

DEVELOPMENT SERVICES

**Minor Plat
Applicant's Letter**

Date: Monday, July 08, 2019

To:

Property Owner: SANKO NATHAN & LAURA Email:

Fax #: <NO FAX NUMBER>

Lawyer / Law Firm: EAGLE POINTE
SURVEYING

Email:

Fax #: <NO FAX NUMBER>

From: Shannon McGuire, Planner

Re:

Application Number: PL2019220

Application Type: Minor Plat

Application Name: SANKO ACRES

Location: 5220 NE MAYBROOK RD, LEES SUMMIT, MO 64064

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:

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

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within five (5) business days of the date received.

Required Corrections:

Planning Review	Shannon McGuire	Planner	Corrections
	(816) 969-1237	Shannon.McGuire@cityofls.net	

1. Please remove "Subject to Change" from the Plat Title. Additionally, the Plat title should be "Sanko Acres, Lots 1&2". Please update throughout the plat as needed.
2. Please add the total area in square feet for the plat at the end of the description.
3. Please label each lot with the total area in square feet, the lot number and the street number (lot 1 – 5220, Lot 2 – 5160)
4. Please label the location of any oil or gas wells. If none are present please add a note stating such and cite the source of your information.
5. Please label the center line of NE Maybrook Rd.
6. Please remove the house and fence from the plat drawing.
7. Please show the location and limits of the 1% Annual Chance Flood, as set forth on the current FEMA maps, with reference to the panel number. Elevations shall be provided if shown on the FEMA map.
8. Please update the city signature block to reflect the current names and correct titles; Trisha Fowler Arcuri, City Clerk and Ryan A Elam, P.E., Director of Development Services.
9. Please remove the current and proposed zoning labels from the plat drawing.
10. Please update the correct plat title in the Dedication note.
11. Please update the city certification statement to read as follows; This is to certify that the minor plat of "Sanko Acres, Lots 1&2" was submitted to and duly approved by the City of Lee's Summit, all in accordance with the provisions of Chapter 33, the Unified Development Ordinance of Lee's Summit Code of Ordinances, for the City of Lee's Summit, Missouri.

Engineering Review	Sue Pyles	Senior Staff Engineer	Corrections
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(816) 969-1245 Sue.Pyles@cityofls.net

1. Show location of all oil/gas wells, or indicate none are present, and cite the source.
2. Show and label the location and limits of the one percent annual chance flood, as set forth on the current FEMA maps, with reference to the panel number and effective date. Elevations shall be provided if shown on the FEMA map.

GIS Review	Kathy Kraemer	GIS Technician	Corrections
	(816) 969-1277	Kathy.Kraemer@cityofls.net	

1. 2nd call after the point of beginning is incorrect: drawing shows 1257.04 and legal says 1357.04
2. Chord bearing in legal does not match the chord bearing on dwg.
3. The dimension on the north end of lot 1 does not add up properly. Line 1 is 88.37, lot 2's north line is 54.33, and lot 1 is stating 35.04. This is too long.