

# GROWTH MANAGEMENT PLAN AMENDMENT



## **Purpose**

The Future Land Use Plan Map, contained within the City's Growth Management Plan (GMP) illustrates the recommended land use pattern for the City using generalized land use categories. The GMP Amendment process allows an applicant to request an amendment to the GMP's Future Land Use Plan Map in anticipation of filing a rezoning application that is not in compliance with the designation shown on the map. The GMP amendment process allows the Planning and Zoning Commission to consider the merits of changing a land use designation without having to weigh the suitability of the more specific regulations found in a zoning ordinance.

The Growth Management Plan Amendment process is an optional step a developer or other party may take prior to making an application for rezoning. Consistency between the Future Land Use Map and Zoning Map is not required, but all zoning requests must be found to be consistent with the goals and policies of the Growth Management Plan

## **Process**

Requests for GMP amendments must be made by submitting an application to the Development Services Department. Applications must be submitted 30 days prior to consideration by the Planning and Zoning Commission. Applicants must submit requests for consideration at a meeting prior to the date of the rezoning request. The application must include a completed application form, legal description of the property, and a statement from the applicant indicating why the GMP amendment is in the public interest and why the proposed land use designation is more appropriate than the current designation.

Consideration of a GMP amendment requires a public hearing. At least 15 days prior to the date of the public hearing, the City will take the following steps to advertise the public hearing:

- Notice of the public hearing must be published in the Journal newspaper;
- Notice of the public hearing must be mailed with a certificate of mailing to all property owners located within 185 feet of the subject property; and
- A sign must be posted along each road frontage.

## **Decision**

In its deliberation of the amendment request, the Planning and Zoning Commission is encouraged to consider the following:

- Whether the amendment is made necessary because of changed or changing conditions in the city or neighborhood.
- Whether the proposed amendment is consistent with the goals and objectives of the Growth Management Plan and other plans, codes, and ordinances of the City of Raymore.

*GROWTH MANAGEMENT PLAN AMENDMENT (2)*

- Whether the amendment is made with the general purpose of guiding and accomplishing a coordinated development of the municipality which will, in accordance with existing and future needs, best promote the general welfare, as well as efficiency and economy in the process of development.

Amendments to the Growth Management Plan must be made by resolution of the Planning & Zoning Commission. Final determination on the GMP Amendment request is made by the Planning and Zoning Commission. There is no appeal process.



100 Municipal Circle  
Raymore, MO 64083

Phone: 816-331-1803  
Fax: 816-331-8067

# GROWTH MANAGEMENT PLAN AMENDMENT

**PROJECT NAME:** \_\_\_\_\_

**FOR OFFICE USE ONLY:** Case Number: \_\_\_\_\_ P&Z Date: \_\_\_\_\_

## APPLICANT/OWNER INFORMATION

**Applicant Name:** \_\_\_\_\_ **Company:** \_\_\_\_\_

**Street Address:** \_\_\_\_\_ **City:** \_\_\_\_\_ **State:** \_\_\_\_\_ **Zip:** \_\_\_\_\_

**Telephone:** \_\_\_\_\_ **Fax:** \_\_\_\_\_ **E-Mail:** \_\_\_\_\_

**Property Owner Name** (if different than applicant): \_\_\_\_\_

**Street Address:** \_\_\_\_\_ **City:** \_\_\_\_\_ **State:** \_\_\_\_\_ **Zip:** \_\_\_\_\_

**Telephone:** \_\_\_\_\_ **Fax:** \_\_\_\_\_ **E-Mail:** \_\_\_\_\_

\*All correspondence on this application should be sent to (check one):  Applicant  Property Owner

## AMENDMENT REQUEST

The applicant is hereby requesting to amend the GMP Future Land Use Plan Map designation for property generally described as \_\_\_\_\_

\_\_\_\_\_

from \_\_\_\_\_ to \_\_\_\_\_ .

## PROJECT DETAILS

Property Area in Acres and/or Square Feet: \_\_\_\_\_

Present Use of the Property: \_\_\_\_\_

Proposed Use of the Property: \_\_\_\_\_

**APPLICANT'S DECLARATION**

My application consists of the following items and information necessary for a complete application:

- |   |   |
|---|---|
| <input type="checkbox"/> Completed Application Form   | <input type="checkbox"/> Attached legal description   |
| <input type="checkbox"/> Ownership affidavit, copy of deed OR completed owner(s) consent form | <input type="checkbox"/> A statement indicating why the GMP amendment is in the public interest and why the proposed land use designation is more appropriate than the current designation. |

**The following declarations are hereby made:**

- The undersigned is the owner or authorized agent of the owner or the officers of a corporation or partnership.
- The applicant has discussed this application with a staff planner in the Development Services Department.  
**Planner:** \_\_\_\_\_ **Date:** \_\_\_\_\_
- The information presented and contained within this application is true and correct to the best of the undersigner(s) knowledge.

**SIGNATURE OF OWNER(S) OR APPLICANT(S)**

Printed Name: \_\_\_\_\_

Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Subscribed and sworn to me on this Stamp:  
the \_\_\_\_\_ day of \_\_\_\_\_ 20\_\_  
in the County of \_\_\_\_\_,  
State of \_\_\_\_\_.

Notary Public: \_\_\_\_\_ My Commission Expires: \_\_\_\_\_

Printed Name: \_\_\_\_\_

Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Subscribed and sworn to me on this Stamp:  
the \_\_\_\_\_ day of \_\_\_\_\_ 20\_\_  
in the County of \_\_\_\_\_,  
State of \_\_\_\_\_.

Notary Public: \_\_\_\_\_ My Commission Expires: \_\_\_\_\_