

DEVELOPMENT SERVICES

**Minor Plat
Applicant's Letter**

Date: Monday, April 15, 2019

To:

Applicant: NIE GEORGE H & PEGGY J

Email:

Fax #: <NO FAX NUMBER>

Other: LADWIG & ASSOCIATES, LLC

Email: BRANTLUDWIG@HOTMAIL.COM

Fax #: <NO FAX NUMBER>

Other: HG CONSULT, INC

Email: ksterrett@hgcons.com

Fax #: <NO FAX NUMBER>

From: Jennifer Thompson, Planner

Re:

Application Number: PL2019122

Application Type: Minor Plat

Application Name: SUMMIT AVENUE ADDITION, LOTS 1&2

Location: 114 SE SUMMIT AVE, LEES SUMMIT, MO 64063

Electronic Plans for Resubmittal

All Planning applicaiton and development engineering plan resubmittals shall include an electronic copy of the documents as well as the required number of paper copies.

Electronic copies shall be provided in the following formats

- Plats – All plats shall be provided in multi-page Portable Document Format (PDF).
- Engineered Civil Plans – All engineered civil plans shall be provided in mulit-page Portable Document Format (PDF).
- Architectural and other plan drawings – Architectural and other plan drawings, such as site electrical and landscaping, shall be provided in multi-page Portable Document Format (PDF).
- Studies – Studies, such as stormwater and traffic, shall be provided in Portable Document Format (PDF).

Please contact Staff with any questions or concerns.

Review Status:

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Corrections required: Resubmit two (2) paper copies of the minor plat (folded to 8-½"x11"), two (2) copies of the comment response letter, and one (1) digital copy following the electronic plan submittal guides as stated above with the following corrections. Revised plans will be reviewed within five (5) business days of the date received.

Required Corrections:

Planning Review	Jennifer Thompson	Planner	Corrections
	(816) 969-1239	Jennifer.Thompson@cityofls.net	

1. Please submit an electronic copy of the legal description. Microsoft Word document or selectable text PDF are the preferred file formats. The legal description can be emailed to the planner's email address above.
2. Provide the minor plat in electronic file.
3. Revise the title block for Robert G. McKay (he has retired). It should read:

Ryan A. Elam, P.E.,
Development Services Director
4. Please refer to the sidewalk comment from the related preliminary development plan.
5. Provide a vicinity map, with a north arrow.
6. The type weight for lettering is heavy in places and makes letters blurry and unable to read.
7. Revise the "Approved" paragraph reference to read:
Pursuant to Chapter 33, The Unified Development Ordinance of Lee's Summit Code of Ordinances, for the City of Lee's Summit Missouri.
8. Provide the building line labels. Reconcile between the related preliminary development plan to be consistent.
9. Label the addresses for the lots.
Lot 1: 120 SE Summit Ave.
Lot 2: 114 SE Summit Ave.

Engineering Review	Gene Williams	Senior Staff Engineer	Corrections
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(816) 969-1223

Gene.Williams@cityofls.net

1. Infrastructure plans are required for this subdivision. This includes the preparation of engineering plans for stormwater management, as well as a Master Drainage Plan. Please see the comments related to the Preliminary Development Plan for further details.
2. A Master Drainage Plan shall be required for this subdivision. Please change the drainage note to reflect this requirement.
3. A general utility easement of 10 foot minimum width is required along the street frontage.

GIS Review

Kathy Kraemer
(816) 969-1277

GIS Technician
Kathy.Kraemer@cityofls.net

Corrections

1. Unable to complete review because electronic files were not provided; resubmittal necessary with electronic files included.