

DEVELOPMENT SERVICES

**Minor Plat
Applicant's Letter**

Date: Wednesday, October 25, 2023

To:

Property Owner: 150 HIGHWAY LEES
SUMMIT LLC

Email:

Applicant: Garrett Fugate

Email: garrett@christiedev.com

Other: Sam Malinowsky

Email: smcivilengr@gmail.com

Engineer/Surveyor: SBB Engineering, LLC

Email: jeff.laubach@sbbeng.com

From: Scott Ready, Project Manager

Re:

Application Number: PL2023025

Application Type: Minor Plat

Application Name: Arborwalk West

Location: 3640 SW ARBORIDGE DR, LEES SUMMIT, MO 64082

Electronic Plans for Resubmittal

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:

Required Corrections:

Planning Review	Shannon McGuire	Senior Planner	Corrections
	(816) 969-1237	Shannon.McGuire@cityofls.net	

1. Please update Josh Johnson title to reflect the correct title, Director of Development Services.
corrected

Engineering Review	Sue Pyles, P.E.	Development Engineering Manager	Corrections
	(816) 969-1245	Sue.Pyles@cityofls.net	

1. Please reference the Arborwalk West Public Street and Storm plans for the location of storm sewer Structure A-4, which is the upstream end of the public storm sewer system. A 25' utility easement will be required for this public system. Please locate in accordance with the proposed layout.
Increased the width of the U/E to 40' from the r/w. This provides more than 12.5' from the center of the pipe.
2. Include dedication language for the private sanitary sewer easement.
Added dedication language for the private sanitary sewer easement.
3. Is the 30' utility easement across the south end of Lots 1 & 2 for the proposed sanitary sewer extension? If so, this location can't be reviewed until those public plans have been submitted for review.
Sanitary Sewer Plans have been submitted for review under application number PRSUBD20234377.

Fire Review	Jim Eden	Assistant Chief	Not Required
	(816) 969-1303	Jim.Eden@cityofls.net	

Traffic Review	Erin Ralovo		Not Required
		Erin.Ravolo@cityofls.net	

Building Codes Review	Joe Frogge	Plans Examiner	Not Required
	(816) 969-1241	Joe.Frogge@cityofls.net	

GIS Review	Kathy Kraemer	GIS Technician	No Comments
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(816) 969-1277

Kathy.Kraemer@cityofls.net
