



## UTILITY/AGENCY COMMENTS 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-2025-00007

UTILITY CO. Spectrum Charter

Be it known that PC Homes, LLC, being owners of real estate abutting on the below described street, alley or plat desires to petition the City of Kansas City, Missouri to pass an ordinance vacating:  
Cleveland Avenue described as follows:

A tract of land being located in the Northeast Quarter of the Southeast Quarter of Section 7, Township 51N, Range 32W, Kansas City, Clay County, Missouri, being more particularly described as follows:

Commencing at the Northeast Corner of the Southeast Quarter of said Section 7, thence North 89°15'57" West, a distance of 1285.00 feet to the Point Beginning; thence North 0° 34' 10" East, a distance of 7.18 feet; thence North 88° 57' 07" West, a distance of 58.67 feet; thence South 0° 34' 10" West, a distance of 249.07 feet; thence along a curve to the left having an initial tangent bearing of South 60° 13' 39" East and a radius of 1054.93 feet, an arc distance of 66.60; thence North 0° 34' 10" East, a distance of 272.03 feet to the Point of Beginning.

Containing 15,583.42 Square Feet More or Less. (See attached)

for the following purpose: Development of Monarch Townhomes

1. **Our utility/agency has facilities or interest within this right of way:**

☒ Yes (proceed to #2) ☐ No (form complete)

2. **Our utility/agency:**

- ☐ has no objections  
☐ objects to the vacation and will not waive objection under any conditions (describe below)  
☒ will waive objections subject to the following conditions (describe below)  
☒ Retain utility easement and protect facilities  
☐ Relocate facilities  
☐ Other: \_\_\_\_\_

- Please discuss objections or conditions with applicant and/or City Staff Prior to returning this form.
- Please return this form to the applicant within 30 days.

Christine Avrett

3/12/25

Authorized Representative

Date

**Return this form to:**

Ms. Rachelle M. Biondo, Rouse Frets White Goss  
Applicant Name

816-502-4706  
Phone

4510 Belleview, Suite 300

Kansas City, MO 64111  
Address

rbiondo@rousepc.com  
Email



## UTILITY/AGENCY COMMENTS 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  
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CASE NO. CD-ROW-2025-00007

UTILITY CO. Vicinity Energy

Be it known that PC Homes, LLC, being owners of real estate abutting on the below described street, alley or plat desires to petition the City of Kansas City, Missouri to pass an ordinance vacating:  
Cleveland Avenue described as follows:

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Containing 15,583.42 Square Feet More or Less. (See attached)

for the following purpose: Development of Monarch Townhomes

**1. Our utility/agency has facilities or interest within this right of way:**

- ☐ Yes (proceed to #2) ☒ No (form complete)

**2. Our utility/agency:**

- ☐ has no objections  
☐ objects to the vacation and will not waive objection under any conditions (describe below)  
☐ will waive objections subject to the following conditions (describe below)  
☐ Retain utility easement and protect facilities  
☐ Relocate facilities  
☐ Other: \_\_\_\_\_

- Please discuss objections or conditions with applicant and/or City Staff Prior to returning this form.
- Please return this form to the applicant within 30 days.

Craig McNiel, Vicinity Distribution Supervisor

Authorized Representative

2/10/2025

Date

**Return this form to:**

Ms. Rachelle M. Biondo, Rouse Frets White Goss  
Applicant Name

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CASE NO. CD-ROW-2025-00007

UTILITY CO. North Kansas City School District

Be it known that PC Homes, LLC, being owners of real estate abutting on the below described street, alley or plat desires to petition the City of Kansas City, Missouri to pass an ordinance vacating:  
Cleveland Avenue described as follows:

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for the following purpose: Development of Monarch Townhomes

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☐ objects to the vacation and will not waive objection under any conditions (describe below)  
☐ will waive objections subject to the following conditions (describe below)  
☐ Retain utility easement and protect facilities  
☐ Relocate facilities  
☐ Other: \_\_\_\_\_

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- Please return this form to the applicant within 30 days.

Joel Brooks

02-10-2025

Authorized Representative

Date

**Return this form to:**

Ms. Rachelle M. Blondo, Rouse Frets White Goss

Applicant Name

816-502-4706

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CASE NO. CD-ROW-2025-00007

UTILITY CO. AT&T Transmission (Legacy T)

Be it known that PC Homes, LLC, being owners of real estate abutting on the below described street, alley or plat desires to petition the City of Kansas City, Missouri to pass an ordinance vacating:  
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for the following purpose: Development of Monarch Townhomes

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☐ objects to the vacation and will not waive objection under any conditions (describe below)  
☐ will waive objections subject to the following conditions (describe below)  
☐ Retain utility easement and protect facilities  
☐ Relocate facilities  
☐ Other: \_\_\_\_\_

- Please discuss objections or conditions with applicant and/or City Staff Prior to returning this form.
- Please return this form to the applicant within 30 days.

Kevin Wingard

Authorized Representative

2-11-25

Date

**Return this form to:**

Ms. Rachelle M. Biondo, Rouse Frets White Goss  
Applicant Name

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CASE NO. CD-ROW-2025-00007

UTILITY CO. Spire

Be it known that PC Homes, LLC, being owners of real estate abutting on the below described street, alley or plat desires to petition the City of Kansas City, Missouri to pass an ordinance vacating:  
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for the following purpose: Development of Monarch Townhomes

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- ☐ Yes (proceed to #2) ☒ No (form complete)

2. Our utility/agency:

- ☐ has no objections  
☐ objects to the vacation and will not waive objection under any conditions (describe below)  
☐ will waive objections subject to the following conditions (describe below)  
☐ Retain utility easement and protect facilities  
☐ Relocate facilities  
☐ Other: \_\_\_\_\_

- Please discuss objections or conditions with applicant and/or City Staff Prior to returning this form.
- Please return this form to the applicant within 30 days.

Johnny Strauss - Right of Way Representative for Spire

*Johnny Strauss*

2/11/2025

Authorized Representative

Date

Return this form to:

Ms. Rachelle M. Biondo, Rouse Frets White Goss  
Applicant Name

816-502-4706

Phone

4510 Belleview, Suite 300

Kansas City, MO 64111

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CASE NO. CD-ROW-2025-00007

UTILITY CO. Comcast

Be it known that PC Homes, LLC, being owners of real estate abutting on the below described street, alley or plat desires to petition the City of Kansas City, Missouri to pass an ordinance vacating:  
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for the following purpose: Development of Monarch Townhomes

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- ☐ Yes (proceed to #2) ☒ No (form complete)

**2. Our utility/agency:**

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☐ objects to the vacation and will not waive objection under any conditions (describe below)  
☐ will waive objections subject to the following conditions (describe below)  
☐ Retain utility easement and protect facilities  
☐ Relocate facilities  
☐ Other: \_\_\_\_\_

- Please discuss objections or conditions with applicant and/or City Staff Prior to returning this form.
- Please return this form to the applicant within 30 days.

Dallas Swofford

Authorized Representative

02/12/2025

Date

**Return this form to:**

Ms. Rachelle M. Biondo, Rouse Frets White Goss  
Applicant Name

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CASE NO. CD-ROW-2025-00007

UTILITY CO. AT&T

Be it known that PC Homes, LLC, being owners of real estate abutting on the below described street, alley or plat desires to petition the City of Kansas City, Missouri to pass an ordinance vacating:  
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☒ Yes (proceed to #2) ☐ No (form complete)

**2. Our utility/agency:**

- ☐ has no objections  
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☒ will waive objections subject to the following conditions (describe below)  
☐ Retain utility easement and protect facilities  
☐ Relocate facilities  
☒ Other: AT&T will need 30-60 days to issue project to retire cable in place containing 0 workers.

- Please discuss objections or conditions with applicant and/or City Staff Prior to returning this form.
- Please return this form to the applicant within 30 days.

Brian Davidson

Authorized Representative

2/12/25

Date

**Return this form to:**

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Applicant Name

816-502-4706

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CASE NO. CD-ROW-2025-00007

UTILITY CO. Segra- UPN

Be it known that PC Homes, LLC, being owners of real estate abutting on the below described street, alley or plat desires to petition the City of Kansas City, Missouri to pass an ordinance vacating:  
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for the following purpose: Development of Monarch Townhomes

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☐ Relocate facilities  
☐ Other: \_\_\_\_\_

- Please discuss objections or conditions with applicant and/or City Staff Prior to returning this form.
- Please return this form to the applicant within 30 days.

Brandon Myer

Authorized Representative

2/19/2025

Date

**Return this form to:**

Ms. Rachelle M. Biondo, Rouse Frets White Goss  
Applicant Name

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CASE NO. CD-ROW-2025-00007

UTILITY CO. Everfast Fiber Network

Be it known that PC Homes, LLC, being owners of real estate abutting on the below described street, alley or plat desires to petition the City of Kansas City, Missouri to pass an ordinance vacating:  
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Containing 15,583.42 Square Feet More or Less. (See attached)

for the following purpose: Development of Monarch Townhomes

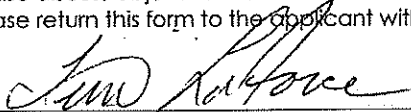
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- Please return this form to the applicant within 30 days.



Authorized Representative

2/19/25

Date

Return this form to:

Ms. Rachelle M. Biondo, Rouse Frets White Goss  
Applicant Name

816-502-4706  
Phone

4510 Bellevue, Suite 300

Kansas City, MO 64111  
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CASE NO. CD-ROW-2025-00007

UTILITY CO. KCMO Public Works Department;  
Street Lighting Services

Be it known that PC Homes, LLC, being owners of real estate abutting on the below described street, alley or plat desires to petition the City of Kansas City, Missouri to pass an ordinance vacating:  
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- Please return this form to the applicant within 30 days.

Czar Vibar Public Works -Streetlighting Services

Authorized Representative

20/25/2025

Date

**Return this form to:**

Ms. Rachelle M. Biondo, Rouse Frets White Goss

Applicant Name

816-502-4706

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CASE NO. CD-ROW-2025-00007

UTILITY CO. KCMO Public Works Department:  
Streets and Traffic Division

Be it known that PC Homes, LLC, being owners of real estate abutting on the below described street, alley or plat desires to petition the City of Kansas City, Missouri to pass an ordinance vacating:  
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for the following purpose: Development of Monarch Townhomes

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- Please discuss objections or conditions with applicant and/or City Staff Prior to returning this form.
- Please return this form to the applicant within 30 days.

Sam Akula, KCMO, Public Works Dept.

Authorized Representative

2/27/2025

Date

**Return this form to:**

Ms. Rachelle M. Biondo, Rouse Frets White Goss

Applicant Name

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CASE NO. CD-ROW-2025-00007

UTILITY CO. Evergy

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Cleveland Avenue described as follows:

A tract of land being located in the Northeast Quarter of the Southeast Quarter of Section 7, Township 51N, Range 32W, Kansas City, Clay County, Missouri, being more particularly described as follows:

Commencing at the Northeast Corner of the Southeast Quarter of said Section 7, thence North 89°15'57" West, a distance of 1285.00 feet to the Point Beginning; thence North 0° 34' 10" East, a distance of 7.18 feet; thence North 88° 57' 07" West, a distance of 58.67 feet; thence South 0° 34' 10" West, a distance of 249.07 feet; thence along a curve to the left having an initial tangent bearing of South 60° 13' 39" East and a radius of 1054.93 feet, an arc distance of 66.60; thence North 0° 34' 10" East, a distance of 272.03 feet to the Point of Beginning.

Containing 15,583.42 Square Feet More or Less. (See attached)

for the following purpose: Development of Monarch Townhomes

**1. Our utility/agency has facilities or interest within this right of way:**

☒ Yes (proceed to #2) ☐ No (form complete)

**2. Our utility/agency:**

- ☐ has no objections  
☐ objects to the vacation and will not waive objection under any conditions (describe below)  
☒ will waive objections subject to the following conditions (describe below)  
☒ Retain utility easement and protect facilities  
☐ Relocate facilities  
☐ Other: \_\_\_\_\_

- Please discuss objections or conditions with applicant and/or City Staff Prior to returning this form.
- Please return this form to the applicant within 30 days.

Carson Ross

Authorized Representative

03/12/2025

Date

**Return this form to:**

Ms. Rachelle M. Biondo, Rouse Frets White Goss  
Applicant Name

816-502-4706  
Phone

4510 Bellevue, Suite 300

Kansas City, MO 64111  
Address

rbiondo@rousepc.com  
Email



## UTILITY/AGENCY COMMENTS VACATION OF STREETS, ALLEYS AND PLATS

City Planning & Development Department  
City Hall, 414 E. 12th Street, 15th 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-2025-00007

UTILITY CO. KCMO Water Services Department;  
System Engineering Division

Be it known that PC Homes, LLC, being owners of real estate abutting on the below described street, alley or plat desires to petition the City of Kansas City, Missouri to pass an ordinance vacating:  
Cleveland Avenue described as follows:

A tract of land being located in the Northeast Quarter of the Southeast Quarter of Section 7, Township 51N, Range 32W, Kansas City, Clay County, Missouri, being more particularly described as follows:

Commencing at the Northeast Corner of the Southeast Quarter of said Section 7, thence North 89°15'57" West, a distance of 1285.00 feet to the Point Beginning; thence North 0° 34' 10" East, a distance of 7.18 feet; thence North 88° 57' 07" West, a distance of 58.67 feet; thence South 0° 34' 10" West, a distance of 249.07 feet; thence along a curve to the left having an initial tangent bearing of South 60° 13' 39" East and a radius of 1054.93 feet, an arc distance of 66.60; thence North 0° 34' 10" East, a distance of 272.03 feet to the Point of Beginning.

Containing 15,583.42 Square Feet More or Less. (See attached)

for the following purpose: Development of Monarch Townhomes

1. Our utility/agency has facilities or interest within this right of way:

☒ Yes (proceed to #2) ☐ No (form complete)

2. Our utility/agency:

- ☐ has no objections  
☐ objects to the vacation and will not waive objection under any conditions (describe below)

☒ will waive objections subject to the following conditions (describe below)

☒ Retain utility easement and protect facilities. *No structures allowed within easement.*  
☐ Relocate facilities  
☐ Other: \_\_\_\_\_

- Please discuss objections or conditions with applicant and/or City Staff Prior to returning this form.
- Please return this form to the applicant within 30 days.

*David W. Goss*  
Authorized Representative

03/19/2025  
Date

Return this form to:

Ms. Rachelle M. Biondo, Rouse Frets White Goss

Applicant Name

816-502-4706

Phone

4510 Bellevue, Suite 300

Kansas City, MO 64111

Address

rbiondo@rousejfc.com

Email



## UTILITY/AGENCY COMMENTS 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-2025-00007

UTILITY CO. KCMO Fire Department

Be it known that PC Homes, LLC, being owners of real estate abutting on the below described street, alley or plat desires to petition the City of Kansas City, Missouri to pass an ordinance vacating:  
Cleveland Avenue described as follows:

A tract of land being located in the Northeast Quarter of the Southeast Quarter of Section 7, Township 51N, Range 32W, Kansas City, Clay County, Missouri, being more particularly described as follows:

Commencing at the Northeast Corner of the Southeast Quarter of said Section 7, thence North 89°15'57" West, a distance of 1285.00 feet to the Point Beginning; thence North 0° 34' 10" East, a distance of 7.18 feet; thence North 88° 57' 07" West, a distance of 58.67 feet; thence South 0° 34' 10" West, a distance of 249.07 feet; thence along a curve to the left having an initial tangent bearing of South 60° 13' 39" East and a radius of 1054.93 feet, an arc distance of 66.60; thence North 0° 34' 10" East, a distance of 272.03 feet to the Point of Beginning.

Containing 15,583.42 Square Feet More or Less. (See attached)

for the following purpose: Development of Monarch Townhomes

**1. Our utility/agency has facilities or interest within this right of way:**

- ☐ Yes (proceed to #2) ☒ No (form complete)

**2. Our utility/agency:**

- ☒ has no objections  
☐ objects to the vacation and will not waive objection under any conditions (describe below)  
☐ will waive objections subject to the following conditions (describe below)  
☐ Retain utility easement and protect facilities  
☐ Relocate facilities  
☐ Other: \_\_\_\_\_

- Please discuss objections or conditions with applicant and/or City Staff Prior to returning this form.
- Please return this form to the applicant within 30 days.

*M Schroeder*

Authorized Representative

3/17/2025

Date

**Return this form to:**

Ms. Rachelle M. Biondo, Rouse Frets White Goss  
Applicant Name

816-502-4706

Phone

4510 Belleview, Suite 300

Kansas City, MO 64111

Address

rbiondo@rousepc.com

Email



## UTILITY/AGENCY COMMENTS 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-2025-00007

UTILITY CO. Google Fiber

Be it known that PC Homes, LLC, being owners of real estate abutting on the below described street, alley or plat desires to petition the City of Kansas City, Missouri to pass an ordinance vacating:  
Cleveland Avenue described as follows:

A tract of land being located in the Northeast Quarter of the Southeast Quarter of Section 7, Township 51N, Range 32W, Kansas City, Clay County, Missouri, being more particularly described as follows:

Commencing at the Northeast Corner of the Southeast Quarter of said Section 7, thence North 89°15'57" West, a distance of 1285.00 feet to the Point Beginning; thence North 0° 34' 10" East, a distance of 7.18 feet; thence North 88° 57' 07" West, a distance of 58.67 feet; thence South 0° 34' 10" West, a distance of 249.07 feet; thence along a curve to the left having an initial tangent bearing of South 60° 13' 39" East and a radius of 1054.93 feet, an arc distance of 66.60; thence North 0° 34' 10" East, a distance of 272.03 feet to the Point of Beginning.

Containing 15,583.42 Square Feet More or Less. (See attached)

for the following purpose: Development of Monarch Townhomes

**1. Our utility/agency has facilities or interest within this right of way:**

- ☐ Yes (proceed to #2) ☒ No (form complete)

**2. Our utility/agency:**

- ☐ has no objections  
☐ objects to the vacation and will not waive objection under any conditions (describe below)  
☐ will waive objections subject to the following conditions (describe below)  
☐ Retain utility easement and protect facilities  
☐ Relocate facilities  
☐ Other: \_\_\_\_\_

- Please discuss objections or conditions with applicant and/or City Staff Prior to returning this form.
- Please return this form to the applicant within 30 days.

Signed by:  
Andy Simpson  
2AE048B043044DD...  
Authorized Representative

4/2/2025

Date

**Return this form to:**

Ms. Rachelle M. Biondo, Rouse Frets White Goss  
Applicant Name

816-502-4706

Phone

4510 Belleview, Suite 300

Kansas City, MO 64111

Address

rbiondo@rousepc.com

Email

**From:** Relocation-LUMEN <relocations@lumen.com>  
**Sent:** Wednesday, April 16, 2025 10:08 AM  
**To:** Rachelle Biondo  
**Subject:** P-654693 : RELO -Development of Monarch Townhomes\_

Date: **4/16/2025**

Attn: **Rachelle M. Biondo**

RE: **RELO -Development of Monarch Townhomes\_**

Requestor Project ID: **CD-ROW-2025-00007, CD-ROW-2025-00008**

It has been determined that Lumen does **not** have facilities within your proposed construction area.

Any changes or additions to the project plans or parameters must be submitted using the [Lumen Relocation Request Portal](#) by selecting the option "Update An Existing Project". Please reference the Project ID **P-654693** with any future communications.

Thank you for your cooperation!

Lumen Intake Team  
[relocations@lumen.com](mailto:relocations@lumen.com)

Remember: Please contact your State One Call prior to construction – call811.com or dial 811 on your phone.

This communication is the property of Lumen Technologies and may contain confidential or privileged information. Unauthorized use of this communication is strictly prohibited and may be unlawful. If you have received this communication in error, please immediately notify the sender by reply e-mail and destroy all copies of the communication and any attachments.