

August 24, 2022

Scott Ready
Project Manager
220 SE Green Street
Lee's Summit, MO 64063

RE: Macadoodles, PL2022216, Commercial Preliminary Development Plan Review Comments

Scott Ready,

This memorandum is being offered in support of the City of Lee's Summit Plan Review Staff Comments for Macadoodles located at 1499 SW Market Street in Lee's Summit, MO. Please see responses to the City's comments, included below in red.

The **Traffic Review** division has the following comments. Reviewed by Brad Cooley.

1. TIS: Persels is considered a two-lane road with turn lanes. Signal Warrant 3 is met for peak hour traffic. Due to the proximity of other turn signals, a median should be designed to improve the intersection of Persels and Market. Following the revised configuration, the TIS should be updated to reflect new trip distribution and LOS. This should be corrected prior to Public Hearing(s).

It is acknowledged that a median addition is prudent to Persels. The applicant will continue to work with City staff with the intention of creating median design. Anderson Engineering is currently surveying Persels Road.

Project notification letters were sent to nearby residents on Friday, August 19th with a neighborhood meeting scheduled for August 31 at 6:00 PM (based on a CPC hearing date of September 8). A copy of the project notification letter and exhibit are attached.

End of comments and responses.

Let me know if you have any questions or need anything further.

Thank you,



Carlie Aksamit, P.E.
Associate Engineer