

**TO:** Scott Ready  
Project Manager, City of Lee's Summit

Kristin Skinner, PE, PTOE  
President, Priority Engineers, Inc.

Brandon Hankins  
General Superintendent, BCCM Construction Group

Garrett Fugate,  
Christie Development Associates, LLC

**FROM:** Chris Harman  
Senior Traffic Studies Specialist, MoDOT

Nathan Juliana  
Traffic Operations Supervisor, MoDOT

**DATE:** 8/15/2024

**Location:** Jackson County, Lee's Summit, MO 150 & SW Arborridge Drive, LM 11.777.

**SUBJECT:** Approval memo for "Arborwalk Lot #5 TIS Addendum – Lee's Summit, MO", dated Aug 12<sup>th</sup>, 2024.

**MEMO:** This letter serves as approval for the TIS reference above for the Arborwalk Lot #5 development on the northwest quadrant of the intersection of MO 150 & SW Arborridge Drive. High level improvements/comments consist of the following:

- The TIS referenced in this approved TIS revision had originally warranted a traffic signal and a RIRO access off WB 150. Since the development has gone down in scale, neither will be warranted at this time. When further development occurs, MoDOT will request a revision to this study or a new Traffic Impact Study.
- The right-in/right-out driveway onto Missouri Route 150 will be constructed with the right turn lane, as shown in Figure A, but will terminate at the property line until development of the convenience store and quick lubrication vehicle shop.
- If changes to this site plan occurs, MoDOT requests to see the revisions.



