

**DEVELOPMENT SERVICES**

**Minor Plat  
Applicant's Letter**

**Date:** Wednesday, October 18, 2023

**To:**

**Property Owner:** TOWNSEND SUMMIT LLC Email:

**Applicant:** TOWNSEND SUMMIT LLC Email:

**Engineer/Surveyor:** OLSSON ASSOCIATES Email:

**Review Contact:** JAMES HOLDCRAFT Email: [jholdcroft@olsson.com](mailto:jholdcroft@olsson.com)

**From:** Mike Weisenborn, Project Manager

**Re:**

**Application Number:** PL2023266

**Application Type:** Minor Plat

**Application Name:** SUMMIT INOVATION CENTER, LOTS 1A-1 & 1A-2

**Location:** 1201 NW WARD RD, LEES SUMMIT, MO 64086

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**Electronic Plans for Resubmittal**

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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).
- Studies – Studies, such as stormwater and traffic, shall be provided in Portable Document Format (PDF).

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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:**

<b>Planning Review</b>	Ian Trefren (816) 969-1605	Planner Ian.Trefren@cityofls.net	No Comments
<b>Engineering Review</b>	Susan Nelson, P.E. (816) 969-1229	Senior Staff Engineer Susan.Nelson@cityofls.net	Corrections

1. Please provide dedication language for the proposed access easement.
2. Verify that the 10 foot wide sewer easement is wide enough for the proposed burial depth for the sanitary sewer pipes.
3. Provide a 10 foot wide general utility easement along the public right-of-way along Ward Rd.
4. Remove reference to the Master Drainage Plan in the notes, unless a Master Drainage Plan will be provided for the proposed development.
5. Please note that comments are subject to change based on development plan submittal. Also, be aware that there are plans to reconstruct the intersection of Ward Rd. and Blue Pkwy.

<b>GIS Review</b>	Kathy Kraemer (816) 969-1277	GIS Technician Kathy.Kraemer@cityofls.net	Corrections
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1. The lot line between the 2 lots is undefined clearly enough. Please darken and make solid the lot line, and clearly mark dimensions and bearings, including any hashmarks that may be needed.