

# PUBLIC NOTICE

**Rezoning | RZ-02-21-7659**  
**Planned Development Concept Plan | PDC-02-21-7661**  
**“Proverbs Estates”**  
**Part of Parcel # 54-200-01-08-00-0-00-000**

Notice is hereby given that a public hearing will be held by the Planning Commission of the City of Blue Springs on **Monday, March 8, 2021** at 6:30 p.m. **via teleconference**, due to COVID-19 restrictions. **MEETING AND PARTICIPATION INFORMATION WILL BE POSTED ONLINE AT [www.bluespringsgov.com/AgendaCenter](http://www.bluespringsgov.com/AgendaCenter) AND ON THE MEETING AGENDA.**

The purpose of this meeting is to hear interested parties and citizens on a request by the applicant Terri English-Yancy with Proverbs Holdings, LLC, on behalf of the property owner, the Land Bank of Blue Springs, to rezone the subject property from “AG” (County Agriculture) to “SF-12/PD” (Large Lot Single-Family/Planned Development) and approve a Planned Development (PD) Concept Plan to develop a twenty (20) lot single-family privately gated subdivision on 20.34 +/- acres located east of Shroust Road and approximately 2,000 feet south of Wyatt Road, on a portion of the parcel addressed as 28901 SE Wyatt Road. Interested parties may view the application materials on file by submitting a request via email to [ComDevLegal@bluespringsgov.com](mailto:ComDevLegal@bluespringsgov.com) or calling (816) 228-0207 for more information. The site is legally described as follows:

A tract of land in the Southeast Quarter of the Northwest Quarter and the Southwest Quarter of the Northeast Quarter of Section 20, Township 48 North, Range 30 West, in City of Blue Springs, Jackson County, Missouri, and being more particularly described as follows:

Beginning at the Southwest corner of the Northeast Quarter and the Southeast corner of the Northwest Quarter; thence North 01°47'15” East, along the East line of Northeast Quarter, 661.03 feet to the Southeast corner of the North Half of the Southeast Quarter of the Northwest Quarter; thence North 87°33'57” West, along the south line of said North Half, 1305.44 feet to a point on the West line of said Southeast Quarter of the Northwest Quarter; thence North 01°46'56” East, along said West line, 164.06 feet; thence South 87°39'30” East, 1305.43 feet to a point on the East line of said North Half; thence North 01°47'15” East, along said East line, 297.68 feet; thence North 87°39'27” East, 607.00 feet; thence South 02°54'29” West 1124.91 feet to the South line of said Northeast Quarter; thence North 87°39'14” West along said South line 585.00 feet to the Point of Beginning. Contains 885,937 square feet or 20.34 acres more or less.

CITY OF BLUE SPRINGS  
Planning Commission  
By: Karen Findora, Recording Secretary

The City Council of the City of Blue Springs will also hold a public hearing on the above noted Rezoning (RZ-02-21-7659) and Planned Development Concept Plan (PDC-02-21-7661) on **Monday, March 15, 2021** at 6:00 p.m. **via teleconference**, due to COVID-19 restrictions. **MEETING AND PARTICIPATION INFORMATION WILL BE POSTED ONLINE AT [www.bluespringsgov.com/AgendaCenter](http://www.bluespringsgov.com/AgendaCenter) AND ON THE MEETING AGENDA.**

CITY OF BLUE SPRINGS  
City Council

**TELECONFERENCE & PUBLIC COMMENT PROCEDURES:**

Full instructions for participating in the teleconference call and testifying at the public hearing will be provided on the City's website, [www.bluespringsgov.com](http://www.bluespringsgov.com), and on the meeting agenda. The City encourages everyone who wishes to testify, complete a Speaker Appearance Form, <http://www.bluespringsgov.com/FormCenter/Governance-2/Speaker-Appearance-Form-49>, to help public comments progress in an orderly fashion.

Due to the possibility of technical difficulties during a potential teleconference, the City **strongly encourages** that written comments are mailed to the City of Blue Springs (903 W. Main St., Blue Springs, MO 64015 / Attn. Community Development) or emailed to [CityClerk@bluespringsgov.com](mailto:CityClerk@bluespringsgov.com) in advance of the meeting. All written comments must be received by Noon on the Friday prior to the respective meeting to be included in the associated public hearing. Mailed and emailed comments should include PUBLIC COMMENT: "PROVERBS ESTATES" in the subject line.

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E-MAIL TO THE EXAMINER: [legals@examiner.net](mailto:legals@examiner.net)  
02/18/21