



# LEE'S SUMMIT MISSOURI

Permit #PRSGN \_\_\_\_\_ - \_\_\_\_\_

## SIGN PERMIT APPLICATION

Project Business Name: Solano Communications

Project Address/Location: 420 SW Longview Blvd, Ste 200, Lee's Summit, MO 64081

Applicant: Nicolas Solano

Applicant's Address: 420 SW Longview Blvd, Ste 200, Lee's Summit, MO 64081

Applicant's Phone & Fax #: (913) 717-8001

Applicant's Email Address: nick@solanocommunications.com

### Type of Sign: Check only one

☒ Wall Sign (\$100)

☐ Monument/Detached Sign (\$100)

☐ Temporary Sign (\$50)

☐ Directional Sign (\$50)

### Illumination: Specify whether the sign is illuminated

☐ Illuminated \*

☒ Non-Illuminated

**\*NOTE:** IF BRANCH CIRCUIT IS NOT CURRENTLY AVAILABLE FOR ILLUMINATED SIGN, A LICENSED ELECTRICAL CONTRACTOR MUST OBTAIN ELECTRICAL PERMIT PRIOR TO INSTALLATION. ALL SIGNS INVOLVING INTERNAL LIGHTS OR OTHER ELECTRICAL DEVICES OR CIRCUITS SHALL DISPLAY A LABEL CERTIFYING IT AS BEING APPROVED BY THE UNDERWRITER'S LABORATORIES, INC.

### Sign Dimensions and Setbacks for Wall and Monument/Detached Signs

Height of sign: 1.375 ft (X) Width of sign: 2.9375 ft (=) Area of sign: Aprox 4.04 sq ft

Area of building façade/wall: 639.375 sq ft Total height of detached sign: N/A ft

Setbacks: front property line: 40 ft

rear property line: 40 ft

side property line: 61.3 ft

side property line: 61.3 ft

The applicant understands that this permit is issued only for work described here in and included in **accompanying plans and specifications**. All rights and privileges acquired under the provisions of this Ordinance, or any application thereto, are merely licenses revocable at any time by the Director of Development Services Department.

Signature of Applicant

3/26/2025

Date

**For City use only, do not write below this line.**

Electrical Permit Required:

☐ N/A

☐ Yes

☐ No

Zoning: \_\_\_\_\_ Permit Fee: \_\_\_\_\_

Receipt #: \_\_\_\_\_

Signature of Plans Examiner

Approved: \_\_\_\_\_

Planning Division Approval

Date

**Remarks:**



# LEE'S SUMMIT MISSOURI

## SIGN PERMIT AUTHORIZATION

Comes now Russell Pearson, who being  
(landlord or property owner)

duly sworn upon his/her oath, does state that he/she is the landlord or property owner that has  
given permission to the applicant to place signage at: 420 SW Longview Blvd, Ste 200  
Lee's Summit, MO 64081

(location address)

Dated this 28<sup>th</sup> day of April, 2025

Signature of Landlord or Property Owner

Russell Pearson

Printed Name



# LEE'S SUMMIT MISSOURI

## OWNERSHIP AFFIDAVIT

STATE OF MISSOURI )

SS.

COUNTY OF JACKSON )

Comes now Russell G. Pearson, Authorized Representative of NLV LLC (owner)

who being duly sworn upon his/her oath, does state that he/she is the owner of the property

legally described as Lot 7A-1, From Tower Park Commercial Lots 7A-1  
through 7A-3 Plat - AKA 420 SW Longview Blvd, Lees Summit, MO  
64081

in the Sign Application. Owner acknowledges the submission of said application for the subject property under the City of Lee's Summit Unified Development Ordinance.

Dated this 21<sup>st</sup> day of March, 20 25

Russell G. Pearson

Signature of Owner

Russell G. Pearson

Printed Name

Subscribed and sworn to before me this 21<sup>st</sup> day of March, 20 25

MARYAM FOSTER  
Notary Public-Notary Seal  
STATE OF MISSOURI  
Jackson County

My Commission Expires 12/12/2026  
Commission # 22002847

Mariam Foster

Notary Public

12/12/2026

My Commission Expires





420  
SUITE 200

35.25"

**SOLANO**  
COMMUNICATIONS

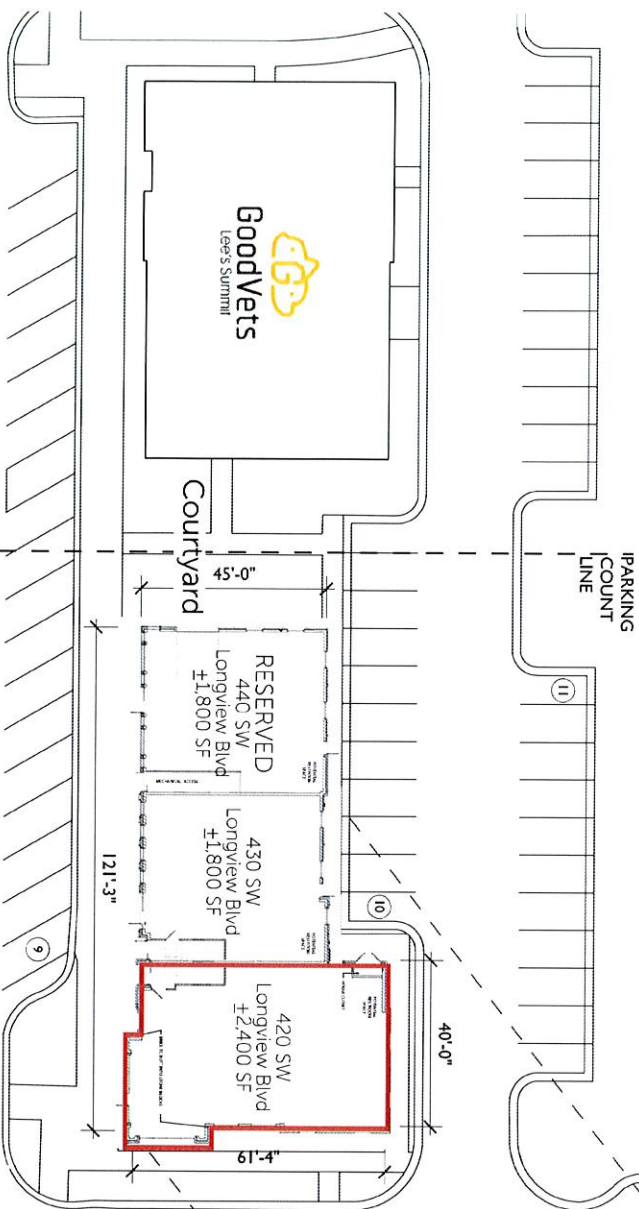
16.5"



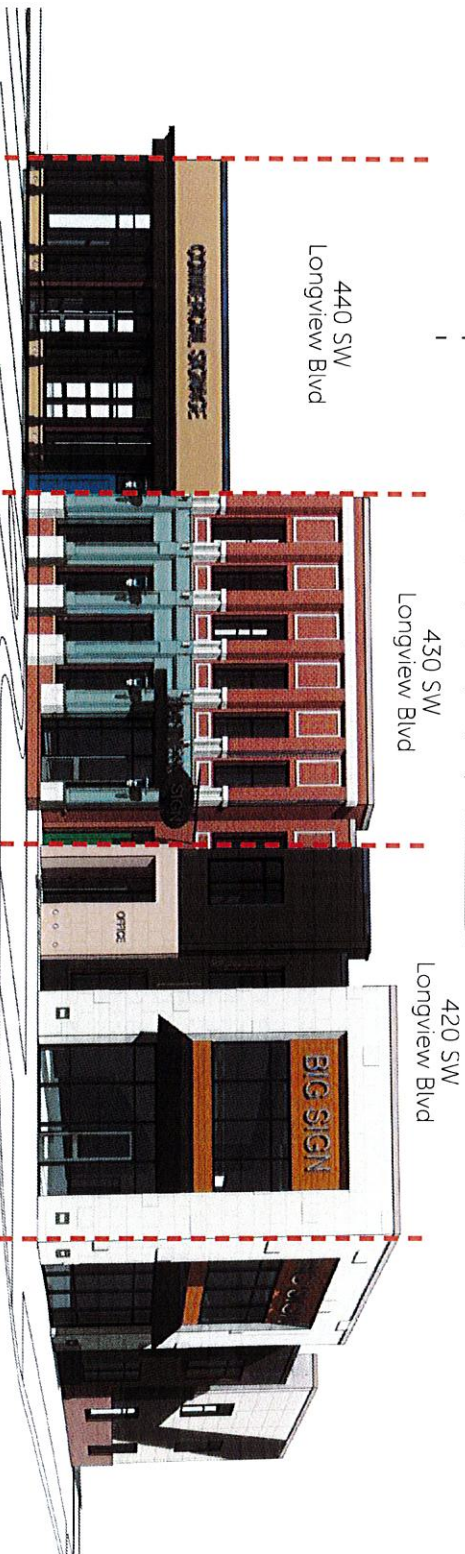
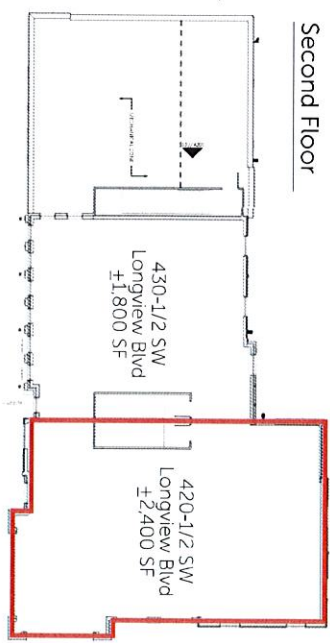


For Sale or Lease | 2-Story Commercial/Office  
**Floor Plan**

420 SW Longview Blvd | Lee's Summit, MO 64081



Second Floor



CREATIVE MIXED-USE BUILDINGS

**WHLHeartland**