

Scott Ready

From: Todd Burnett <TBurnett@fk-inc.com>
Sent: Thursday, January 13, 2022 1:13 PM
To: Nathan M Juliana; Blake Cox
Subject: RE: Caliber Collision @ 710 SE 7th Terrace, Lee's Summit MO 64063

Nathan,

See below for the owner and contractor information.

Deerfield Construction



Nick Fore

Development Manager

Cell: 513-505-2714

Fax: 513-672-9390

4336 Marsh Ridge Rd.

Carrollton, TX 75010

nfore@crossdevelopment.Net



Todd Burnett, P.E.

Freeland and Kauffman, Inc.

209 West Stone Avenue

Greenville, SC 29609

864-282-3039

From: Nathan M Juliana <Nathan.Juliana@modot.mo.gov>
Sent: Wednesday, January 12, 2022 2:14 PM
To: Blake Cox <BCox@fk-inc.com>
Cc: Todd Burnett <TBurnett@fk-inc.com>
Subject: RE: Caliber Collision @ 710 SE 7th Terrace, Lee's Summit MO 64063

Blake,

As for the approval of the proposed location for the entrance, other than a permit being issued, the email that I have sent would be our approval at this time. Once I have received the contact information for the contractor and owner I will be able to issue the permit.

Nathan Juliana
Senior Traffic Specialist
600 NE Colbern Rd.
Lee's Summit MO 64086
Office 816-607-2185
Cell 816-835-5612
Fax 816-622-0440

From: Blake Cox <BCox@fk-inc.com>
Sent: Wednesday, January 12, 2022 9:10 AM
To: Nathan M Juliana <Nathan.Juliana@modot.mo.gov>
Cc: Todd Burnett <TBurnett@fk-inc.com>
Subject: RE: Caliber Collision @ 710 SE 7th Terrace, Lee's Summit MO 64063

Nathan,

Thanks for information. We will add this driveway detail to our plan set instead of using the City detail. Per this detail, there is an option for an alternate radius instead of a taper (such as what our plans currently show). If allowed, Caliber will prefer this radius instead of a taper.

Also, Nick Fore is the Development Manager for Cross Development and this project. I've provided his contact information below for your records. He is the best person to reach out to for the COI. The contractor has not yet been determined at this time, but this information will be provided when available prior to construction.

Assuming everything else is in order and satisfies MoDOT's requirements, when can we expect a formal approval letter from your department. MoDOT approval is the last outstanding item we have for this project to begin construction. Thanks again for all your help throughout this project.

Nick Fore

Development Manager

Cell: 513-505-2714

Fax: 513-672-9390

nfore@crossdevelopment.Net



Blake Cox

Freeland and Kauffman, Inc.

209 West Stone Avenue

Greenville, SC 29609

864-672-3432

From: Nathan M Juliana <Nathan.Juliana@modot.mo.gov>
Sent: Tuesday, January 11, 2022 5:13 PM
To: Blake Cox <BCox@fk-inc.com>

Cc: Todd Burnett <TBurnett@fk-inc.com>

Subject: RE: Caliber Collision @ 710 SE 7th Terrace, Lee's Summit MO 64063

Blake,

Following are the sight distance study for the proposed commercial entrance for the collision repair center.

The posted speed limit for this route is 35 mph

Running grade of roadway 0.6%

Required stopping sight distance 250 feet, Intersection sight distance 390 feet

Location of proposed commercial entrance 760 feet east from MO 291 , 400 feet west from the entrance to Maxed Out Trucks, 320 feet east from John Deer entrance

Westbound stopping sight distance 505 feet, intersection sight distance 505 feet.

Eastbound stopping sight distance 630 feet, intersection sight distance 630 feet.

Based on the above information a commercial entrance may be placed at this location. However, this access will have to serve as a joint ingress/egress for the two parcels that are between the John Deer dealership and Maxed Out Trucks .

I will need the contact information for both the owner and the contractor as well as a COI for the permit to be processed.

I have attached a copy of a standard drawing for a commercial entrance from our standard plans for reference.

Let me know if you have any questions.

Thanks,

Nathan Juliana
Senior Traffic Specialist
600 NE Colbern Rd.
Lee's Summit MO 64086
Office 816-607-2185
Cell 816-835-5612
Fax 816-622-0440

From: Blake Cox <BCox@fk-inc.com>

Sent: Thursday, December 9, 2021 4:22 PM

To: Nathan M Juliana <Nathan.Juliana@modot.mo.gov>

Cc: Todd Burnett <TBurnett@fk-inc.com>

Subject: RE: Caliber Collision @ 710 SE 7th Terrace, Lee's Summit MO 64063

Nathan,

Is there an update on this? I understand that an actual review will take time, but at this time, I'm mainly concerned that I have done all required to make a "formal submittal" to your department for review. Thanks again and any information would be very helpful.

Blake Cox
Freeland and Kauffman, Inc.
209 West Stone Avenue

Greenville, SC 29609
864-672-3432

From: Nathan M Juliana <Nathan.Juliana@modot.mo.gov>
Sent: Wednesday, December 1, 2021 5:24 PM
To: Blake Cox <BCox@fk-inc.com>
Cc: Todd Burnett <TBurnett@fk-inc.com>
Subject: RE: Caliber Collision @ 710 SE 7th Terrace, Lee's Summit MO 64063

Blake,

I have not had an opportunity to do so yet. I will try to get to it this week, might be Friday, as I will be in the field tomorrow doing sight studies and field inspections.

Thanks,

Nathan Juliana
Senior Traffic Specialist
600 NE Colbern Rd.
Lee's Summit MO 64086
Office 816-607-2185
Cell 816-835-5612
Fax 816-622-0440

From: Blake Cox <BCox@fk-inc.com>
Sent: Monday, November 29, 2021 7:03 AM
To: Nathan M Juliana <Nathan.Juliana@modot.mo.gov>
Cc: Todd Burnett <TBurnett@fk-inc.com>
Subject: RE: Caliber Collision @ 710 SE 7th Terrace, Lee's Summit MO 64063

Nathan,

I just wanted to check in and see if you've reviewed the below email. Thanks again.

Blake Cox
Freeland and Kauffman, Inc.
209 West Stone Avenue
Greenville, SC 29609
864-672-3432

From: Blake Cox
Sent: Thursday, November 18, 2021 11:41 AM
To: Nathan M Juliana <Nathan.Juliana@modot.mo.gov>
Cc: Todd Burnett <TBurnett@fk-inc.com>
Subject: RE: Caliber Collision @ 710 SE 7th Terrace, Lee's Summit MO 64063

Nathan,

We have received a Preliminary Plan approval from the City of Lee's Summit on this. I know it's been some time since we last spoke about this project, but as a recap this review/approval ironed out the planning, zoning, and other red tape reviews to allow us to proceed with an engineering level review. If you remember, we discussed waiting until this review

was completed before we submit to your department for review. Now that we have this approval, we want to make a formal submittal to MoDOT for review a driveway permit for this project. I've provided a drop box link below that contains our plans, stormwater analysis report, approval letter from the city, and few miscellaneous items for you to reference. What do we need to do to make this formal submittal to you? Is the dropbox link sufficient? Or do we need to submit through a portal? Any info would be really helpful. Thanks in advanced and let me know if you have any questions.

<https://www.dropbox.com/sh/i5g5i6vrr974aja/AABdqRwbLq0J755eZqP1JGcOa?dl=0>

Blake Cox

Freeland and Kauffman, Inc.

209 West Stone Avenue
Greenville, SC 29609
864-672-3432

From: Nathan M Juliana <Nathan.Juliana@modot.mo.gov>
Sent: Tuesday, September 28, 2021 1:34 PM
To: Blake Cox <BCox@fk-inc.com>
Cc: Todd Burnett <TBurnett@fk-inc.com>
Subject: RE: Caliber Collision @ 710 SE 7th Terrace, Lee's Summit MO 64063

Blake,

Thanks for talking with my about this project and bringing me up to speed on where it is currently. As we talked, I will complete the site study this week and should be able to get the information to you by next Monday. You may call or email me as a reminder on this.

Thanks,

Nathan Juliana
Senior Traffic Specialist
600 NE Colbern Rd.
Lee's Summit MO 64086
Office 816-607-2185
Cell 816-835-5612
Fax 816-622-0440

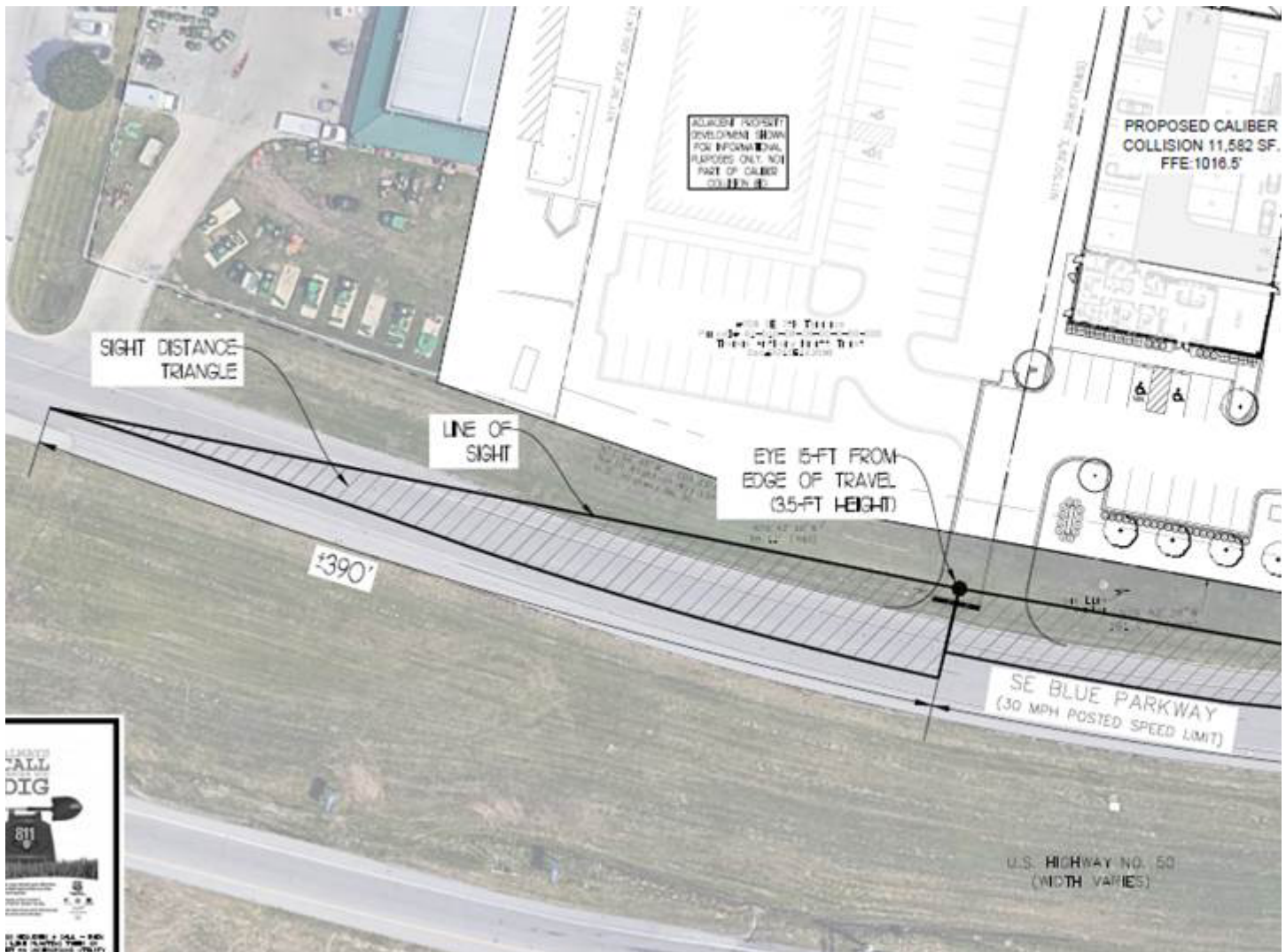
From: Blake Cox <BCox@fk-inc.com>
Sent: Thursday, August 12, 2021 7:09 AM
To: Nathan M Juliana <Nathan.Juliana@modot.mo.gov>
Cc: Todd Burnett <TBurnett@fk-inc.com>
Subject: RE: Caliber Collision @ 710 SE 7th Terrace, Lee's Summit MO 64063

Nathan,

We spoke last week about the subject commercial development in the City of Lee's Summit. After our discussion, you mentioned that I should check back in with you in about a week to allow you and your team to make a visit to the site to see about our driveway spacing. I've reattached the DropBox link to our current set of plans for your reference below, however it should be the same set you looked at last week. As a recap, we are proposing a shared access to SE Blue Parkway for our site and the neighboring site to the west, as shown below. You asked that I email you this week to see what the site visit revealed, so I just wanted to check in and see if there is any issues with what we are proposing. If not,

should we submit our plans for a formal review? We have a few City Planning Commission comments to incorporate, however can we simply email a dropbox link of plans to you for review once they are addressed? Thanks again for you help and please let us know of any concerns you have.

<https://www.dropbox.com/sh/tk1bonauix9ujn3/AAAd7jD3SMde4JLemZEIqWzaa?dl=0>



Blake Cox
Freeland and Kauffman, Inc.
209 West Stone Avenue
Greenville, SC 29609
864-672-3432

From: Blake Cox
Sent: Wednesday, July 21, 2021 3:48 PM
To: Melissa Black <Melissa.Black@modot.mo.gov>
Cc: Todd Burnett <TBurnett@fk-inc.com>
Subject: RE: Caliber Collision @ 710 SE 7th Terrace, Lee's Summit MO 64063

Thanks Melissa. So we do need a permit? Is SE Blue Pkwy a MoDOT road?

Blake Cox
Freeland and Kauffman, Inc.
209 West Stone Avenue
Greenville, SC 29609
864-672-3432

From: Melissa Black <Melissa.Black@modot.mo.gov>
Sent: Wednesday, July 21, 2021 3:46 PM
To: Blake Cox <BCox@fk-inc.com>
Cc: Todd Burnett <TBurnett@fk-inc.com>
Subject: RE: Caliber Collision @ 710 SE 7th Terrace, Lee's Summit MO 64063

You can check out our permit page at <https://www.modot.org/permits> and go from there. That should answer everything for you.

MELISSA BLACK
Communications Manager
Missouri Department of Transportation
Kansas City District - Communications
600 NE Colbern Road, Lee's Summit, MO 64086
816.607.2153
816-207-7880 (cell)
www.modot.org



From: Blake Cox <BCox@fk-inc.com>
Sent: Wednesday, July 21, 2021 2:43 PM
To: Melissa Black <Melissa.Black@modot.mo.gov>
Cc: Todd Burnett <TBurnett@fk-inc.com>
Subject: Caliber Collision @ 710 SE 7th Terrace, Lee's Summit MO 64063

Melissa,

We are working on a commercial development at the subject address in the City of Lee's Summit. The proposed development is to be an approximately 11,600sf Caliber Collision autobody repair facility. I've provided a DropBox link to the Civil Site Development Plans for this project below. As you'll see, we are proposing a driveway connection to SE Blue Parkway and some grading work in said road's right of way. Is any of what we are proposing going to require a permit from DOT? If so, could you provide us some info on what we will be required? Feel free to reach out if you'd like to discuss and thanks in advanced for the assistance.

<https://www.dropbox.com/sh/tk1bonauix9ujn3/AAAd7jD3SMde4JLemZEIqWzaa?dl=0>

Blake Cox
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