



FINAL DEVELOPMENT PLAN APPLICATION

1. PROJECT NAME:

_____ International Builders and Consultants, Inc. (IBC)

2. PROPERTY ADDRESS:

_____ 2320 NE Independence Ave., Lee's Summit, MO 64064

3. ZONING OF PROPERTY:

_____ PI - Planned Industrial

4. LEGAL DESCRIPTION (attach if description is metes and bounds description):

_____ Lot 45B7, Lakewood Business Center on I-470, Lots 45B5, 45B6 and 45B7,
a subdivision in Lee's Summit, Jackson County, Missouri

5. Size of Building(s) (sq. ft):

9,967 s.f. footprint
1,996 s.f. mezzanine

Lot Area: 59,242 s.f. 1.36 acres +/-

6. APPLICANT

Davidson Architecture and Engineering

PHONE 913-451-9390

CONTACT PERSON

Powell Minnis, Architect

FAX 913-451-9391

ADDRESS

4301 Indian Creek Parkway

CITY/STATE/ZIP Overland Park, KS 66207

E-MAIL

powell@davidsonae.com

7. PROPERTY OWNER

IP Ave LLC

PHONE 816-220-0812

CONTACT PERSON

Brandy McCombs

FAX

ADDRESS

2320 NE Independence Ave.

CITY/STATE/ZIP Lee's Summit, MO 64064

E-MAIL

brandy@ibcinc.biz

8. ENGINEER/SURVEYOR

Davidson Architecture and Engineering

PHONE 913-451-9390

CONTACT PERSON

Paul Miller, P.E.

FAX 913-451-9391

ADDRESS

4301 Indian Creek Parkway

CITY/STATE/ZIP Overland Park, KS 66207

E-MAIL

paul@davidsonae.com

9. OTHER CONTACTS

CONTACT PERSON

PHONE

FAX

ADDRESS

CITY/STATE/ZIP

E-MAIL

All applications require the signature of the owner on the application and on the ownership affidavit. Applications without the proper signatures will be deemed incomplete and will not be processed.

Print name:

PROPERTY OWNER

APPLICANT

Powell Minnis, DAE

Receipt #: _____ Date Filed: _____ Processed by: _____ Application#: _____



LEE'S SUMMIT MISSOURI

OWNERSHIP AFFIDAVIT

STATE OF MISSOURI)

ss.

COUNTY OF JACKSON)

Comes now Brandy McCombs member IP Ave 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 45B7, Lakewood Business Center on I-470, Lots 45B5, 45B6 and 45B7,

a subdivision in Lee's Summit, Jackson County, Missouri

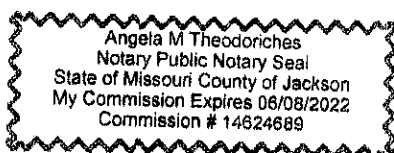
in the application for final development plan
(type of application, e.g., rezoning, preliminary or final development plan, etc.).

Owner acknowledges the submission of said application and understands that upon
approval of the application the proposed use specified in the application will be a permitted
use upon the subject property under the City of Lee's Summit Unified Development
Ordinance.

Dated this 6th day of August, 2018

Brandy McCombs member
Signature of Owner
Brandy McCombs
Printed Name

Subscribed and sworn to before me this 6th day of August, 2018



Angela M. Theodoriches
Notary Public
June 08 2022
My Commission Expires