



**Minor Plat**  
**Summit Fair, Lots 26A and 26B**  
A Replat of Lot 26, Summit Fair Third Plat, a subdivision in the City  
of Lee's Summit, Jackson County, Missouri, lying in the Southwest  
Quarter of Section 36, Township 48 North, Range 32 West

Property Description:  
All of Lot 26, Summit Fair Third Plat, a subdivision in the City of Lee's Summit, Jackson County, Missouri, lying in the Southwest of Section 36, Township 48 North, Range 32 West, containing 402,544 Square Feet or 9.2411 Acres, more or less.

Dedication:  
The undersigned proprietors of the above described tract of land has caused the same to be subdivided in the manner shown on the accompanying Plat, which subdivision shall be hereafter known as "Summit Fair, Lots 26A and 26B".

Building Lines  
Building lines or setback lines are hereby established, as shown on the accompanying plat, and no building or portion thereof shall be built between this line and the lot line nearest thereto.

Execution:  
OWNERS of Lots 26A and 26B: RED Summit Fair, LLC, a Delaware limited liability company, as to a twenty percent (20%) undivided interest, as a tenancy in common,  
and Sahara Pavilion South SC, LLC, a Delaware limited liability company, as to an eighty percent (80%) undivided interest, as a tenancy in common

In testimony whereof, the OWNERS of Lots 26A and 26B, RED Summit Fair, LLC, a Delaware limited liability company and Sahara Pavilion South SC, LLC, a Delaware limited liability company, have caused this instrument to be executed by its Agent, RED PROPERTY MANAGEMENT, LLC, a Delaware limited liability company, by Jeff McMahon, Principal & Vice President, on this \_\_\_\_\_ day of \_\_\_\_\_, 2021.

By: \_\_\_\_\_  
Jeff McMahon, Principal & Vice President

State of \_\_\_\_\_ )  
County of \_\_\_\_\_ )SS:

BE IT REMEMBERED that on this \_\_\_\_\_ day of \_\_\_\_\_, 2021, before me, the undersigned, a Notary Public in and for said County and State, came Jeff McMahon, Principal & Vice President, who is personally known to me to be the person who executed the foregoing instrument of writing on behalf of said RED Summit Fair, LLC, a Delaware limited liability company and Sahara Pavilion South SC, LLC, a Delaware limited liability company, have caused this instrument to be executed by its Agent, RED PROPERTY MANAGEMENT, LLC, a Delaware limited liability company, by Jeff McMahon, Principal & Vice President, on this \_\_\_\_\_ day of \_\_\_\_\_, 2021.

In witness whereof, I have hereunto set my hand and affixed my seal the day and year last above written.

My Commission Expires: \_\_\_\_\_

Certification  
I hereby certify that the within Minor Plat of "Summit Fair, Lots 26A and 26B" subdivision is based on an actual survey made by me or under my direct supervision and that survey meets or exceeds the current "Missouri Standards for Property Boundary Surveys" as established by the Missouri Board for Architects, Professional Engineers and Land Surveyors in Division 2030 - Chapter 16 (20 CSR 2030-16). I further certify that the bearings shown on this plat are based on the State Plane Coordinate System of Missouri, Western Zone of the North American Datum of 1983; that the subdivision corner monuments and Survey boundary corner monuments were either found or set as indicated on this plat; that the corner lots and street center lines have been marked with permanent monumentation as indicated on this plat; that I have complied with all State and Jackson County Statutes, ordinances, and regulations governing the practice of Surveying and the platting of subdivisions to the best of my professional knowledge and belief.

Surveyor's Notes:  
1. Basis of Bearings: Held the South Line of Lot 26, Summit Fair, Third Plat = N89°10'24"W (NAD83, Missouri West Zone) Missouri Coordinate System 1983, West Zone. Distances shown hereon are ground distances in US Survey Feet. All dimensions match previously platted values unless otherwise noted.  
2. Subject Property lies within "Zone X - Areas determined to be outside the 0.2% annual chance floodplain," according to the FEMA Flood Insurance Rate Map Number 29095C0417G, Revised January 20, 2017.  
3. There is no visible evidence, this date, of abandoned oil or gas wells located within the property boundary, as identified in "Environmental Impact Study of Abandoned Oil and Gas Wells in Lee's Summit, Missouri", Edward Alton May, Jr., 1995.  
4. Individual Lot Owners shall not change or obstruct the drainage flow lines on the lots unless specific application is made and approved by the City Engineer.  
5. Subject Property contains 402,544 Square Feet or 9.2411 Acres, more or less.  
6. This survey meets or exceeds the Urban Property Accuracy Standard of Closure of 1:20,000 as defined by the Department of Insurance, Financial Institutions and Professional Registration, Division 2030, Chapter 16, Title 20 CSR 2030-16-040 - Accuracy Standards for Property Boundary Surveys, Effective June 30, 2017.  
7. Subject Property was last conveyed in Document 2020E0064823.

**Section 36, T48N, R32W**  
**VICINITY MAP**  
Scale: 1" = 2000'

Lot	Area (S.F.)	Area (Ac.)
Lot 26A	316,958	7.2764
Lot 26B	85,586	1.9648
Total	402,544	9.2411
Replated Area	402,544	9.2411

Point #	Grid Northing (m)	Grid Easting (m)
1	306880.533	858294.455
2	306946.198	858303.026
3	306943.034	858317.932
4	306954.146	858320.456
5	306953.274	858380.885
6	306914.411	858389.082
7	306902.617	858391.595
8	306867.836	858399.104
9	306843.776	858399.199
10	306836.135	858397.465
11	306825.819	858397.316
12	306825.821	858397.214
13	306822.769	858397.170
14	306822.565	858411.290
15	306822.933	858411.295
16	306822.824	858418.886
17	306822.640	858418.883
18	306822.602	858421.505
19	306819.931	858421.467
20	306819.934	858421.283
21	306772.155	858420.593
22	306772.158	858420.409
23	306769.160	858420.366
24	306769.133	858422.189
25	306755.067	858421.986
26	306755.094	858420.163
27	306752.095	858420.120
28	306752.092	858420.304
29	306706.716	858419.649
30	306707.065	858395.450
31	306704.610	858395.415
32	306704.608	858395.567
33	306697.103	858395.459
34	306695.906	858397.117
35	306681.551	858386.753
36	306659.102	858386.429
37	306650.356	858385.529
38	306613.111	858378.345
39	306614.488	858282.914
40	306621.828	858281.400
41	306645.111	858282.575
42	306694.261	858285.055
43	306693.305	858308.645
44	306692.449	858367.608
45	306689.744	858378.847
46	306681.564	858382.486

Approvals  
This is to certify that the Minor Plat of "Summit Fair, Lots 26A and 26B" 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.

By: \_\_\_\_\_  
Ryan A. Elam, PE  
Director of Development Services

By: \_\_\_\_\_  
Trisha Fowler Arcuri - City Clerk

By: \_\_\_\_\_  
George M. Binger III, P.E. - City Engineer

Approved by the GIS Department of Jackson County, Missouri.

By: \_\_\_\_\_  
Signature

Printed Name

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43	306693.305	858308.645
44	306692.449	858367.608
45	306689.744	858378.847
46	306681.564	858382.486

Property Owner:  
Sahara Pavilion South SC, LLC  
c/o RED Development, LLC  
One East Washington Street, Suite 300  
Phoenix, Arizona 85004

Property Owner/Prepared For:  
RED Summit Fair, LLC  
c/o RED Development, LLC  
One East Washington Street, Suite 300  
Phoenix, Arizona 85004

Prepared By:  
Olsson

7301 W. 133rd Street, Suite 200  
Overland Park, Kansas 66213  
Telephone (913) 381-1170

drawn by: \_\_\_\_\_ MJB  
checked by: \_\_\_\_\_ TBW  
approved by: \_\_\_\_\_ TBW  
QA/QC by: \_\_\_\_\_ PEW  
project no.: 021-04193  
drawing no.: V MP\_2104193  
date: 2021.06.15

**SHEET**  
1 of 1

olsson

7301 West 133rd Street, Suite 200  
Overland Park, KS 66213-4750  
TEL 913.381.1170 www.olsson.com

BY

REV. NO.

DATE

REVISIONS DESCRIPTION

Minor Plat  
Summit Fair, Lots 26A and 26B

A Replat of Lot 26, Summit Fair Third Plat, a subdivision in the Southwest Quarter of Section 26, Township 48 North, Range 32 West

Lee's Summit, Jackson County, Missouri

2021