



# CONSENT TO VACATION OF STREETS, ALLEYS AND PLATS

City Planning & Development Department  
City Hall, 414 E. 12<sup>th</sup> Street, 15<sup>th</sup> floor; Kansas City, MO 64106-2795  
Phone (816) 513-2846 | Fax (816) 513-2838 | [www.kcmo.gov/planning](http://www.kcmo.gov/planning)

## Case No. CD-ROW-2022-00041

In the matter of the vacation of:

ALL OF THE RIGHT-OF-WAY OF BERKLEY PLAZA, SOUTH OF EAST RIVERFRONT DRIVE AND NORTH OF BERKLEY PARKWAY. MORE PARTICULARLY DESCRIBED AS FOLLOWS:

ALL THAT PART OF THE RIGHT-OF-WAY OF BERKELY PLAZA ESTABLISHED BY THE PLAT OF BERKLEY RIVERFRONT PARK, A SUBDIVISION IN KANSAS CITY, JACKSON COUNTY, MISSOURI, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHERLY CORNER OF LOT 1 IN SAID SUBDIVISION; THENCE N61°00'01"E, ALONG THE NORTHWESTERLY RIGHT-OF-WAY LINE OF SAID BERKLEY PLAZA, 150.00 FEET TO THE NORTHERLY CORNER THEREOF; THENCE S28°48'06"E, ALONG THE NORTHEASTERLY RIGHT-OF-WAY LINE OF SAID ROAD, 432.53 FEET TO A POINT OF CURVATURE; THENCE IN A SOUTHEASTERLY DIRECTION, CONTINUING ALONG SAID RIGHT-OF-WAY LINE, ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 25.00 FEET THROUGH A CENTRAL ANGLE OF 085°59'59", AN ARC DISTANCE OF 37.52 FEET TO THE NORTHWESTERLY RIGHT-OF-WAY LINE OF BERKLEY PARKWAY; THENCE S65°11'55"W, PARALLEL WITH THE CENTERLINE OF SAID ROAD, 50 FEET FROM THE CENTERLINE THEREOF, 200.49 FEET TO A POINT ON THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF SAID BERKLEY PLAZA; THENCE NORTHEASTERLY, ALONG SAID SOUTHWESTERLY RIGHT-OF-WAY LINE, ALONG A CURVE TO THE LEFT WITH AN INITIAL TANGENT BEARING OF N65°11'55"E, HAVING A RADIUS OF 25.00 FEET THROUGH A CENTRAL ANGLE OF 094°00'01", AND ARC DISTANCE OF 41.02 FEET TO A POINT OF TANGENCY; THENCE N28°48'06"W, CONTINUING ALONG SAID SOUTHWESTERLY RIGHT-OF-WAY LINE, 418.03 FEET TO THE POINT OF BEGINNING, CONTAINING 67,822 SQUARE FEET, MORE OR LESS.

Know all men by these presents: That the undersigned, being owners of the real estate described below set opposite our names respectively and immediately adjoining the area for the vacation of which a petition has been filed, do as such abutting owners hereby consent that said area may be vacated in manner and form, as set out in said petition. We severally own the property set opposite our names printed and signed below.

Filed _____, 20____	
_____	by _____
City Clerk	Deputy

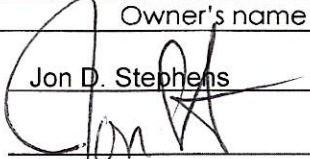
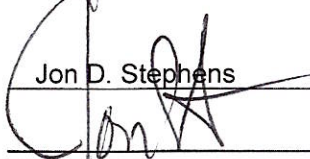



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## CONSENT OF CORPORATIONS

Case No. CD-ROW-2022-00041

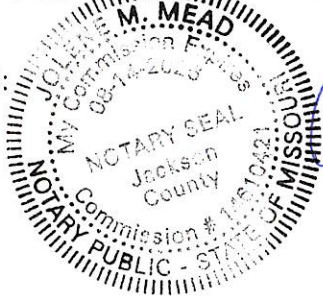
Owner's name	Legal description of property	
Jon D. Stephens (print)  (sign) President	Berkley Riverfront Park, Lot 1	
Jon D. Stephens (print)  (sign) Secretary (if no corporate seal) (Notarized)		
 Corporate seal above		
(additional sheets attached as required)		

STATE OF MISSOURI )  
 ) ss.  
COUNTY OF JACKSON )

BE IT REMEMBERED THAT ON THIS 9<sup>th</sup> DAY OF July, 2024, BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC, IN AND FOR THE COUNTY AND STATE AFORESAID, CAME JON D STEPHENS, TO ME KNOWN PERSONALLY, WHO BEING BY ME DULY SWORN, DID SAY THAT HE IS THE PRESIDENT & CEO OF THE PORT AUTHORITY OF KANSAS CITY, MISSOURI, A POLITICAL SUBDIVISION OF THE STATE OF MISSOURI, AND THAT SAID INSTRUMENT WAS SIGNED IN BEHALF OF SAID POLITICAL SUBDIVISION BY AUTHORITY OF ITS BOARD OF COMMISSIONERS, AND SAID JON D STEPHENS ACKNOWLEDGED SAID INSTRUMENT TO BE THE FREE ACT AND DEED OF SAID POLITICAL SUBDIVISION. IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY NOTARIAL SEAL AT MY OFFICE IN SAID COUNTY AND STATE THE DAY AND YEAR LAST ABOVE WRITTEN.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY NOTARIAL SEAL AT MY OFFICE IN SAID JACKSON COUNTY, MISSOURI, THE DAY AND YEAR LAST ABOVE WRITTEN.

MY COMMISSION EXPIRES:  
August 14, 2026





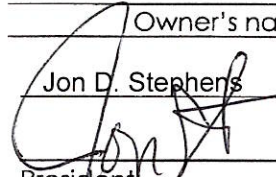
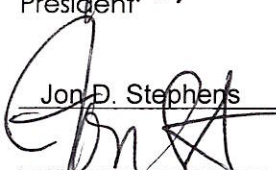



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## CONSENT OF CORPORATIONS

Case No. CD-ROW-2022-00041

Owner's name	Legal description of property
Jon D. Stephens (print)  (sign) President	See attached Exhibit C
Jon D. Stephens (print)  (sign)	
(if no corporate seal) (also to be notarized)  Corporate seal above	

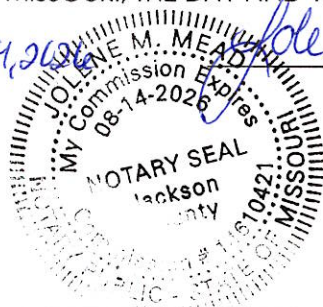
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IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY NOTARIAL SEAL AT MY OFFICE IN SAID JACKSON COUNTY, MISSOURI, THE DAY AND YEAR LAST ABOVE WRITTEN.

MY COMMISSION EXPIRES: August 14, 2026 



# EXHIBIT C

## PROPERTY DESCRIPTION:

ALL THAT PART OF THE NORTHEAST QUARTER OF FRACTIONAL SECTION 32, TOWNSHIP 50 NORTH, RANGE 33 WEST, KANSAS CITY, JACKSON COUNTY, MISSOURI, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEASTERLY CORNER OF TRACT E, BERKLEY RIVERFRONT PARK, A SUBDIVISION IN SAID CITY, COUNTY AND STATE; THENCE N61°00'01"E, 243.01 FEET; THENCE N58°32'38"E, 86.18 FEET; THENCE S33°01'55"E, 80.03 FEET; THENCE S28°48'06"E, 460.98 FEET TO A POINT OF CURVATURE; THENCE IN A SOUTHEASTERLY DIRECTION, ALONG A CURVE TO THE LEFT, HAVING A RADIUS OF 25.00 FEET, THROUGH A CENTRAL ANGLE OF 085°59'59", AN ARC DISTANCE OF 37.52 FEET TO THE NORTH RIGHT-OF-WAY LINE OF BERKLEY PARKWAY (50.00 FEET FROM THE CENTERLINE THEREOF); THENCE S65°11'55"W, ALONG SAID NORTH RIGHT-OF-WAY LINE, 335.82 FEET TO A POINT OF CURVATURE; THENCE IN A NORTHWESTERLY DIRECTION, ALONG A CURVE TO THE RIGHT, HAVING A RADIUS OF 25.00 FEET, THROUGH A CENTRAL ANGLE OF 085°59'59", AN ARC DISTANCE OF 37.52 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF BERKELY PLAZA (75.00 FEET FROM THE CENTERLINE THEREOF); THENCE N28°48'06"W, ALONG SAID EASTERLY RIGHT-OF-WAY LINE, 512.53 FEET TO THE POINT OF BEGINNING, CONTAINING 4.21 ACRES, MORE OR LESS.

PART OF THE NORTHEAST QUARTER OF  
FRACTIONAL SEC.32-TWP.50-RNG.33  
KANSAS CITY, JACKSON COUNTY, MO.



**TALIAFERRO & BROWNE, INC.**  
**CONSULTING ENGINEERS-SURVEYORS**  
1020 EAST 6TH ST., KANSAS CITY, MO, 64106  
PH: (816) 263-3466 FAX: (816) 263-0941

DRAWN: XXX  
CHECKED: XXX

DATE: 06/21/2024

S:\NETJOB\90-3194-026\DWG (WORKING)\01 - EASEMENTS  
90-3194V-EA26.DWG, Berkley 3rd Plat Desc, EXHIBIT A