

DEVELOPMENT SERVICES

**Minor Plat
Applicant's Letter**

Date: Monday, November 11, 2019

To:

Property Owner: TRIDENT LEE'S SUMMIT LLC Email:
Fax #: <NO FAX NUMBER>

Applicant: TRIDENT LEE'S SUMMIT LLC Email:
Fax #: <NO FAX NUMBER>

Engineer: LADWIG & ASSOCIATES, LLC Email: brantladwig@hotmail.com
Fax #: <NO FAX NUMBER>

Other: HG CONSULT, INC Email: ksterrett@hgcons.com
Fax #: <NO FAX NUMBER>

From: Hector Soto Jr., Planning Division Manager

Re:

Application Number: PL2019369

Application Type: Minor Plat

Application Name: OLDHAM EAST BUSINESS PARK, LOTS 2 A

Location: 704 SE OLDHAM CT, LEES SUMMIT, MO 64081

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).

DEVELOPMENT SERVICES

Please contact Staff with any questions or concerns.

Review Status:

Required Corrections:

Planning Review	Hector Soto Jr. (816) 969-1238	Planning Division Manager Hector.Soto@cityofls.net	Corrections
------------------------	-----------------------------------	---	-------------

1. RIGHT-OF-WAY.

- Remove the delineation and notation regarding old SE Oldham Ct right-of-way that no longer exists on the property.
- Label the SE Oldham Pkwy ROW centerline.
- Label the ROW widths of both US 50 Hwy and SE Oldham Pkwy.

2. STREETS. Remove the streets dedication paragraph from the plat. No new ROW is being dedicated as part of this plat.

3. FLOODPLAIN NOTE. Revise the note to use and reference the current FIRM information.

4. ADDRESS. Label the lot with its corresponding address of 704 SE Oldham Ct.

5. APPROVAL PARAGRAPH. Replace the paragraph above the City signature lines with the following:
"This is to certify that the minor plat of 'Oldham Business Park - Lot 2A' was submitted and duly approved by the City of Lee's Summit, pursuant to Chapter 33, the Unified Development Ordinance, of the City of Lee's Summit Code of Ordinances."

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

1. The FEMA reference is outdated. Please revise.

2. Include the following drainage note: "Individual lot owner(s) shall not change or obstruct the drainage flow lines on the lots, unless specific application is made and approved by the City Engineer

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

1. Please provide an address for lot 2A.

