

DEVELOPMENT SERVICES

**Minor Plat
Applicant's Letter**

Date: Wednesday, July 21, 2021

To:

Property Owner: CMH PARKS INC Email:

Property Owner: BAKER CHRISTOPHER W Email:
& MISTY M

Applicant: MATT SCHLICHT Email: MSCHLICHT@ES-KC.COM

City Staff: Dawn Bell Email: Dawn.Bell@cityofls.net

From: Jennifer Thompson, Planner

Re:

Application Number: PL2021256

Application Type: Minor Plat

Application Name: Stoney Creek Estates Lot 135A and The Reserve at Stoney Creek Lot 75A

Location: 4320 SW FLINTROCK DR, LEES SUMMIT, MO 640821406 SW
GEORGETOWN DR, LEES SUMMIT, MO 64082

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).

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- 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 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 (816) 969-1239	Planner Jennifer.Thompson@cityofls.net	Corrections
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1. Please see GIS comments regarding the plat title. Will need to brainstorm a new plat title to meet Jackson County needs.
2. Revise the address for Lot 135A, it should be 4320.
3. Add street names in the vicinity map.
4. Plat dedications/certifications will need to be revised once the Plat title is determined.

Engineering Review	Loic Nguingiri, E.I. (816) 969-1239	Staff Engineer Loic.Nguingiri@cityofls.net	Corrections
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1. Revise the FEMA panel number.
2. Include the existing 7.5 U/E running north-south along the western property line within lot 135A.

GIS Review	Kathy Kraemer (816) 969-1277	GIS Technician Kathy.Kraemer@cityofls.net	Corrections
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1. Two plat names cannot be combined into a single plat due to indexing at the assessor's office. Please rename plat or split into two plats.

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2. The south lot line on lot 75A/135A: Please correct dimension on bearing S75-55-13W. $77.98+14.13=92.11$.