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JACKSON COUNTY, MISSOURI

02/27/2020 10:56 AM

FEE: \$78.00 20 PGS

INSTRUMENT NUMBER
2020E0016907



CITY OF LEE'S SUMMIT, MISSOURI
DOCUMENT TO BE RECORDED
WITH JACKSON COUNTY, MISSOURI

DATE OF DOCUMENT: February 24, 2020

DOCUMENT TITLE: Ordinance No. 8813

GRANTOR(S) NAME: Ordinance No. 8813

GRANTEE(S): City of Lee's Summit
ADDRESS: 220 SE Green Street
Lee's Summit, MO 64063

LEGAL DESCRIPTION: Please see Page 1 of the subject document.

STATE OF MISSOURI)
COUNTY OF JACKSON) (SS

This is to certify that the attached is a full, true and complete copy as same is recorded in the Office of the City Clerk of the City of Lee's Summit, Missouri.

Ordinance No. 8813 - AN ORDINANCE VACATING CERTAIN EASEMENTS IN THE STREETS OF WEST PRYOR DEVELOPMENT, GENERALLY LOCATED AT THE NORTHWEST CORNER OF NW PRYOR ROAD AND NW CHIPMAN ROAD, IN THE CITY OF LEE'S SUMMIT, MISSOURI.

IN WITNESS WHEREOF, I hereunto set my hand and affix the seal of said City of Lee's Summit, Missouri this 14th, day of February 2020.



Trisha Fowler Arcuri
City Clerk - Trisha Fowler Arcuri

Please return recorded copies to: Trisha Fowler Arcuri, City Clerk
City of Lee's Summit
220 SE Green Street
Lee's Summit, MO 64063

AN ORDINANCE VACATING CERTAIN UTILITY EASEMENTS IN THE STREETS OF WEST PRYOR DEVELOPMENT, GENERALLY LOCATED AT THE NORTHWEST CORNER OF NW PRYOR RD AND NW CHIPMAN RD, IN THE CITY OF LEE'S SUMMIT, MISSOURI.

WHEREAS, Application #PL2019-348 was submitted by Levy Craig Law Firm, requesting vacation of certain existing easements located in the Streets of West Pryor Development on property generally located at the northwest corner of NW Pryor Rd and NW Chipman Rd in Lee's Summit, Missouri; and,

WHEREAS, the easements along NW Pryor Rd were dedicated to the City via the plat titled *Chipman-Hwy 50, Lots 1-18 & Tracts A-D*, recorded by Document #2001-I-86409; and,

WHEREAS, the easements along NW Lowenstein Dr were dedicated to the City via the plat titled *Streets of West Pryor, Lots 1-14, Tracts A, B, C, & D*, recorded by Document #2019-E-0032538 (the "Plat"); and,

WHEREAS, the Planning Commission considered the request on December 12, 2019, and rendered a report to the City Council recommending that the vacation of easement be approved; and,

WHEREAS, the City Council for the City of Lee's Summit has determined that no damages are ascertainable by reason of such vacation.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF LEE'S SUMMIT, MISSOURI, as follows:

SECTION 1. That the utility easements described in **Exhibit A** are hereby and herewith vacated, except for those areas which are described in **Exhibit B** which shall be retained as easements and not vacated by this Ordinance. Notwithstanding anything herein to the contrary, the foregoing vacation shall not impact the building setbacks granted via the Plat in any way, which setbacks shall be retained for all purposes.

SECTION 2. That upon the effective date of the vacation of the easements described in Section 1 above, the City releases all right, title and interest in and to the City owned infrastructure located within the easements.

SECTION 3. That the City Clerk be and is hereby authorized and directed to acknowledge a copy of this ordinance and to record same in the Office of the Recorder of Deeds of the County in which the property is located.

SECTION 4. That this ordinance shall be in full force and effect from and after the date of its passage and adoption, and approval by the Mayor.

BILL NO. 20-10

ORDINANCE NO. 8813

PASSED by the City Council of the City of Lee's Summit, Missouri, this 4th day of February, 2020.



Mayor William A. Baird

ATTEST:



City Clerk Trisha Fowler Arcuri

APPROVED by the Mayor of said city this 6th day of February, 2020.



Mayor William A. Baird

ATTEST:

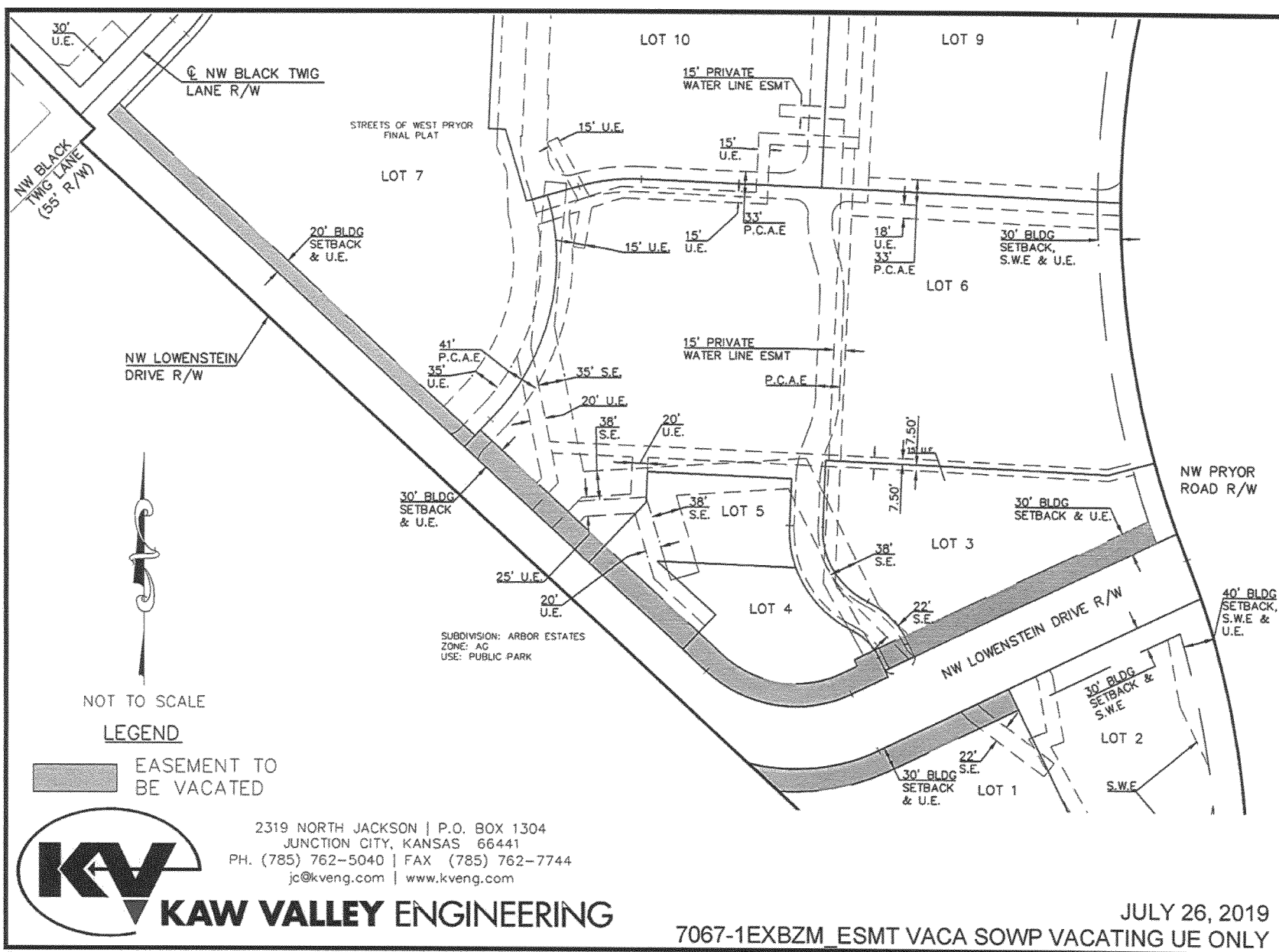


City Clerk Trisha Fowler Arcuri

APPROVED AS TO FORM:



City Attorney Brian Head

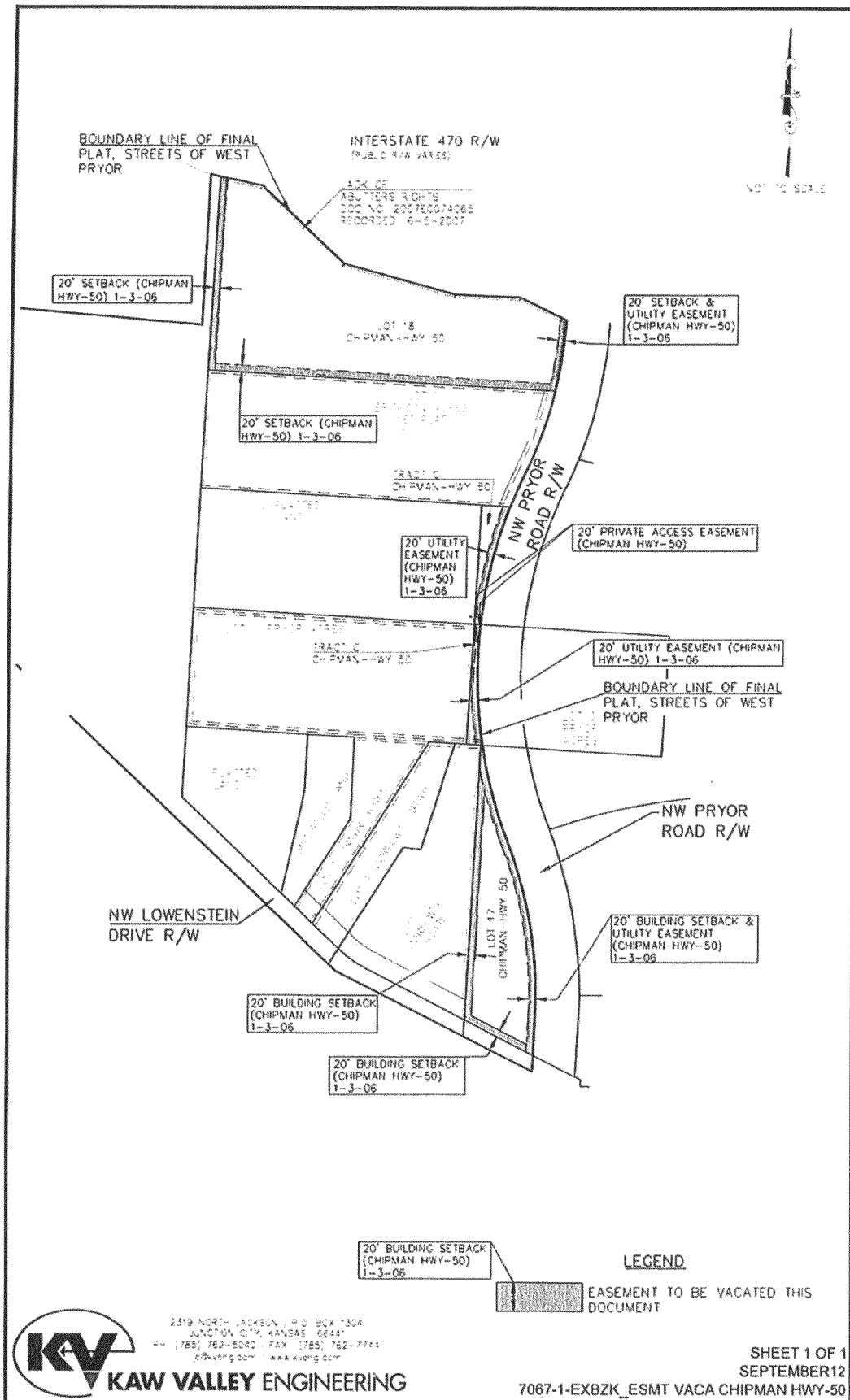


JULY 11, 2019
A14_7067-1
LEE'S SUMMIT, MISSOURI

THAT PORTION OF THE 20 FOOT AND 30 FOOT BUILDING SETBACK AND UTILITY EASEMENT LOCATED ADJOINING THE NORTHERLY RIGHT-OF-WAY LINE OF NW LOWENSTEIN DRIVE IN LOTS 3, 4, 5, 6 AND 7 OF THE FINAL PLAT OF STREETS OF WEST PRYOR, LOTS 1 THRU 14, TRACTS "A", "B", "C" & "D" RECORDED AS DOCUMENT NUMBER 2019E0032538, IN THE CITY OF LEE'S SUMMIT, COUNTY OF JACKSON, STATE OF MISSOURI.

AND

THAT PORTION OF THE 30 FOOT BUILDING SETBACK AND UTILITY EASEMENT LOCATED ADJOINING THE SOUTHERLY RIGHT-OF-WAY LINE OF NW LOWENSTEIN DRIVE IN LOT 1 OF THE FINAL PLAT OF STREETS OF WEST PRYOR, LOTS 1 THRU 14, TRACTS "A", "B", "C" & "D" RECORDED AS DOCUMENT NUMBER 2019E0032538, IN THE CITY OF LEE'S SUMMIT, COUNTY OF JACKSON, STATE OF MISSOURI.



SEPTEMBER 11, 2019
A14_7067-1
LEE'S SUMMIT, MISSOURI

ALL OF THE PLATTED 20 FOOT SETBACK LOCATED ON LOT 17, AND ALL OF THE PLATTED 20 FOOT SETBACK AND PLATTED 20 FOOT UTILITY EASEMENT LOCATED ON LOT 18, AND ALL OF THE PLATTED 20 FOOT SETBACK AND PLATTED 20 FOOT PRIVATE ACCESS EASEMENT LOCATED ON TRACT C, AND ALL OF THE PLATTED 20 FOOT SETBACK AND PLATTED 20 FOOT PRIVATE ACCESS EASEMENT LOCATED ON TRACT D, OF THE FINAL PLAT OF CHIPMAN-HWY 50 RECORDED IN BOOK 168, PAGE 62, A SUBDIVISION IN THE CITY OF LEE'S SUMMIT, COUNTY OF JACKSON, STATE OF MISSOURI.



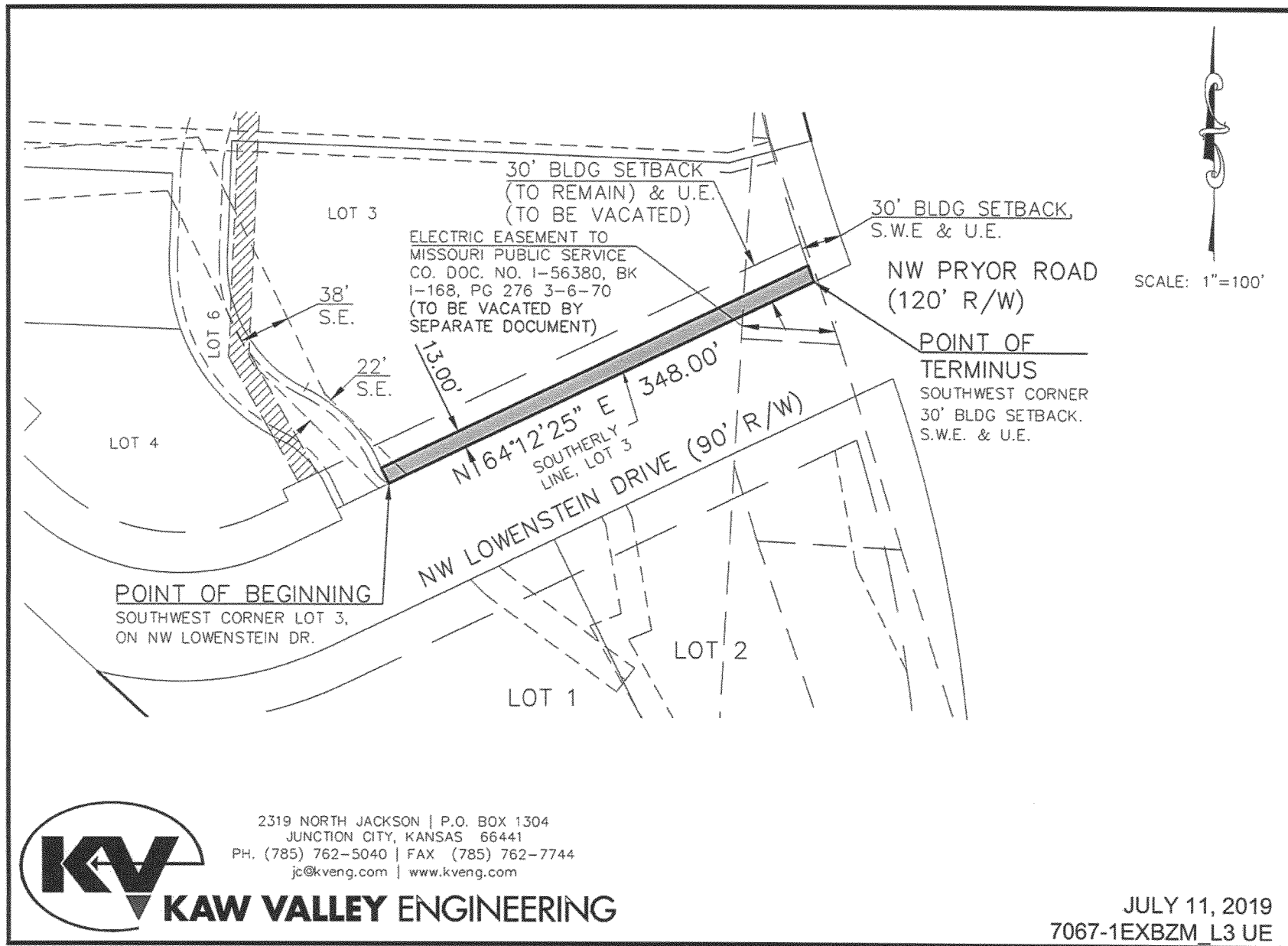


Exhibit B



2319 NORTH JACKSON | P.O. BOX 1304
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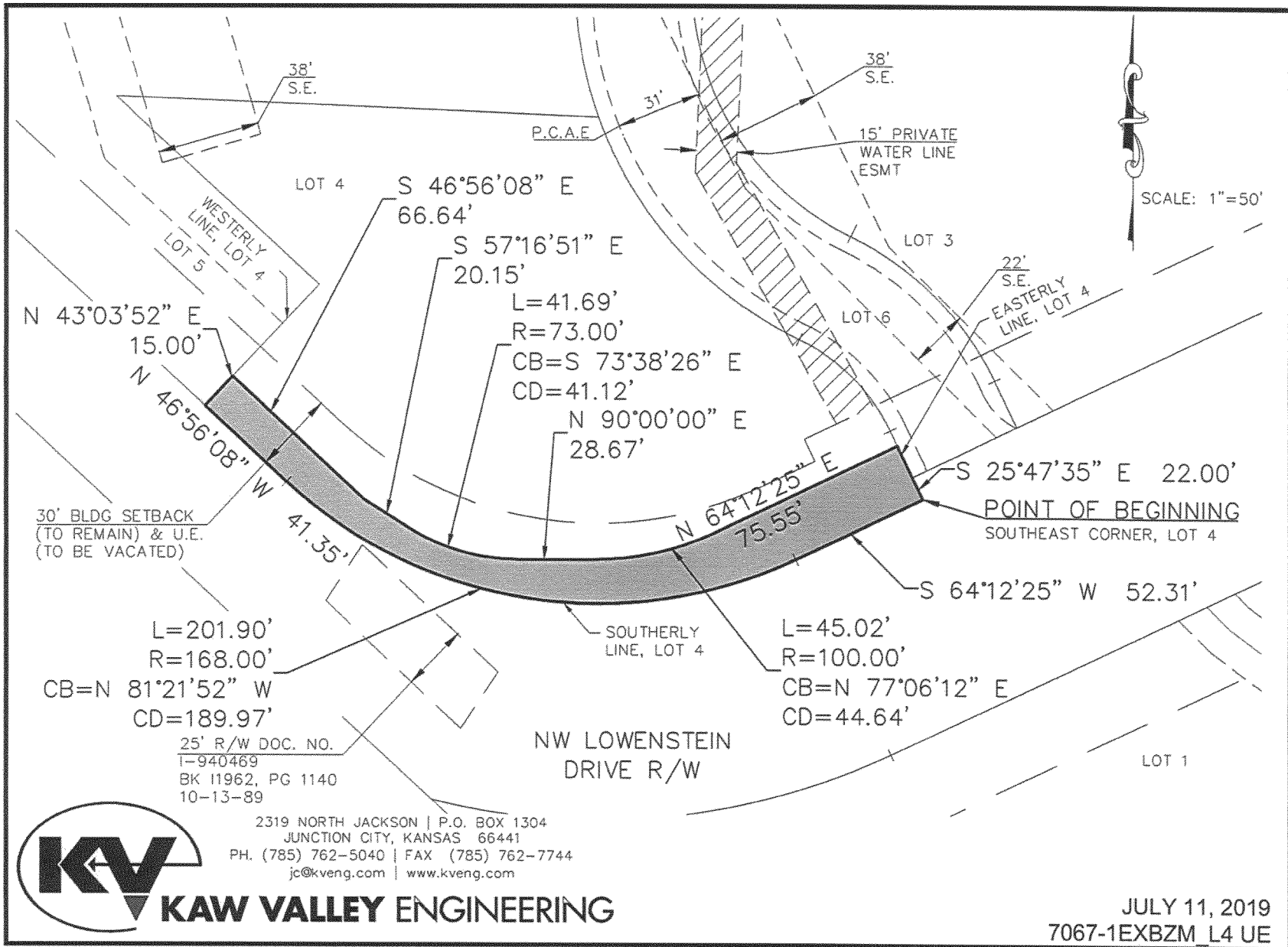
JULY 11, 2019
7067-1EXBZM_L3 UE

JULY 11, 2019
A14_7067-1
LEE'S SUMMIT, MISSOURI

THAT PORTION OF LOT 3, OF THE FINAL PLAT OF STREETS OF WEST PRYOR, LOTS 1 THRU 14, TRACTS "A", "B", "C" & "D" RECORDED AS DOCUMENT NUMBER 2019E0032538, IN THE CITY OF LEE'S SUMMIT, COUNTY OF JACKSON, STATE OF MISSOURI, BEING A STRIP OF LAND 13 FEET WIDE, LYING NORTHERLY OF THE LINE DESCRIBED AS FOLLOWS:

COMMENCING AT THE POINT OF BEGINNING AT THE SOUTHWEST CORNER OF LOT 3, ON LOWENSTEIN DRIVE RIGHT-OF-WAY; THENCE ON THE SOUTHERLY LINE OF SAID LOT 3, N 64°12'25" E 348.00 FEET TO THE SOUTHWEST CORNER OF A PLATTED 30 FOOT WIDE BUILDING SETBACK, SIDEWALK EASEMENT AND UTILITY EASEMENT, AND THE POINT OF TERMINUS.

THE SIDELINES OF THE ABOVE DESCRIBED STRIP OF LAND SHALL BE EXTENDED AND SHORTENED TO TERMINATE AT THE WEST LINE OF SAID LOT 3 AND THE WEST LINE OF SAID PLATTED 30' BUILDING SETBACK, SIDEWALK EASEMENT AND UTILITY EASEMENT.



JULY 11, 2019
A14_7067-1
LEE'S SUMMIT, MISSOURI

THAT PORTION OF LOT 4, OF THE FINAL PLAT OF STREETS OF WEST PRYOR, LOTS 1 THRU 14, TRACTS "A", "B", "C" & "D" RECORDED AS DOCUMENT NUMBER 2019E0032538, IN THE CITY OF LEE'S SUMMIT, COUNTY OF JACKSON, STATE OF MISSOURI, BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE POINT OF BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 4; THENCE ON THE SOUTHERLY LINE OF SAID LOT 4, ON A PLATTED BEARING OF S 64°12'25" W 52.31 FEET TO A POINT OF CURVATURE; THENCE CONTINUING ON SAID SOUTHERLY LINE, SOUTHWESTERLY ON THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 168.00 FEET, AN ARC LENGTH OF 201.90 FEET, AND BEING SUBTENDED BY A CHORD WHICH BEARS N 81°21'52" W 189.97 FEET; THENCE CONTINUING ON SAID SOUTHERLY LINE, N 46°56'08" W 41.35 FEET; THENCE N 43°03'52" E 15.00 FEET; THENCE S 46°56'08" E 66.64 FEET; THENCE S 57°16'51" E 20.15 FEET TO A POINT OF CURVATURE; THENCE SOUTHEASTERLY ON THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 73.00 FEET, AN ARC LENGTH OF 41.69 FEET, AND BEING SUBTENDED BY A CHORD WHICH BEARS S 73°38'26" E 41.12 FEET; THENCE N 90°00'00" E 28.67 FEET TO A POINT OF CURVATURE; THENCE EASTERLY ON THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 100.00 FEET, AN ARC LENGTH OF 45.02 FEET, AND BEING SUBTENDED BY A CHORD WHICH BEARS N 77°06'12" E 44.64 FEET; THENCE N 64°12'25" E 75.55 FEET TO THE EASTERLY LINE OF SAID LOT 4; THENCE ON SAID EASTERLY LINE, S 25°47'35" E 22.00 FEET TO THE POINT OF BEGINNING.

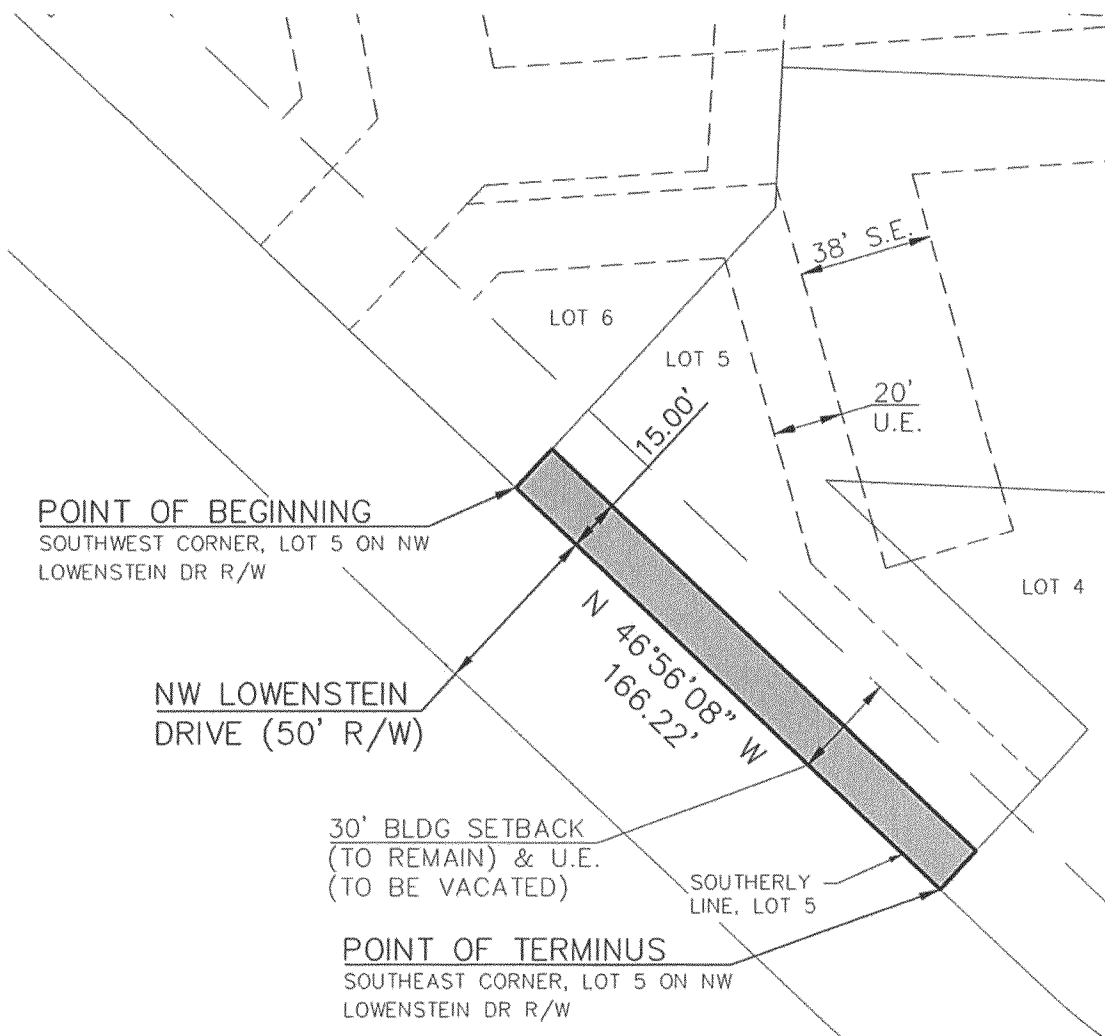
END OF DESCRIPTION

BASIS OF BEARINGS:

ASSUMED N 86°35'09" W ON THE NORTH LINE OF THE SOUTHEAST QUARTER OF SECTION 35, TOWNSHIP 48, RANGE 32, CITY OF LEE'S SUMMIT, COUNTY OF JACKSON, STATE OF MISSOURI.



SCALE: 1"=50'



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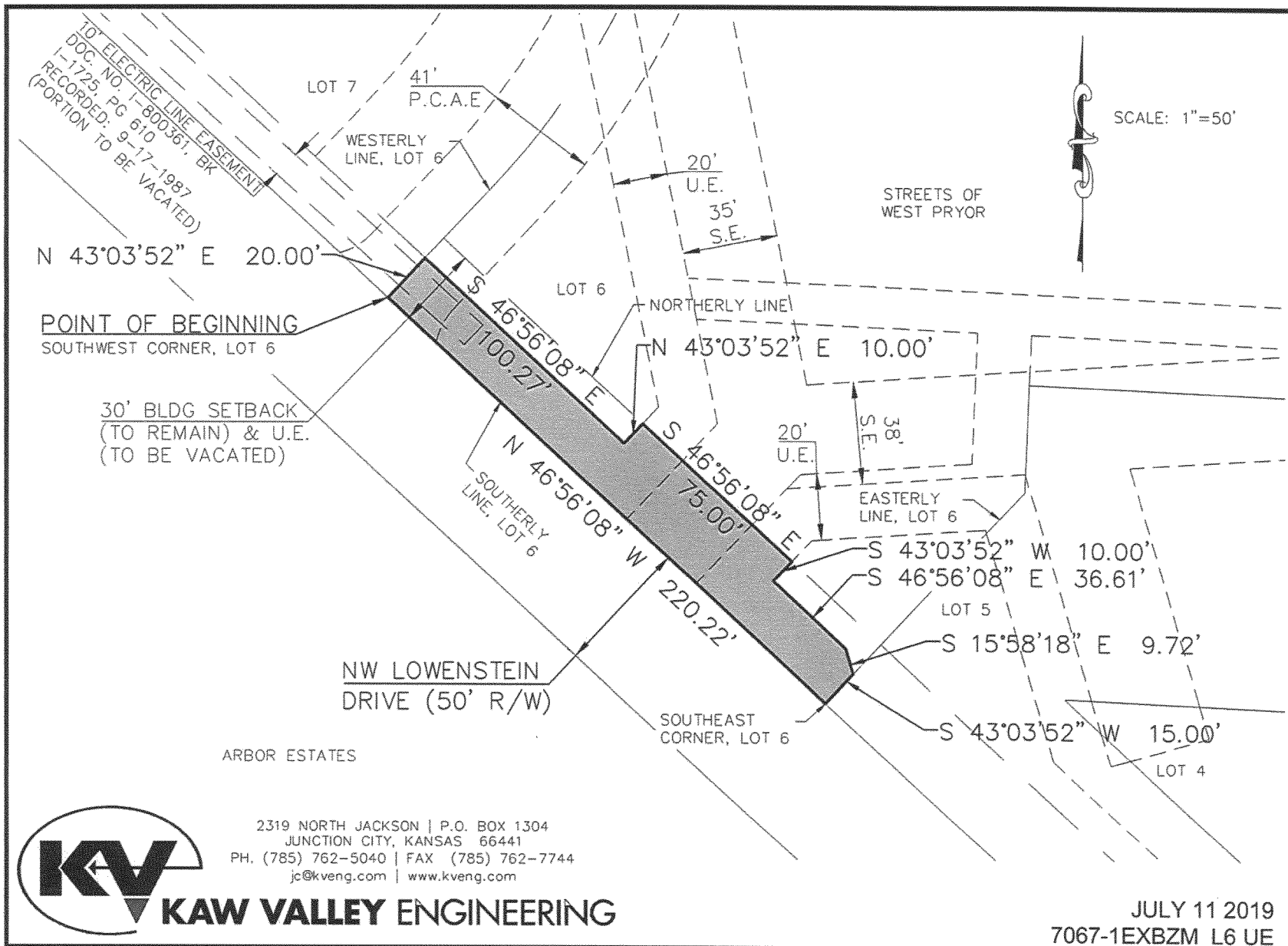
JULY 11 2019
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JULY 11, 2019
A14_7067-1
LEE'S SUMMIT, MISSOURI

THAT PORTION OF LOT 5, OF THE FINAL PLAT OF STREETS OF WEST PRYOR, LOTS 1 THRU 14, TRACTS "A", "B", "C" & "D" RECORDED AS DOCUMENT NUMBER 2019E0032538, IN THE CITY OF LEE'S SUMMIT, COUNTY OF JACKSON, STATE OF MISSOURI, BEING A STRIP OF LAND 15 FEET WIDE, LYING NORTHERLY OF THE LINE DESCRIBED AS FOLLOWS:

COMMENCING AT THE POINT OF BEGINNING AT THE SOUTHWEST CORNER OF LOT 5, ON LOWENSTEIN DRIVE RIGHT-OF-WAY; THENCE ON THE SOUTHERLY LINE OF SAID LOT 5, N 46°56'08" W 166.22 FEET TO THE SOUTHEAST CORNER OF SAID LOT 5, ON SAID RIGHT-OF-WAY LINE, AND THE POINT OF TERMINUS.

THE SIDELINES OF THE ABOVE DESCRIBED STRIP OF LAND SHALL BE EXTENDED AND SHORTENED TO TERMINATE AT THE EAST AND WEST LINES OF SAID LOT 5.



JULY 11, 2019
A14_7067-1
LEE'S SUMMIT, MISSOURI

THAT PORTION OF LOT 6, OF THE FINAL PLAT OF STREETS OF WEST PRYOR, LOTS 1 THRU 14, TRACTS "A", "B", "C" & "D" RECORDED AS DOCUMENT NUMBER 2019E0032538, IN THE CITY OF LEE'S SUMMIT, COUNTY OF JACKSON, STATE OF MISSOURI, BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE POINT OF BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 6; THENCE ON THE WESTERLY LINE OF SAID LOT, ON A PLATTED BEARING OF N 43°03'52" E 20.00 FEET; THENCE PARALLEL WITH AND 20 FEET NORTHERLY FROM THE SOUTHERLY LINE OF SAID LOT 6, S 46°56'08" E 100.27 FEET; THENCE N 43°03'52" E 10.00 FEET TO THE INTERSECTION OF A PLATTED 30 FOOT WIDE BUILDING SETBACK AND UTILITY EASEMENT WITH A PLATTED 20 FOOT WIDE UTILITY EASEMENT; THENCE ON THE NORTHERLY LINE OF SAID PLATTED 30 FOOT WIDE BUILDING SETBACK AND UTILITY, S 46°56'08" E 75.00 FEET TO THE INTERSECTION OF SAID NORTHERLY LINE WITH THE EASTERLY LINE OF A PLATTED 20 FOOT WIDE UTILITY EASEMENT; THENCE S 43°03'52" W 10.00 FEET; THENCE PARALLEL WITH AND 20 FEET NORTHERLY FROM SAID SOUTHERLY LINE OF LOT 6, S 46°56'08" E 36.61 FEET; THENCE S 15°58'18" E 9.72 FEET; THENCE S 43°03'52" W 15.00 FEET TO SAID SOUTHERLY LINE; THENCE ON SAID SOUTHERLY LINE, N 46°56'08" W 220.22 FEET TO THE POINT OF BEGINNING.

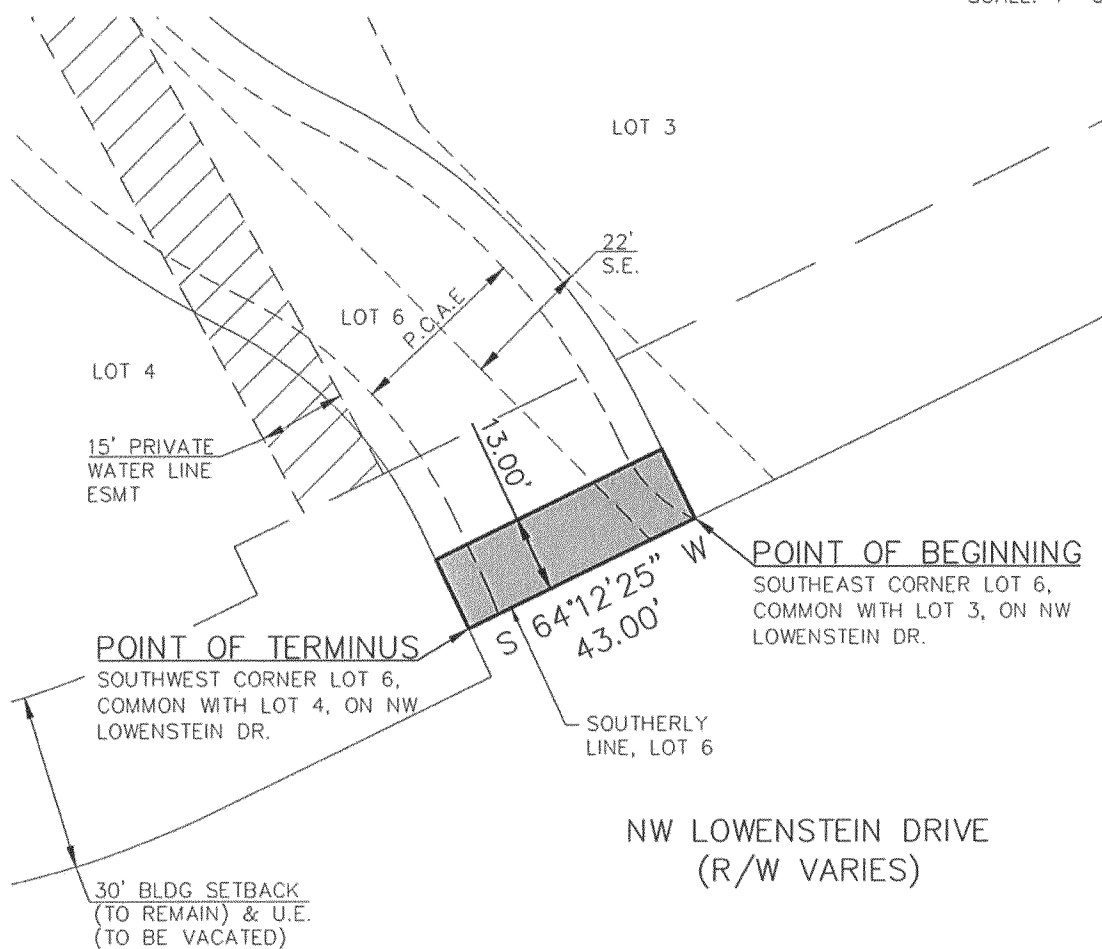
END OF DESCRIPTION

BASIS OF BEARINGS:

ASSUMED N 86°35'09" W ON THE NORTH LINE OF THE SOUTHEAST QUARTER OF SECTION 35, TOWNSHIP 48, RANGE 32, CITY OF LEE'S SUMMIT, COUNTY OF JACKSON, STATE OF MISSOURI.



SCALE: 1"=30'



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JULY 11, 2019

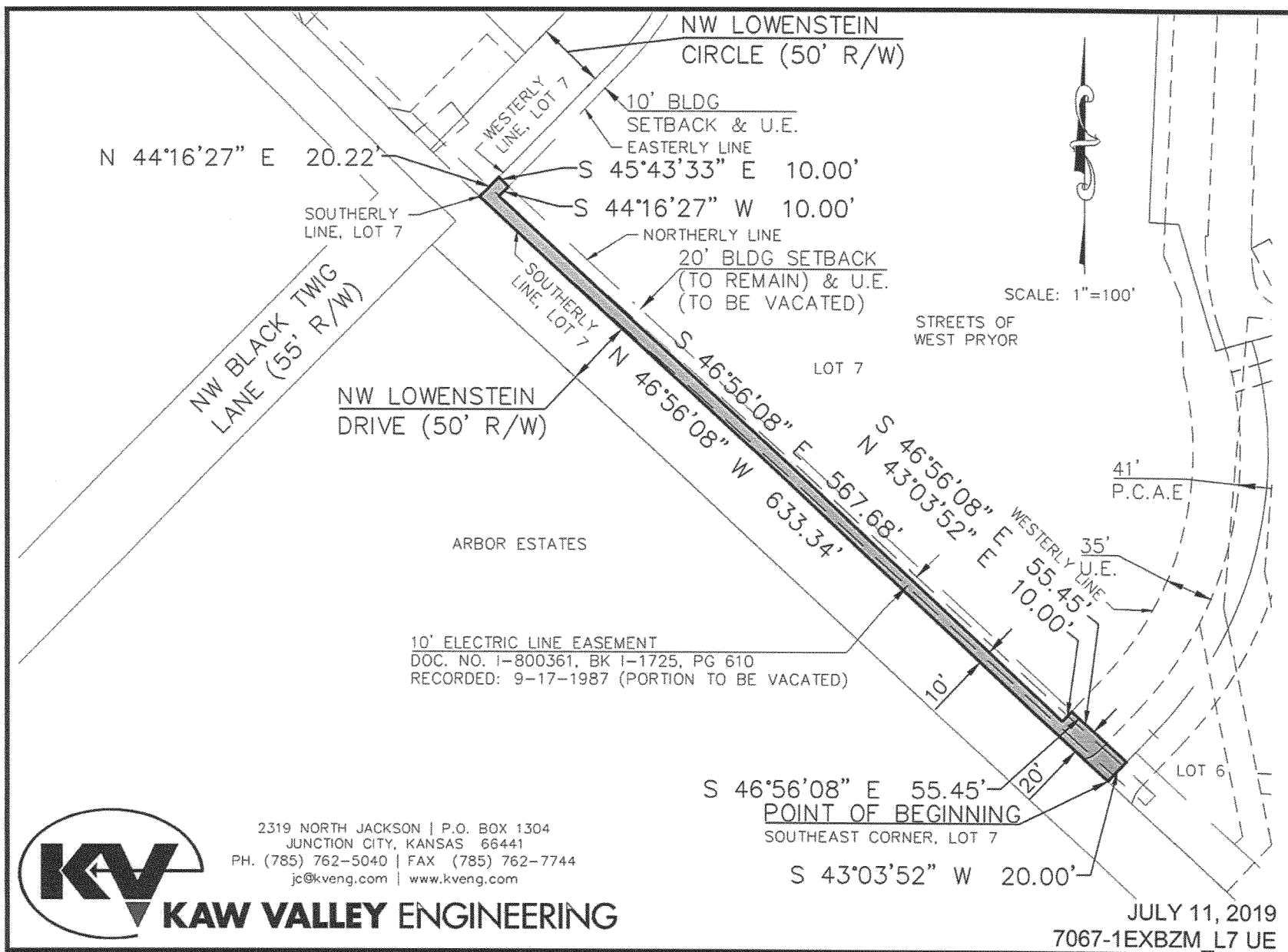
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LEE'S SUMMIT, MISSOURI

THAT PORTION OF LOT 6, OF THE FINAL PLAT OF STREETS OF WEST PRYOR, LOTS 1 THRU 14, TRACTS "A", "B", "C" & "D" RECORDED AS DOCUMENT NUMBER 2019E0032538, IN THE CITY OF LEE'S SUMMIT, COUNTY OF JACKSON, STATE OF MISSOURI, BEING A STRIP OF LAND 13 FEET WIDE, LYING NORTHERLY OF THE LINE DESCRIBED AS FOLLOWS:

COMMENCING AT THE POINT OF BEGINNING AT THE SOUTHEAST CORNER OF LOT 6, COMMON WITH LOT 3, ON LOWENSTEIN DRIVE RIGHT-OF-WAY; THENCE ON THE SOUTHERLY LINE OF SAID LOT 6, S 64°12'25" W 43.00 FEET TO THE SOUTHWEST CORNER OF SAID LOT 6, COMMON WITH LOT 4, ON SAID RIGHT-OF-WAY LINE, AND THE POINT OF TERMINUS.

THE SIDELINES OF THE ABOVE DESCRIBED STRIP OF LAND SHALL BE EXTENDED AND SHORTENED TO TERMINATE AT THE EAST AND WEST LINES OF SAID LOT 6.



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7067-1EXBZM L7 UE

JULY 11, 2019

A14_7067-1

LEE'S SUMMIT, MISSOURI

THAT PORTION OF LOT 7, OF THE FINAL PLAT OF STREETS OF WEST PRYOR, LOTS 1 THRU 14, TRACTS "A", "B", "C" & "D" RECORDED AS DOCUMENT NUMBER 2019E0032538, IN THE CITY OF LEE'S SUMMIT, COUNTY OF JACKSON, STATE OF MISSOURI, BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE POINT OF BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 7; THENCE ON THE SOUTHERLY LINE OF SAID LOT 7, ON A PLATTED BEARING OF N 46°45'08" W 633.34 FEET TO THE SOUTHWEST CORNER OF SAID LOT 7; THENCE ON THE WESTERLY LINE OF SAID LOT 7, N 44°16'27" E 20.22 FEET; THENCE S 45°43'33" E 10.00 FEET THE INTERSECTION OF THE EASTERLY LINE OF A PLATTED 10 FOOT WIDE BUILDING SETBACK AND UTILITY EASEMENT WITH THE NORTHERLY LINE OF A PLATTED 20 FOOT WIDE BUILDING SETBACK AND UTILITY EASEMENT; THENCE S 44°16'27" W 10.00 FEET; THENCE PARALLEL WITH AND 10 FEET NORTHERLY FROM SAID SOUTHERLY LINE OF SAID LOT 7, S 46°56'08" E 567.68 FEET; THENCE N 43°03'52" E 10.00 FEET TO THE INTERSECTION OF THE WESTERLY LINE OF A PLATTED 35 FOOT WIDE UTILITY EASEMENT WITH THE NORTHERLY LINE OF A PLATTED 20 FOOT WIDE BUILDING SETBACK AND UTILITY EASEMENT; THENCE ON SAID NORTHERLY LINE OF A PLATTED 20 FOOT WIDE BUILDING SETBACK AND UTILITY EASEMENT, S 46°56'08" E 55.45 FEET TO THE EASTERLY LINE OF SAID LOT 7; THENCE ON SAID EASTERLY LINE, S 43°03'52" W 20.00 FEET TO THE POINT OF BEGINNING.

END OF DESCRIPTION

BASIS OF BEARINGS:

ASSUMED N 86°35'09" W ON THE NORTH LINE OF THE SOUTHEAST QUARTER OF SECTION 35, TOWNSHIP 48, RANGE 32, CITY OF LEE'S SUMMIT, COUNTY OF JACKSON, STATE OF MISSOURI.

PL2019-348 VAC OF EASEMENT Streets of West Pryor

