban park in the U.S.)



Temple of Faith Missionary Baptist Church is one of several churches in the community.



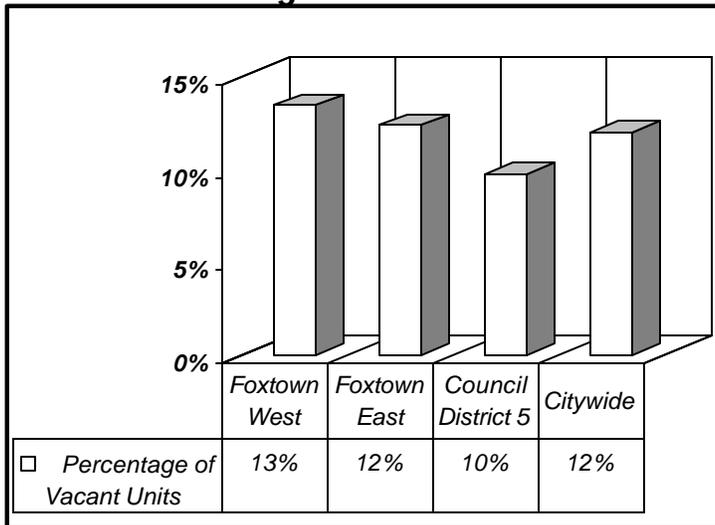
Swope Park is a local and regional asset.



STEP 4: Facts About My Neighborhood

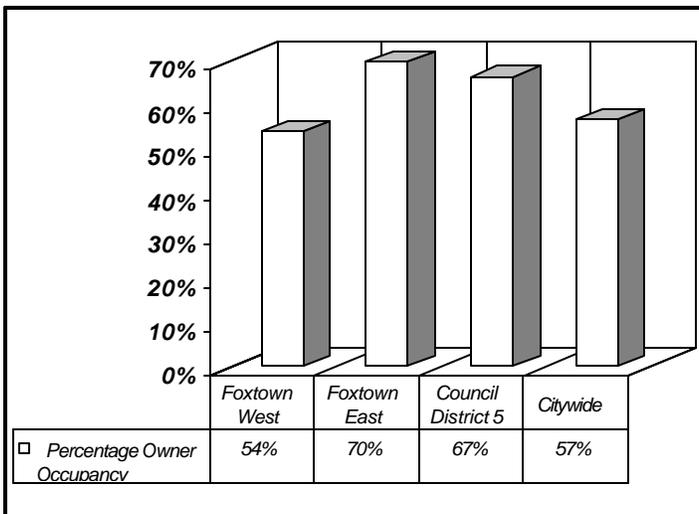
The data presented at the Foxtown West and Foxtown East Neighborhood Assessment was from the 1990 U.S. Census, and from 1999 information from the Kansas City, Missouri Police Department and the Kansas City, Missouri City Planning and Development Department. Below are the facts the participants said were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

Vacant Housing Units



Residents felt that the percentage of vacant housing units in the neighborhood had increased since 1990.

Owner Occupied Housing Units

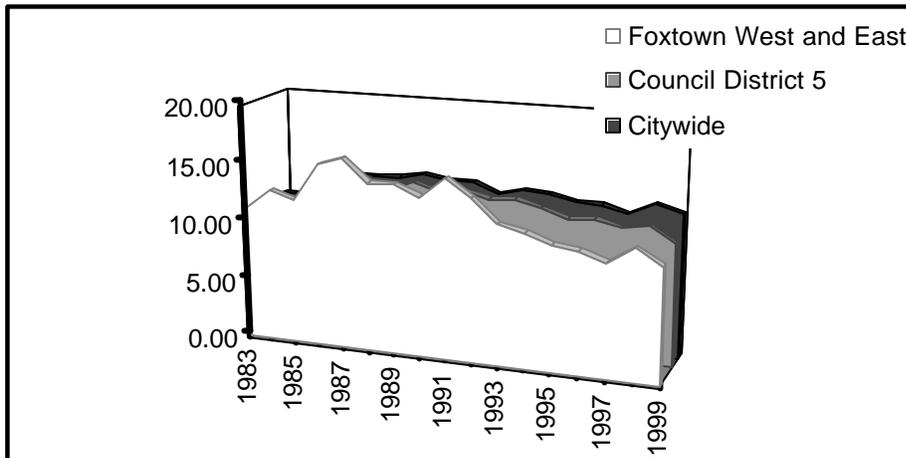


Residents stated that in the last ten years there has been a decrease in the number of owner-occupied homes.



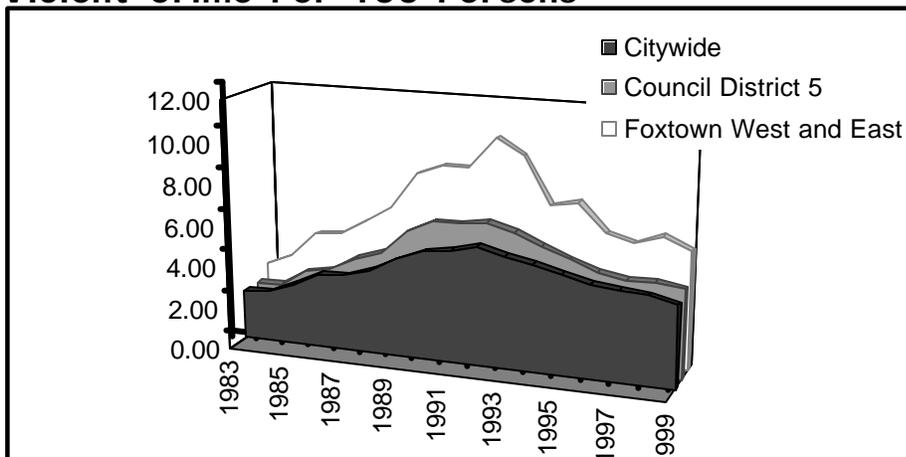
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Non-Violent Crime Per 100 Persons



Participants learned that much of the non-violent crime in the area can be attributed to minor theft. This type of theft can be prevented in many instances through simple actions like removing valuable items from automobiles or locking garage doors.

Violent Crime Per 100 Persons



Neighbors acknowledged that, although the rate of violent crime has decreased since its peak in 1992, it continues to be higher than Council District 5 and Citywide.



STEP 5: Describing My Neighborhood

Those who attended the workshop were asked to vote on the Neighborhood Type that best described their neighborhood. The unanimous choice was Redeveloping.

Redeveloping

I have watched my neighborhood decline for many years now. The commercial areas are not as vibrant with activity as they used to be. Many residents, businesses and institutions have moved away. Many of the homes and businesses have fallen in disrepair and vacant and/or boarded up homes and buildings are noticeable throughout the neighborhood.

Basic infrastructure, such as streets, water/sewer service and sidewalks, has fallen in disrepair. There are parts of the neighborhood that are inadequately served by infrastructure. There is potential for major redevelopment, perhaps by assembling vacant lots concentrated in the area and by improving the existing infrastructure. Some existing homes and businesses could be rehabilitated as part of the redeveloping area, but some will have to be demolished and cleared to make way for new homes and businesses.

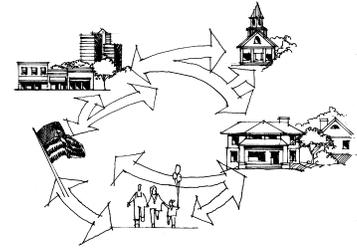
Few committed residents remain in the neighborhood. With significant changes, as well as a strong commitment from the residents and others in the community, this neighborhood will once again become viable.



Marquita Henry has lived in the Foxtown West neighborhood for 32 years. Ms. Henry says she wouldn't want to live anywhere else because of her close relationship with her neighbors.



Pamela Winston has a vested interest in making her neighborhood a better place. She operates the Center of Care Daycare out of her home.



STEP 6: Making My Neighborhood Better

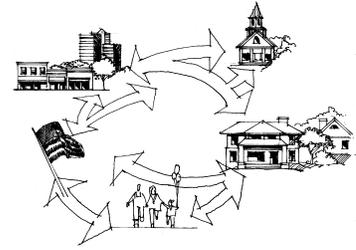
Neighbors talked about specific actions their community can take to address the issues and challenges identified earlier in the Neighborhood Assessment. They brainstormed ideas, concentrating on those actions that can be performed by the community to improve the neighborhood. Below is a list of all the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

Things we can do **Ourselves**:

- Identify all the boarded up buildings and vacant lots in the Foxtown West and Foxtown East neighborhoods
- Organize neighborhood block clubs
- Attend neighborhood association meetings
- Share information about what is going on in the neighborhood with people who are unable to attend meetings
- Utilize the \$50.00 dumpster program through the Environmental Management Department for neighborhood clean-ups
- Prioritize the critical infrastructure needs of the neighborhood (drainage, curbs and sidewalks, etc.) and submit requests to implement improvements to the Public Improvements Advisory Committee (PIAC)
- Submit a request to the U.S. Postal Service to install mailboxes in the neighborhood
- Report stray dogs to the Animal Control Division of the Neighborhood and Community Services Department
- Create plans for the use of the vacant lots (i.e., walking paths, pocket parks, etc.)



Redeveloping vacant lots, like this one near 70th and Agnes, was one of the priorities for Foxtown residents.

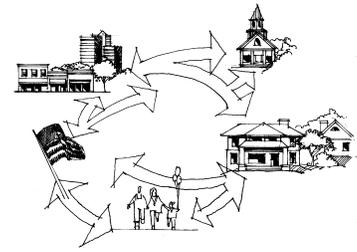


Things we can do with a **Partner:**

- Work closely with organizations like the Church Community Organization, Men on the Move, Local Investment Commission, the Kansas City Police Department and Banneker Elementary School to reduce crime and improve neighborhood safety
- Work with the East Meyer Community Association and other partners to develop a plan to transition rental and vacant properties into owner occupied homes
- Enlist Probation and Parole workers to assist with neighborhood clean-ups
- Collaborate with the Neighborhood and Community Services Department and the East Meyer Community Association to organize block clubs



Residents of the Foxtown West and Foxtown East neighborhoods are actively engaged in efforts to improve community safety. Residents suspected that tenants of the house in this photograph were engaged in drug activity. They worked with the COMBAT program through the Jackson County Prosecutor's office and shut the house down. The owner of the home will not be able to rent the home until all the existing building and maintenance code deficiencies are corrected.



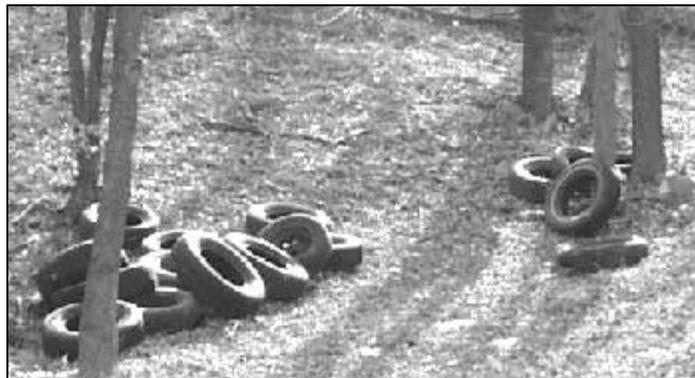
Things the **City** should do:

- Conduct a traffic study along Gregory Boulevard and implement traffic calming measures
- Build a pedestrian bridge across Bruce R. Watkins Drive at 69th Street
- Increase police patrols in the neighborhood
- Lower the speed limit on Gregory Boulevard between Prospect and Cleveland and install flashing lights at crosswalks
- Scheduled a Clean Sweep for the Foxtown neighborhoods
- Inform residents about community related meetings (Bruce R. Watkins Drive, PI AC, Town Hall Meetings, etc.)



Gregory Boulevard is an important east/west route that runs through a highly residential area. Residents want speed limits to be consistently enforced to ensure pedestrian safety.

Foxtown West and Foxtown East are on the City's Clean Sweep schedule for 2001. This site in the 6900 block of College would be a prime target for clean up activity.



Foxtown West and Foxtown East Neighborhood Assessment Participants

Lee Bohannon	Cheryl Richards
Evon Crenshaw	Billie Jean Shaw
Annette Hill	Marcus Smith
Captolia Johnson	Michelle Smith
Patrice L. Nelson	Ray Thomas
Rev. Cordell Moore	B.J. Williams
Darlene Oliver	Byther M. Williams
Rev. John Payne	Pamela Winston

Sponsors and Contributors

- Foxtown West Neighborhood Association
- Foxtown East Neighborhood Association
- East Meyer Community Association
- Temple of Faith Missionary Baptist Church

Getting Involved

Persons interested in learning more about the Foxtown West Neighborhood Association can phone Reverend Cordell Moore at 361-0566 or attend the monthly association meeting at 10:00 a.m. on the third Saturday the month at Temple of Faith Missionary Baptist Church. Persons interested in learning more about the Foxtown East Neighborhood Association can phone Byther Williams, Neighborhood President, at 931-0705 or attend the monthly association meeting at 6:30 p.m. on the first Tuesday of every month at the Southeast Community Center.

The Foxtown West and Foxtown East neighborhoods fall within the boundaries of the 5th City Council District. The following are the names and contact numbers for the respective council representatives and the Mayor's Neighborhood Advocate:

- The Honorable Becky Nace (Fifth District-at-Large): 816-513-1633
- The Honorable Terry Riley (Fifth District): 816-513-1629
- Donovan Mouton, Mayor's Neighborhood Advocate: 816-513-3500

Find much more helpful information on the City's website at www.KCMO.org.



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

- Vicki Noteis, *AIA, Director*
- Denise Phillips, *FOCUS Manager*
- Diane Charity, Sharon Cheers, Willie Mae Conway, Suzy Latare, John Pajor, Robert Rutherford, *Neighborhood Assessment Team*

City Support

- Officer Chad Anthony, *KCPD*
- Anita Hardin, *Code Enforcement Officer, Neighborhood and Community Services Dept.*
- Becky Nace, *Fifth District Councilwoman at Large*
- Carolyn Franklin-Prim, *Neighborhood Specialist, Neighborhood and Community Services Dept.*
- Charmaine Stigler, *City Hall Action Center*
- Frank Thompson, *KCMO Health Dept.*
- Officer John Trainor, *KCPD*
- Gerald Williams, *Fifth District Planner, City Planning and Development Dept.*