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JACKSON COUNTY, MISSOURI

09/28/2021 10:14 AM

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INSTRUMENT NUMBER  
2021E0106766



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

DATE OF DOCUMENT: September 24, 2021

DOCUMENT TITLE: Ordinance No. 9240

GRANTOR(S) NAME: Ordinance No. 9240

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. 9240 - AN ORDINANCE VACATING A PORTION OF A CERTAIN EASEMENT LOCATED AT 2861 NE INDEPENDENCE AVE 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 26th, day of April, 2021.



*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 A PORTION OF A CERTAIN EASEMENT LOCATED AT 2861 NE INDEPENDENCE AVE IN THE CITY OF LEE'S SUMMIT, MISSOURI.

WHEREAS, Application #PL2021-250 was submitted by LSMOB Owner, LLC, requesting vacation of a portion of an existing easement located on property addressed 2861 NE Independence Ave in Lee's Summit, Missouri; and,

WHEREAS, the easement was dedicated to the City via a document recorded by Document #2006-E-0072560; and,

WHEREAS, the Planning Commission considered the request on August 26, 2021, 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 following described easement is hereby and herewith vacated:

*A 10 FEET WIDE TRACT OF LAND BEING SITUATED OVER A PORTION OF A 45 FEET WIDE UTILITY EASEMENT AS SHOWN ON THE MINOR PLAT OF I-470 TECHNOLOGY CENTER, LOT 15A, A SUBDIVISION IN THE CITY OF LEE'S SUMMIT, JACKSON COUNTY, MISSOURI RECORDED AS DOCUMENT NO. 2018E00009264 IN PLAT BOOK 175 AT PAGE 71 IN THE OFFICE OF THE RECORDER OF DEEDS FOR SAID COUNTY AND STATE. SAID MINOR PLAT BEING IN SECTION 20, TOWNSHIP 48, NORTH, RANGE 31 WEST IN SAID CITY, COUNTY AND STATE AND BEING NOW MORE PARTICULARLY DESCRIBED AS FOLLOWS:*

*COMMENCING AT THE NORTHWEST CORNER OF SAID LOT 15A, BEING ALSO THE INTERSECTION OF THE SOUTHERLY RIGHT-OF-WAY LINE OF NE JONES INDUSTRIAL DRIVE AS NOW ESTABLISHED 60 FEET WIDE WITH THE EASTERLY RIGHT-OF-WAY LINE OF NE INDEPENDENCE AVENUE AS NOW ESTABLISHED 60 FEET WIDE; THENCE S 06°45'04" W ALONG THE WESTERLY LINE OF SAID LOT 15A, BEING ALSO ALONG THE EASTERLY RIGHT-OF-WAY LINE OF SAID NE INDEPENDENCE AVENUE, A DISTANCE OF 101.90 FEET; THENCE S 83°14'56" E, PERPENDICULAR TO THE LAST DESCRIBED COURSE, A DISTANCE OF 35.00 FEET TO THE POINT OF BEGINNING OF THE TRACT OF LAND TO BE HEREIN DESCRIBED; THENCE CONTINUING S 83°14'56" E ALONG THE LAST DESCRIBED COURSE, A DISTANCE OF 10.00 FEET TO A POINT ON THE EASTERLY LINE OF THE AFORESAID 45 FEET WIDE UTILITY EASEMENT; THENCE S 06°45'04" W, PERPENDICULAR TO THE LAST DESCRIBED COURSE AND BEING NOW ALONG THE EASTERLY LINE OF THE AFORESAID 45 FEET WIDE UTILITY EASEMENT, A DISTANCE OF 390.44 FEET TO A POINT ON THE NORTHERLY LINE OF A 32.5 FEET WIDE UTILITY EASEMENT AS SHOWN THE AFORESAID MINOR PLAT OF I-470 TECHNOLOGY CENTER, LOT 15A; THENCE N 83°14'50" W ALONG THE WESTERLY EXTENSION OF THE NORTHERLY LINE OF SAID 32.5 FEET WIDE UTILITY EASEMENT, A DISTANCE OF 10.00 FEET; THENCE N 06°45'04" E ALONG A LINE 10.00 FEET WESTERLY OF AND PARALLEL WITH THE EASTERLY LINE OF SAID 45 FEET WIDE UTILITY EASEMENT, A DISTANCE OF 390.44 FEET TO THE POINT OF BEGINNING.*

*CONTAINING 3,904 SQUARE FEET, MORE OR LESS.*

SECTION 2. That upon the effective date of the vacation of the easement 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.

PASSED by the City Council of the City of Lee's Summit, Missouri, this 21<sup>st</sup> day of September, 2021.



W Baird  
Mayor William A. Baird

ATTEST:

Trisha Fowler Arcuri  
City Clerk Trisha Fowler Arcuri

APPROVED by the Mayor of said city this 24 day of September, 2021.

W Baird  
Mayor William A. Baird

ATTEST:

Trisha Fowler Arcuri  
City Clerk Trisha Fowler Arcuri

APPROVED AS TO FORM:

Brian W. Head  
City Attorney Brian W. Head



June 16, 2021


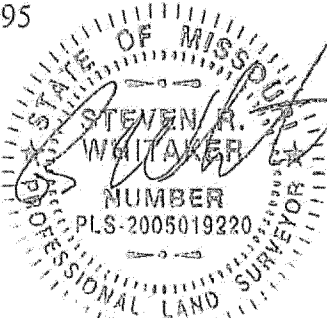
**DESCRIPTION OF THE PARTIAL RELEASE OF A UTILITY EASEMENT  
AS SHOWN ON THE I-470 TECHNOLOGY CENTER, LOT 15A.  
SITUATED IN SECTION 20, TOWNSHIP 48, NORTH, RANGE 31 WEST  
IN THE CITY OF LEE'S SUMMIT, JACKSON COUNTY, MISSOURI.**


A 10 feet wide tract of land being situated over a portion of a 45 feet wide Utility Easement as shown on the Minor Plat of I-470 TECHNOLOGY CENTER, LOT 15A, a subdivision in the City of Lee's Summit, Jackson County, Missouri recorded as Document No. 2018E00009264 in Plat Book 175 at Page 71 in the Office of the Recorder of Deeds for said County and State. Said Minor Plat being in Section 20, Township 48, North, Range 31 West in said City, County and State and being now more particularly described as follows:

Commencing at the Northwest corner of said Lot 15A, being also the intersection of the Southerly right-of-way line of NE Jones Industrial Drive as now established 60 feet wide with the Easterly right-of-way line of NE Independence Avenue as now established 60 feet wide; thence S 06°45'04" W along the Westerly line of said Lot 15A, being also along the Easterly right-of-way line of said NE Independence Avenue, a distance of 101.90 feet; thence S 83°14'56" E, perpendicular to the last described course, a distance of 35.00 feet to the Point of Beginning of the tract of land to be herein described; thence continuing S 83°14'56" E along the last described course, a distance of 10.00 feet to a point on the Easterly line of the aforesaid 45 feet wide Utility Easement; thence S 06°45'04" W, perpendicular to the last described course and being now along the Easterly line of the aforesaid 45 feet wide Utility Easement, a distance of 390.44 feet to a point on the Northerly line of a 32.5 feet wide Utility Easement as shown the aforesaid Minor Plat of I-470 TECHNOLOGY CENTER, LOT 15A; thence N 83°14'50" W along the Westerly extension of the Northerly line of said 32.5 feet wide Utility Easement, a distance of 10.00 feet; thence N 06°45'04" E along a line 10.00 feet Westerly of and parallel with the Easterly line of said 45 feet wide Utility Easement, a distance of 390.44 feet to the Point of Beginning.

Containing 3,904 square feet, more or less.

This description having been prepared by Steven R. Whitaker, Missouri, P.L.S No. 2005019220. MEC Corporate Certificate / License No. 2012009395

  
  
June 17, 2021

  
McCLURE  
McClure Engineering Company  
11250 Corporate Avenue  
Lenexa, Kansas 66219  
www.mecresults.com

# EASEMENT EXHIBIT

Point of Commencing  
NW Corner Lot 15A

NE Jones Industrial Dr.  
S. R/W NE Jones Industrial Dr.

N.L. Lot 15A

Point of Beginning

S8374'56"E  
10.00'  
35.00'

LOT 15A

A MINOR PLAT OF  
I-470 BUSINESS AND TECHNOLOGY  
CENTER, LOT 15A

NE Independence Ave.

E. R/W Independence Ave.  
NW Lot 15A  
20' Building Line

NWS

N645'04"E  
390.44'  
S645'04"W  
390.44'

10' Wide existing U/E to be released  
45' Existing U/E

NE McBaine Drive

SAN

30'

NWS

SAN SEWER  
MANHOLE  
TOP=974.23  
E(N)=968.07  
E(S)=968.00

N8374'50"W  
10.00'

32.5' U/E

SAN SEWER  
MANHOLE  
TOP=973.14  
E(N)=972.46  
E(S)=972.34  
E(W)=972.12

SAN

SAN U/E

SAN

SAN

SAN

SAN

SAN

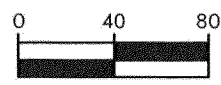
SAN

SAN

SAN



NORTH



(IN FEET)

1 inch = 80 ft.



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1700 Swift Street, STE 100  
North Kansas City, Missouri 64116  
816-756-0444  
fax 816-756-1763

EXTRA LINE IF NEEDED  
EASEMENT DESCRIPTION  
EASEMENT EXHIBIT

Lee's Summit, Missouri  
Jackson, County  
PROJECT # 210841-000  
June 17 2021

REVISIONS

ENGINEER	DRAWN BY
ENGINEER	W. Hunter
SURVEYOR	CREW CHIEF
SURVEYOR	CREWCHIEF

SKETCH NO.

EXH- 01

DRAWING PATH: P:\210841-000\06-Drawings\Survey\210841-000 Partial Vacation 45' U/E.dwg PLOT DATE: 08/2/2021 1:48 PM PLOTTED BY: PHILIP ROGERS

# Appl. #PL2021-250 VAC OF EASEMENT 2861 NE Independence Ave

