

From: JOHN CARNES <johncarneslaw@yahoo.com>

Sent: Tuesday, September 28, 2021 1:40 PM

To: Brian Harker <bharker@indepmo.org>

Subject: Re: Agenda and Staff Report

Regards to planning commission case number 21-84-01.

Brian,

My client will not be making any modifications to the building as it stands present.

The reasons:

1: Any modification of the exterior surface of the building would not enhance the aesthetics beyond the present exterior surface.

2: Applicant paid additional money to the contractor for a vertical design to enhance the exterior of the building.

3: There is sufficient natural screen of the building making visibility from the street minimal. The building requirement in the code for a C2 property was intended to buildings aesthetics is facing a commercial street and was not intended for a C2 property that is in use at this property.

Attached is a property at 17800 Holke Rd. Independence, MO of a property in a similar zoning that did not have to comply to the zoning code the city is requesting for my client.

Man should first concern himself with the growth of inward perfection, since true beauty is born within the soul. Henry David Thoreau

Sincerely,

John C. Carnes

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Thank You

On Tuesday, September 28, 2021, 10:37:39 AM CDT, Brian Harker <bharker@indepmo.org> wrote:

FYI...

See attached.

And GOTO meeting numbers

Here is the GoToMeeting information:

Planning Commission
Tue, Sep 28, 2021 6:00 PM - 9:00 PM (CDT)

Please join my meeting from your computer, tablet or smartphone.
<https://global.gotomeeting.com/join/136153181>

You can also dial in using your phone.
United States: +1 (408) 650-3123

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