



January 14, 2022

Lee's Summit City Hall
LSMO Development Services
Attn: Shannon McGuire
220 SE Green
Lee's Summit, MO 64063

RE: Woodside Ridge 2nd Plat

We are responding to your comments dated June 9, 2021 and are submitting with this letter revised plans. Please find the original comments below.

If you have any questions or need additional information, please do not hesitate to contact us.

Thanks,

Nelson Willoughby

Final Plat Comments

Engineering Review

1. Side yard easement between lots 147 and 148 is not wide enough. Please increase to 12.5 feet on each side. Please see previous applicant letter for further details.

The side yard easement has increased from 10 feet to 12.5 feet on each side. It is labeled as sanitary sewer easement per an email dated Monday, November 29, 2021 from Mike Weisenborn per the Water Department wanting easements running between houses to be for their primary use, Sanitary or Water. The 12.5 feet sanitary easement is displayed on sheet 2.

2. Street buffer language was not present on the plat. The City proved a standard template in the original submittal in July 2020.

Stream buffer easement language has been added to sheets 1, 2 and 3.

3. Easement described in comment #3 from previous applicant letter shall be recorded and referenced on the plat as described in the response to comments dated June 1, 2021. A courtesy review copy shall be submitted to City for review prior to execution and recording to ascertain that the correct template has been used.

Temporary Easement #3, Doc. # 2018E0040337 was vacated by Ordinance Number 9294 and recorded as Instrument Number 2022E004273. This is displayed on sheet 2 in the plat drawing.

GIS Review

1. Please change the county signature to JACKSON COUNTY ASSESSOR OFFICE and remove and reference to the GIS Department. This a permanent change.

The signature block has changed from Jackson County GIS signature block to Jackson County Assessment Dept.. A phone call and email from Vincent Brice dated June 14, 2021 changed the signature block to Jackson County Assessment Dept.