



December 20, 2024

City of Lee's Summit, MO
ATTN: Daniel Fernandez, Project Manager
220 SE Green
Lee's Summit, MO 64063

RE: PL2024304: Alura Minor Plat

Own, Inc. has received your comments dated December 6, 2024 and has the following responses:

Required Corrections:

Planning Review	Hector Soto, Jr. (816) 969-1238	Senior Planner Hector.Soto@cityofls.net	No Comments
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1. LOT INFORMATION. 1) Label the lot as Lot 1. 2) Label the lot with its area in square feet and acres.
OWN Response: The requested labels have been added.
2. STREETS. 1) Label the right-of-way width for NE Douglas St. If it has variable width, label it as such. 2) Show and label the centerline for NE Douglas St.
OWN Response: The requested labels have been added.
3. EASEMENTS. Label the width of the existing right-of-way dedicated to Central Pipe Line Co. along the south property boundary.
OWN Response: This is still being researched.
4. BUILDING LINES. Show and label a 20' building line along the entire length of the NE Douglas Street frontage.
OWN Response: The label has been added.
5. CITY SIGNATURE BLOCK. 1) Replace the name and title of Joshua Johnson with the name and title of Aimee Nassif, AICP, Deputy Director of Development Services. 2) The plat title referenced in the approval language immediately above the City signature lines is incorrect. 3) Remove the errant lines that appear to cross out language in the approval paragraph and the notary certification located above the City signature lines.
OWN Response: The labels have been revised as noted.
6. DEDICATION PARAGRAPHS. Add the City's standard easement dedication paragraph and the standard building line dedication paragraph.
OWN Response: The paragraphs have been added as noted.

7. ADDRESS. Label the lot with the following address: 2200 NE Douglas St.

OWN Response: The address has been added.

Engineering Review	Sue Pyles, P.E. (816) 969-1245	Development Engineering Manager Sue.Pyles@cityofls.net	Corrections
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1. Include a 10' shared use path along NE Douglas Street.

OWN Response: A shared use path has been shown in the ROW of NE Douglas Street.

2. On Include a 10' utility easement along NE Douglas Street. Additional easements could be required based upon any future development plans.

OWN Response: The 10' utility easement has been added as indicated.

Traffic Review	Erin Ralovo	Erin.Ralovo@cityofls.net	No Comments
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Fire Review	Jim Eden (816) 969-1303	Assistant Chief Jim. Eden@cityofls.net	No Comments
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GIS Plat Review	Kathy Kraemer (816) 969-1277	GIS Technician Kathy.Kraemer@cityofls.net	No Comments
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1. None of the control points are labeled and the traverse table doesn't match up with distances on the dwg or the legal description

OWN Response: The control points have been labeled and tables updated.

2. Above the signatures it says the plat is Discovery Park, not Alura

OWN Response: The label has been updated.

3. The ownership must match exactly at Jackson County. Please change ownership line from DPLS P1 LLC to DISCOVERY PARK LEES SUMMIT LLC for this plat. I realize the parcels surrounding all have DPLS but this parcel, and the other 2 to the north and northwest all have ownership spelled out as DISCOVERY PARK LEES SUMMIT LLC.

OWN Response: The labels have been updated accordingly.

Please feel free to contact me with any additional questions or comments.

Sincerely,



Jeff Bartz, PE (OWN, Inc.)