



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

UTILITY CO. **EVERGY**

Be it known that Tiffany Land Reserve 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:

ALLEY VACATION

A tract in the Northwest Quarter of Section 6, Township 51 North, Range 33 West, in the City of Kansas City, Platte County, Missouri, being more particularly described as follows, prepared on June 21, 2024 by John B. Young, PLS-2006016647:

Commencing at the Southwest Corner of said Northwest Quarter, thence North 00° 19'05" East along the West line of said Northwest Quarter, 45.00 feet to the North Right-of-Way line of NW Old Tiffany Springs Road, as now established;

Thence North 89° 05'31" East along said North Right-of-Way line, 17.12 feet to the Point of Beginning;

Thence on a curve to the right, having an initial tangent bearing North 06° 15'02" East, a radius of 1221.43 feet and an arc length of 377.96 feet;

Thence South 66° 10'36" East, 25.00 feet;

Thence North 23° 49'24" East, 532.45 feet to the South Right-of-Way line of N Ambassador Drive, as now established;

Thence South 69° 49'45" East along said South Right-of-Way line, 70.00 feet;

Thence South 23° 49'24" West, 536.93 feet;

Thence South 66° 10'36" East, 25.00 feet;

Thence on a curve to the left, having an initial tangent bearing South 23° 48'03" West, a radius of 1,091.90 feet and an arc length of 329.84 feet to said North Right-of-Way line of NW Old Tiffany Springs Road;

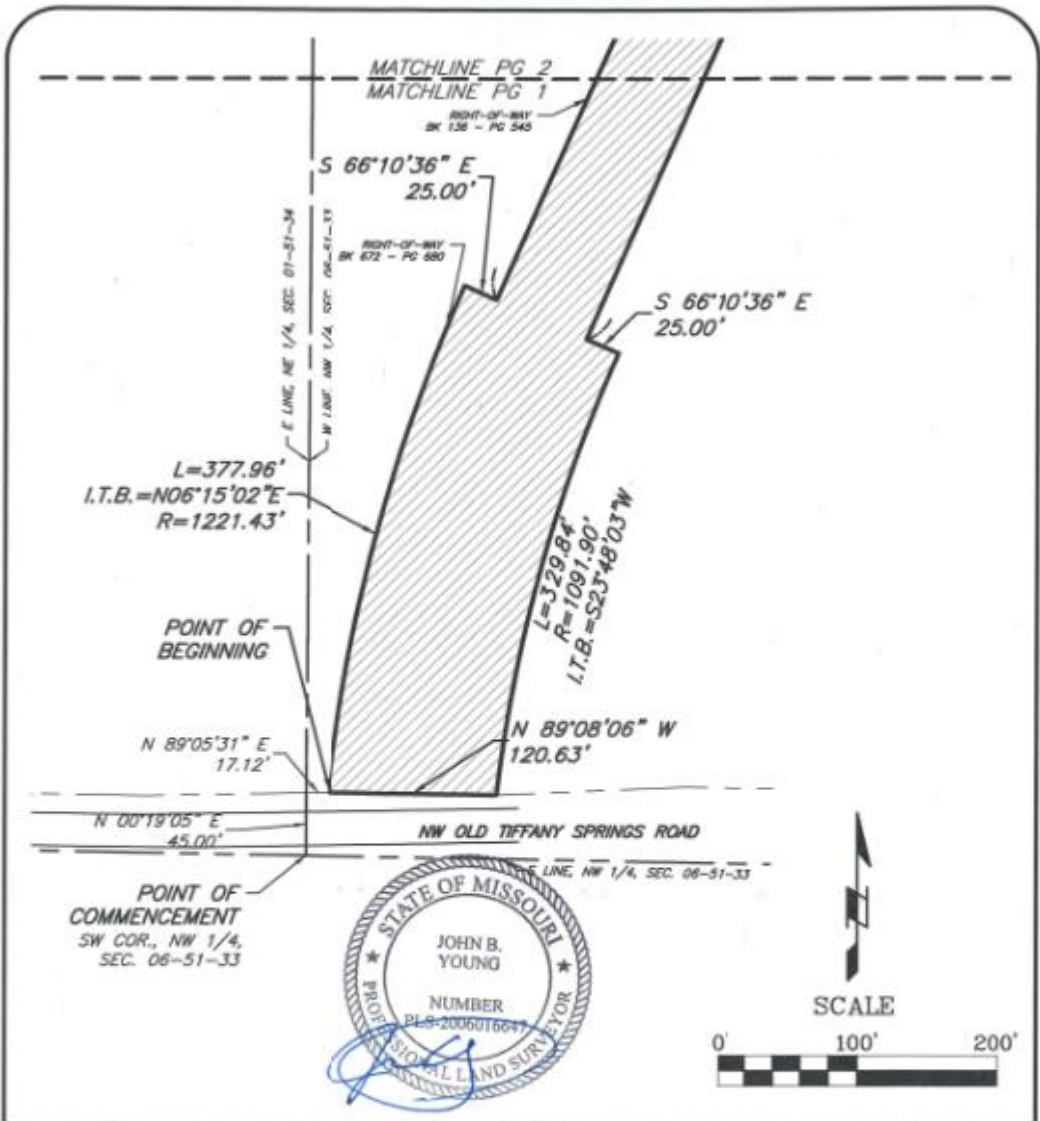
Thence North 89° 08'06" West along said North Right-of-Way line, 120.63 feet to the Point of Beginning.

Contains 79,785 square feet more or less.



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Location: S:\24.045 - Skyview & Old Tiffany\DRAWINGS\2024.06.21 VACATION\24.045 VACATION.dwg--Jun 21, 2024--11:13am

J & J
SURVEY
LLC

8680A N. GREEN HILLS ROAD • KANSAS CITY, MO 64134
PHONE (816)741-1017 • FAX (816)741-3318

VACATION EXHIBIT

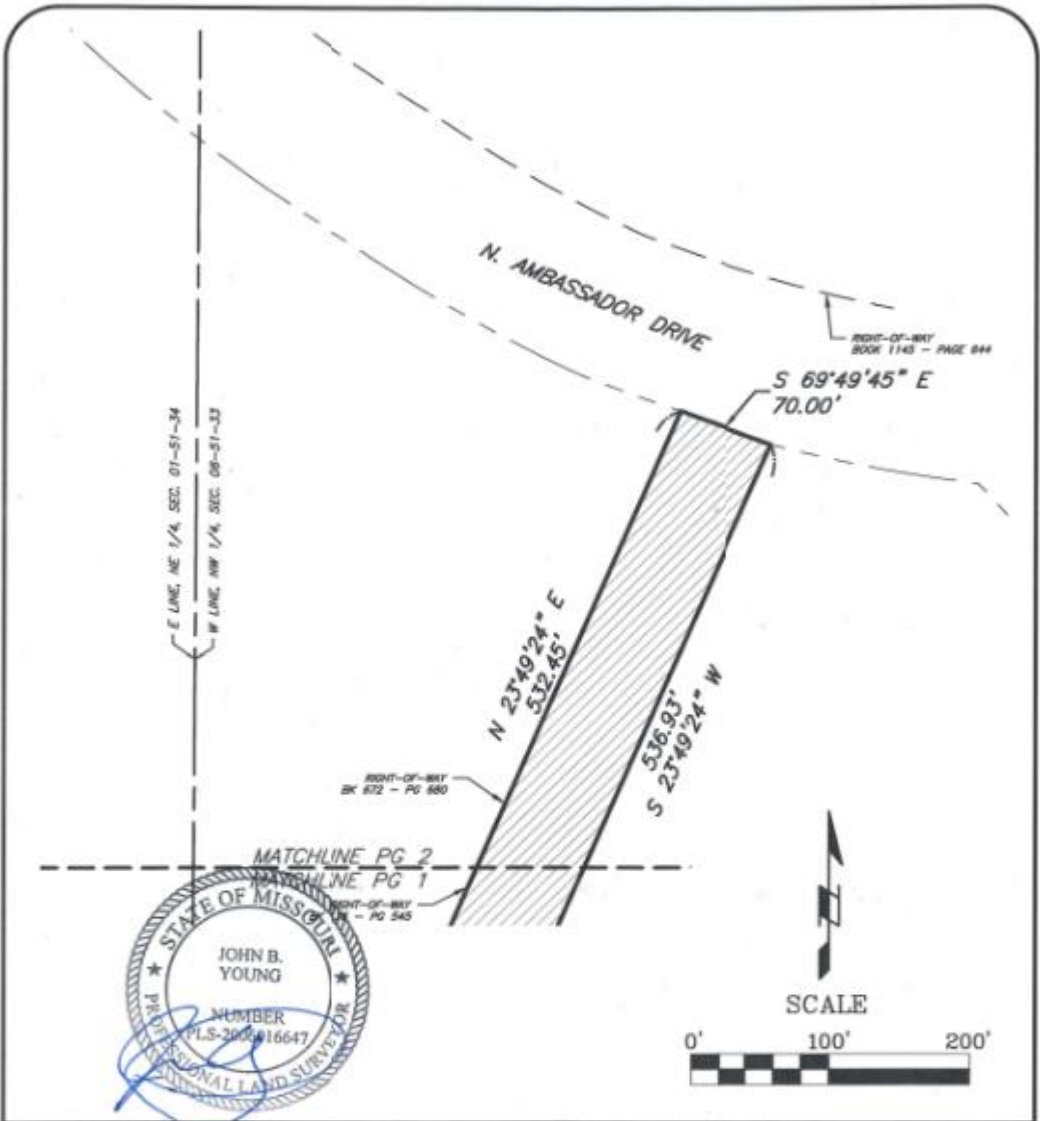
NW QUARTER, SECTION 6-51N-33W
KANSAS CITY, PLATTE COUNTY,
MISSOURI



KANSAS CITY MISSOURI

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J & J SURVEY LLC

8680A N. GREEN HILLS ROAD • KANSAS CITY, MO 64154
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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: Relocation would be at the requestors expense, and would need to be in a new easement.

- 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.

Rob Henson

Authorized Representative

8/7/2024

Date

Return this form to:

Katie Raynor
(Kimley-Horn & Associates, Inc.)
On behalf of the Owner
(Tiffany Land Reserve, LLC)

816-683-7079

Applicant Name

Phone

805 Pennsylvania Ave, Suite 150
Kansas City, MO 64105

kaitlin.raynor@kimley-horn.com

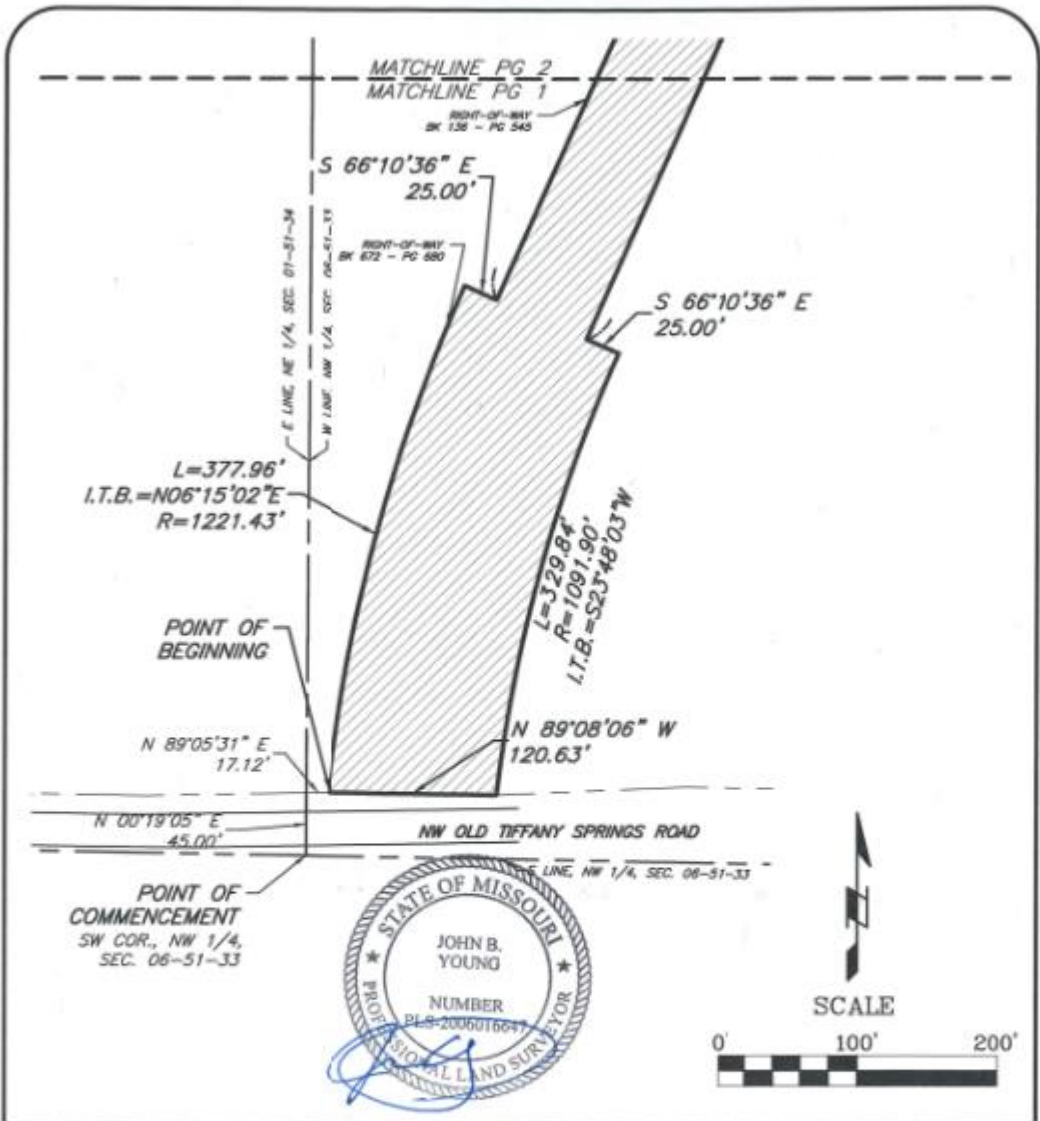
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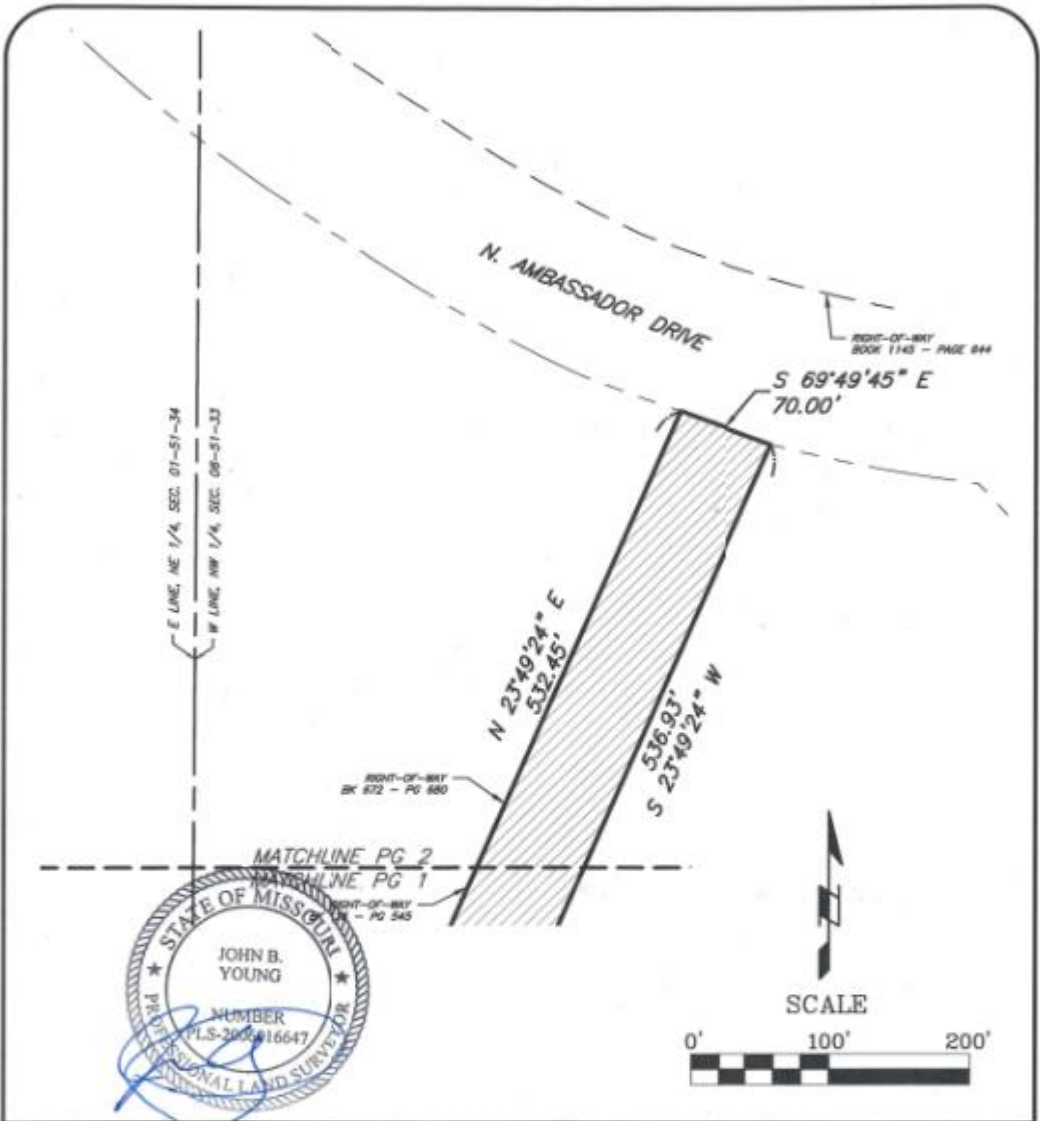
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- Please return this form to the applicant within 30 days.

JohnnyStrauss - Right of Way Representative for Spire

John L. Strauss

7/12/2024

Authorized Representative

Date

Return this form to:

Katie Raynor
(Kimley-Horn & Associates, Inc.)
On behalf of the Owner
(Tiffany Land Reserve, LLC)

816-683-7079

Applicant Name

Phone

805 Pennsylvania Ave, Suite 150
Kansas City, MO 64105

kaitlin.raynor@kimley-horn.com

Address

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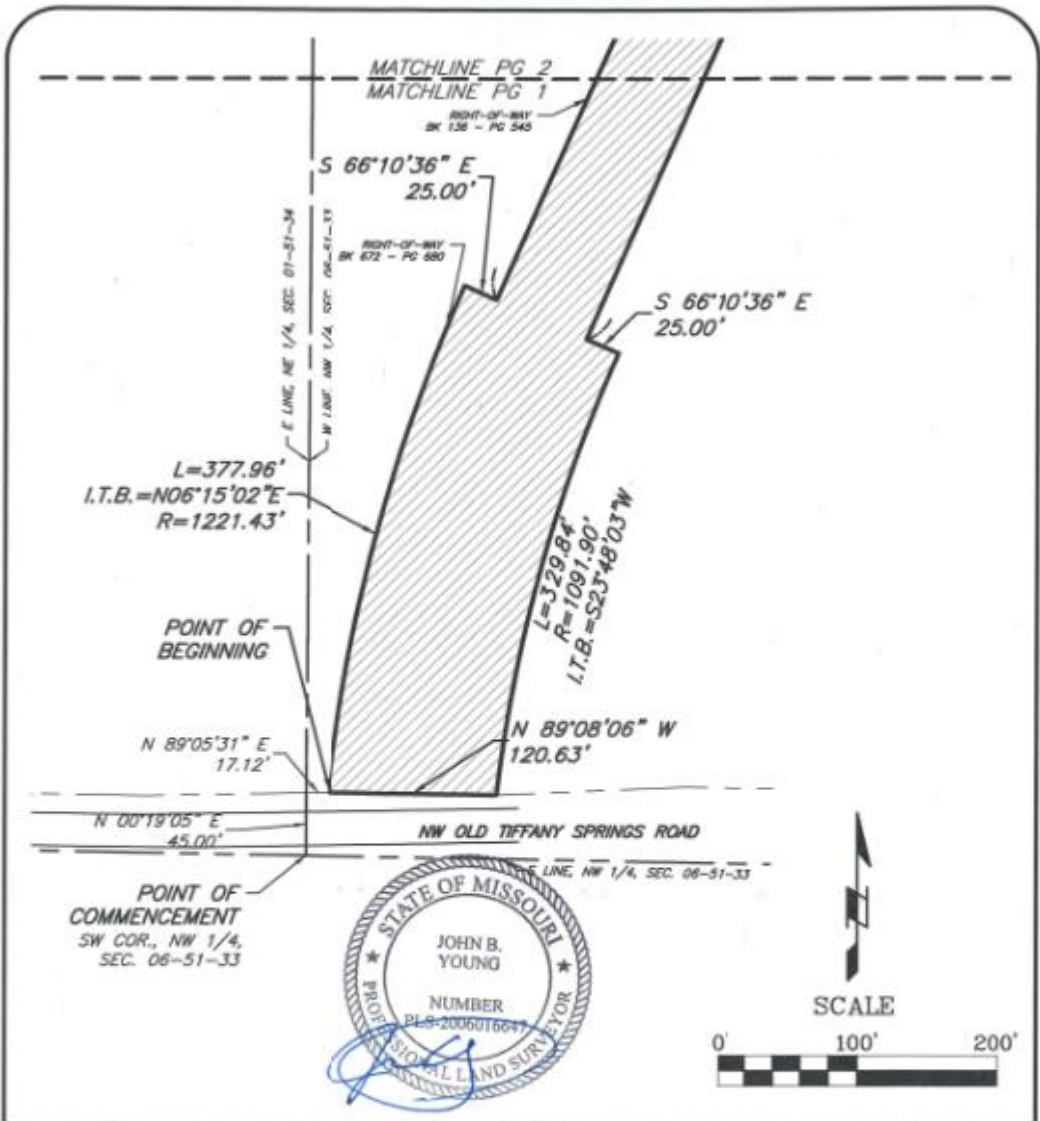
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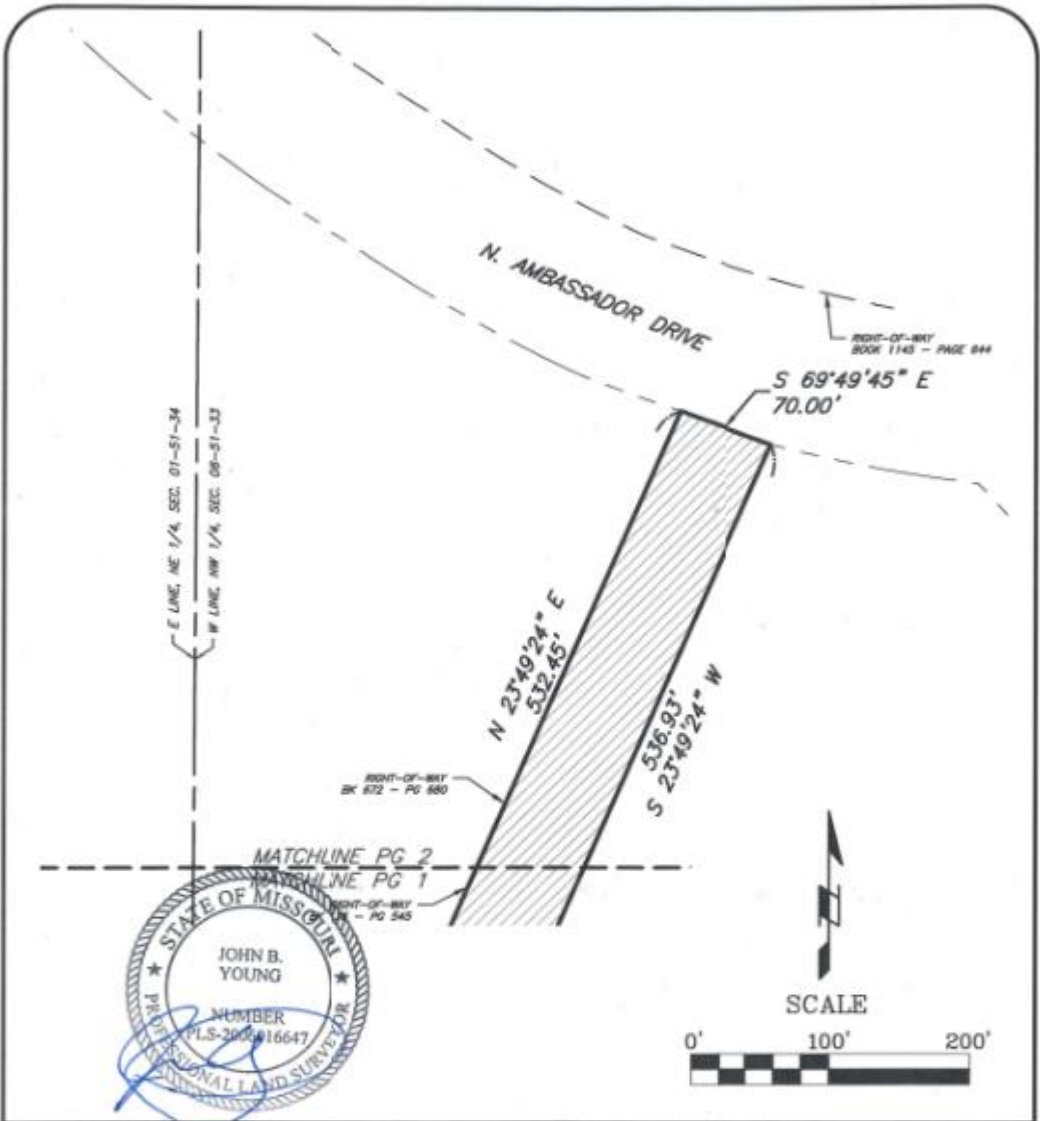
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Brian Davidson

Authorized Representative

7/1/24

Date

Return this form to:

Katie Raynor
(Kimley-Horn & Associates, Inc.)
On behalf of the Owner
(Tiffany Land Reserve, LLC)

816-683-7079

Applicant Name

Phone

805 Pennsylvania Ave, Suite 150
Kansas City, MO 64105

kaitlin.raynor@kimley-horn.com

Address

Email



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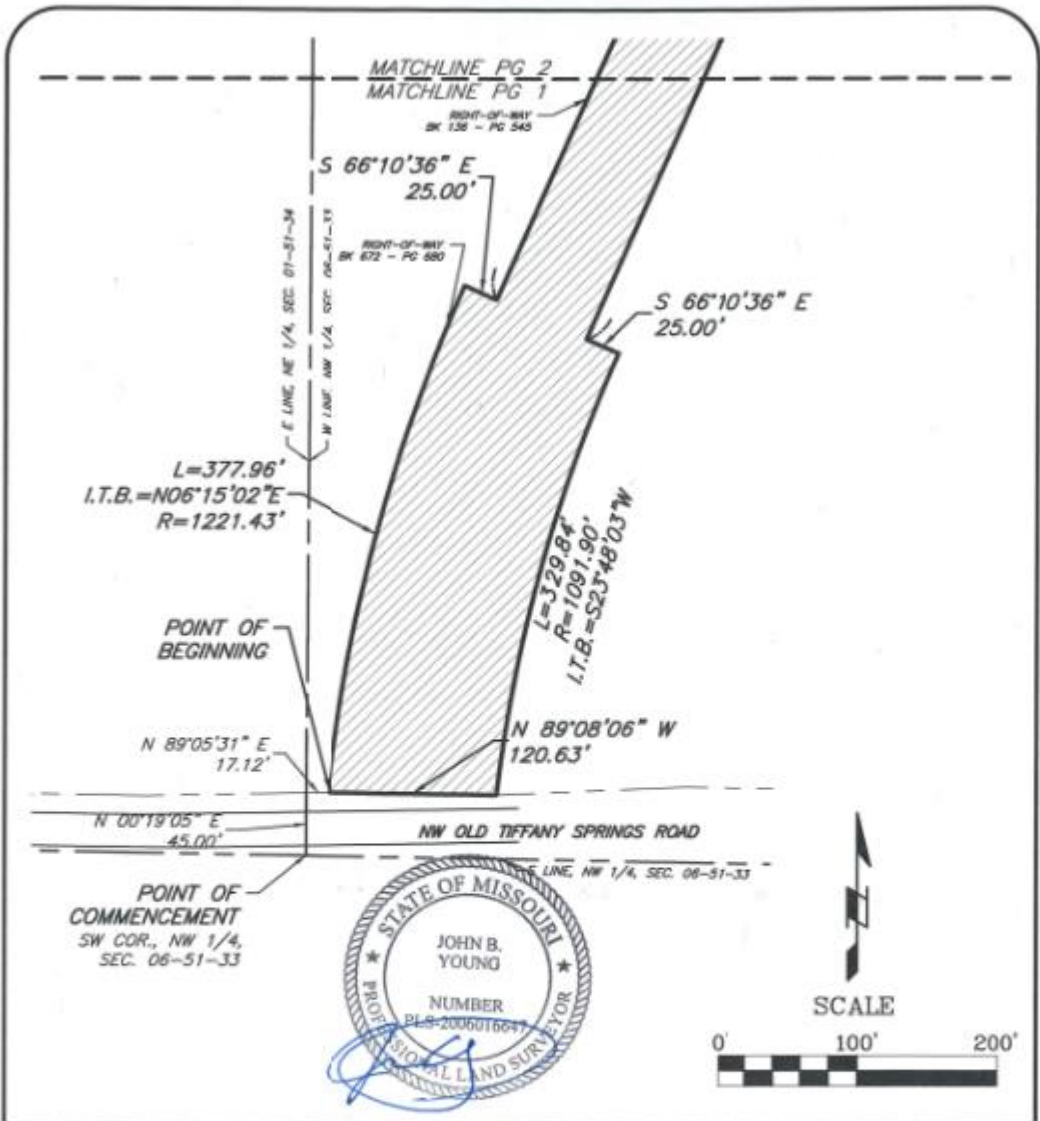
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LLC

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PHONE (816)741-1017 • FAX (816)741-3318

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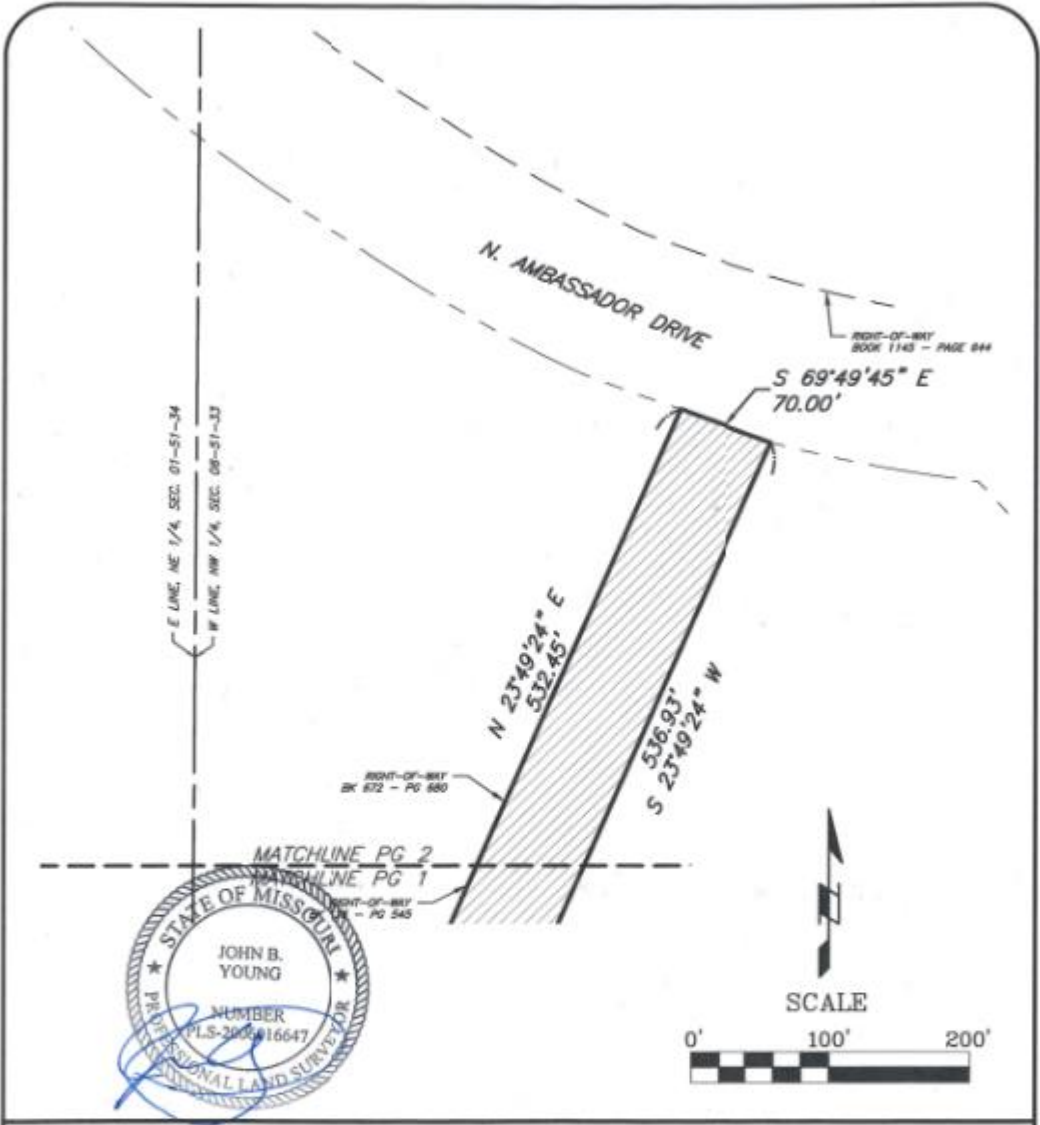
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 - Relocate facilities
 - Other: Developer will have to pay cost to relocate facilities, if necessary

- 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 / Construction Supervisor

7/1/24

Authorized Representative

Date

Return this form to:

Katie Raynor
(Kimley-Horn & Associates, Inc.)
On behalf of the Owner
(Tiffany Land Reserve, LLC)

816-683-7079

Applicant Name

Phone

805 Pennsylvania Ave, Suite 150
Kansas City, MO 64105

kaitlin.raynor@kimley-horn.com

Address

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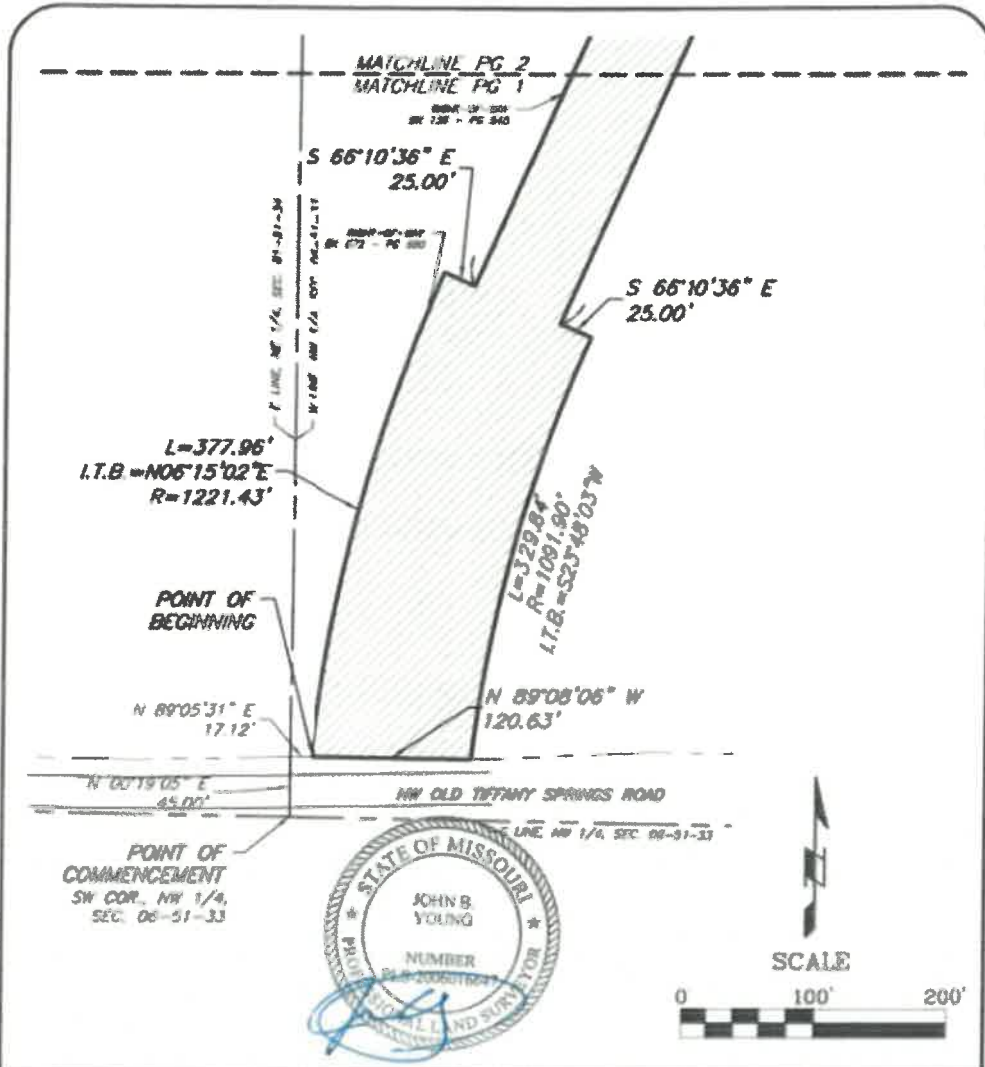
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PARVA N. GREEN HILLS ROAD • KANSAS CITY, MO 64151
PHONE (816) 741-1617 • FAX (816) 741-1618

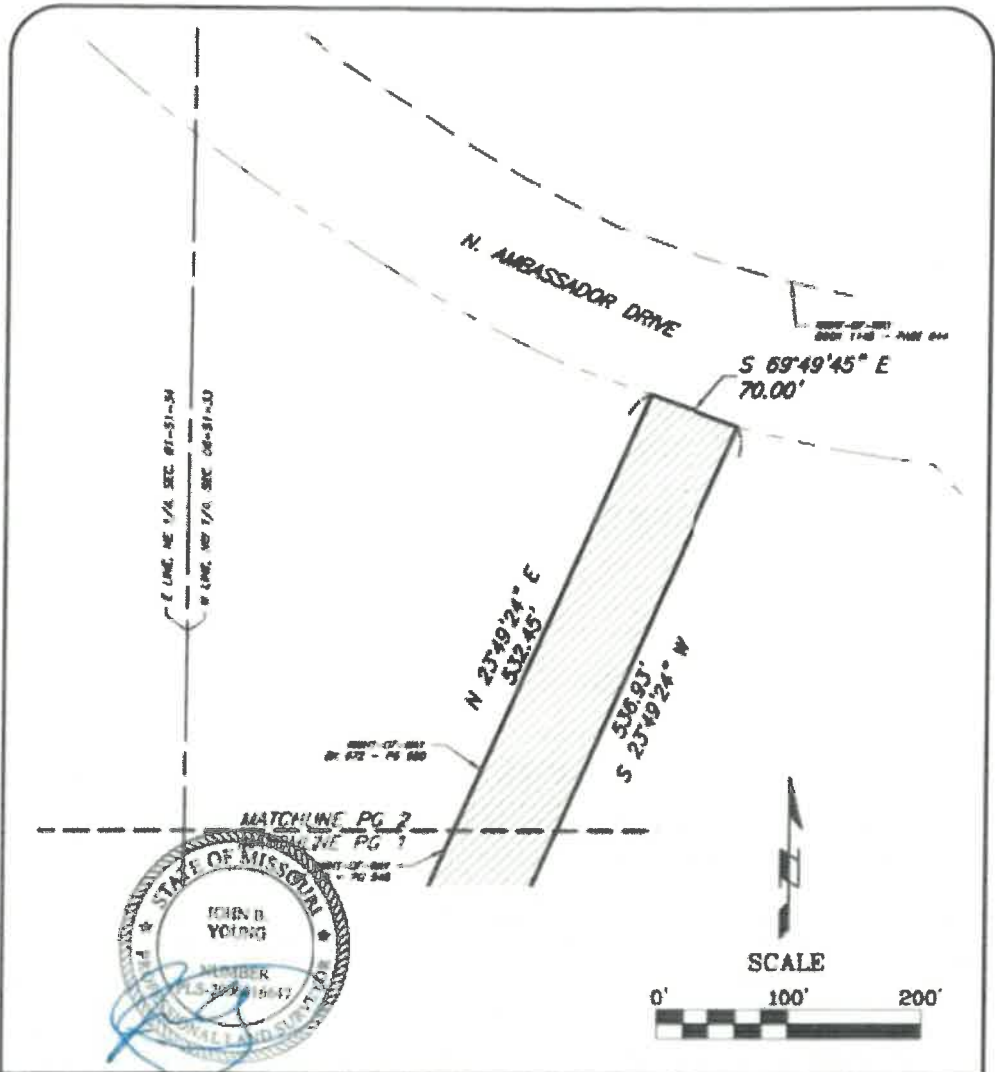
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BRUCE B. GREEN HILLS ROAD • KANSAS CITY, MO 64114
PHONE (816) 451-1177 • FAX (816) 451-1178

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David W. Kuyf

 Authorized Representative
 KC-Water

08/08/2024

 Date

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 On behalf of the Owner
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816-683-7079

Applicant Name

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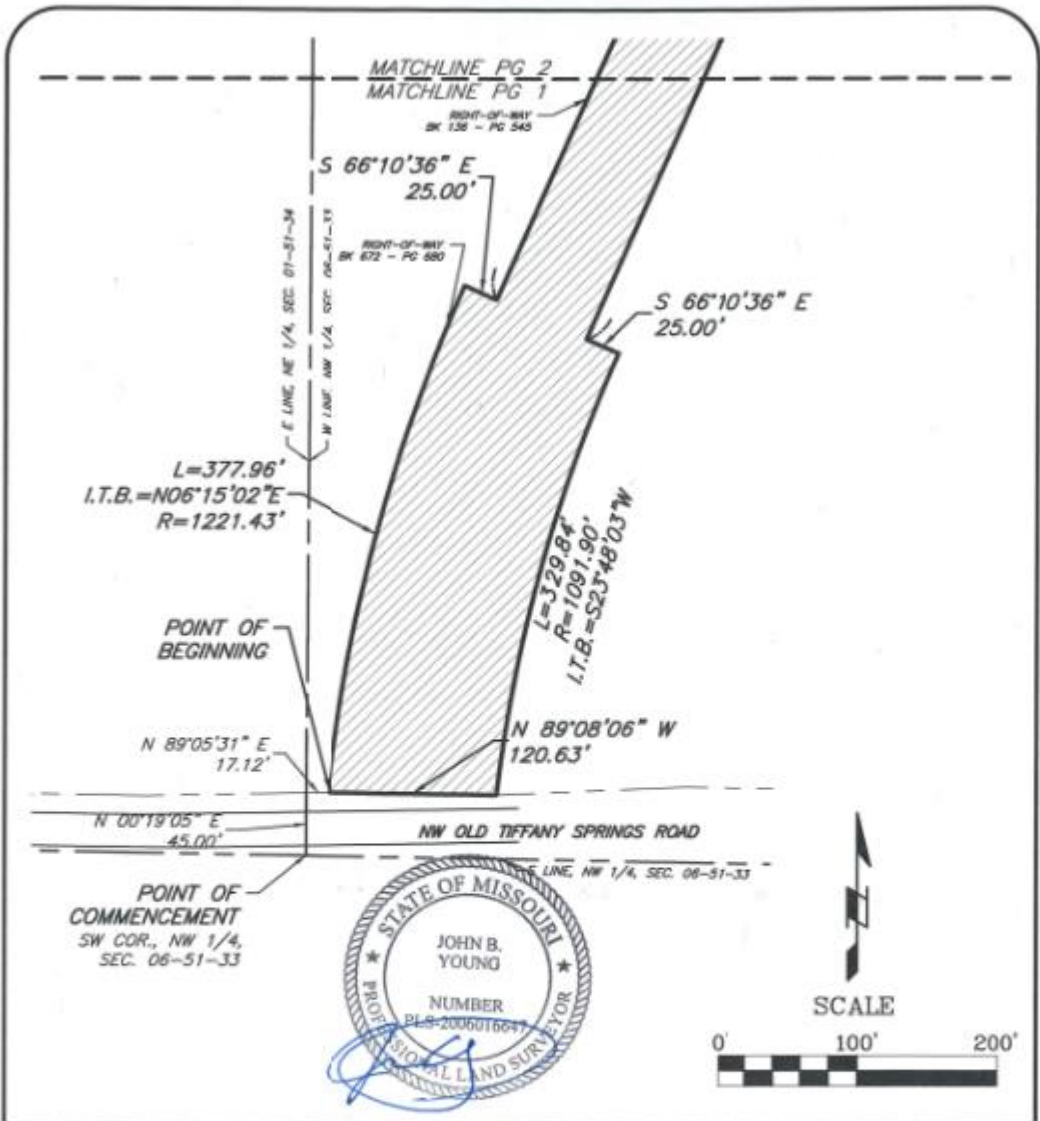
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Contains 79,785 square feet more or less.



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



Location: S:\24.045 - Skyview & Old Tiffany\DRAWINGS\2024.06.21 VACATION\24.045 VACATION.dwg--Jun 21, 2024--11:13am

J & J
SURVEY
LLC

8680A N. GREEN HILLS ROAD • KANSAS CITY, MO 64134
PHONE (816)741-1017 • FAX (816)741-3318

VACATION EXHIBIT

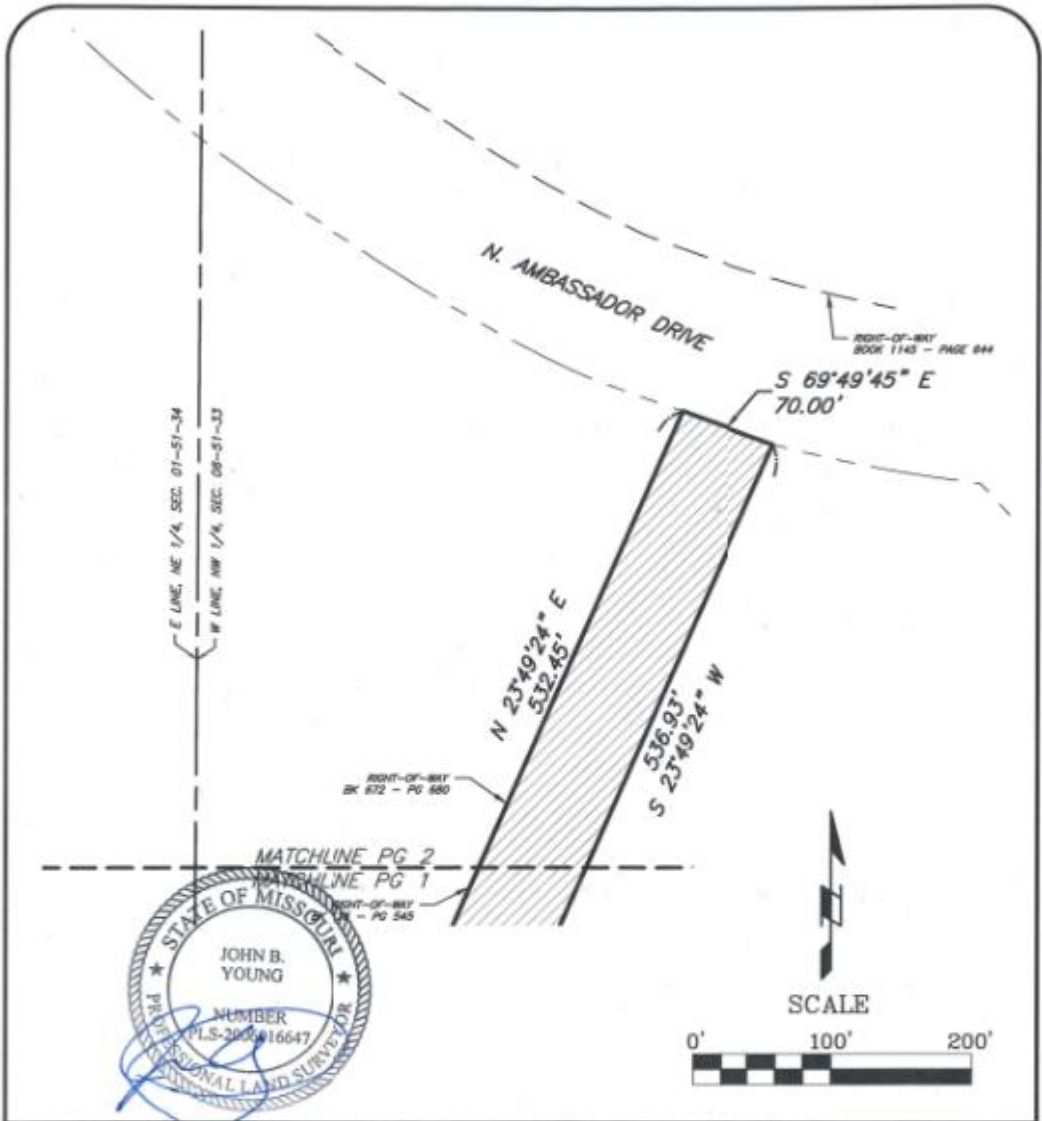
NW QUARTER, SECTION 6-51N-33W
KANSAS CITY, PLATTE COUNTY,
MISSOURI



KANSAS CITY MISSOURI

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NW QUARTER, SECTION 6-51N-33W
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1. Our utility/agency has facilities or interest within this right of way:

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

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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.

M Schroeder

Authorized Representative

7/31/2024

Date

Return this form to:

Katie Raynor
(Kimley-Horn & Associates, Inc.)
On behalf of the Owner
(Tiffany Land Reserve, LLC)

816-683-7079

Applicant Name

Phone

805 Pennsylvania Ave, Suite 150
Kansas City, MO 64105

kaitlin.raynor@kimley-horn.com

Address

Email



UTILITY/AGENCY COMMENTS VACATION OF STREETS, ALLEYS AND PLATS

City Planning & Development Department
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UTILITY CO. KC PUBLIC WORKS - STREETS

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Commencing at the Southwest Corner of said Northwest Quarter, thence North 00° 19'05" East along the West line of said Northwest Quarter, 45.00 feet to the North Right-of-Way line of NW Old Tiffany Springs Road, as now established;

Thence North 89° 05'31" East along said North Right-of-Way line, 17.12 feet to the Point of Beginning;

Thence on a curve to the right, having an initial tangent bearing North 06° 15'02" East, a radius of 1221.43 feet and an arc length of 377.96 feet;

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Thence South 69° 49'45" East along said South Right-of-Way line, 70.00 feet;

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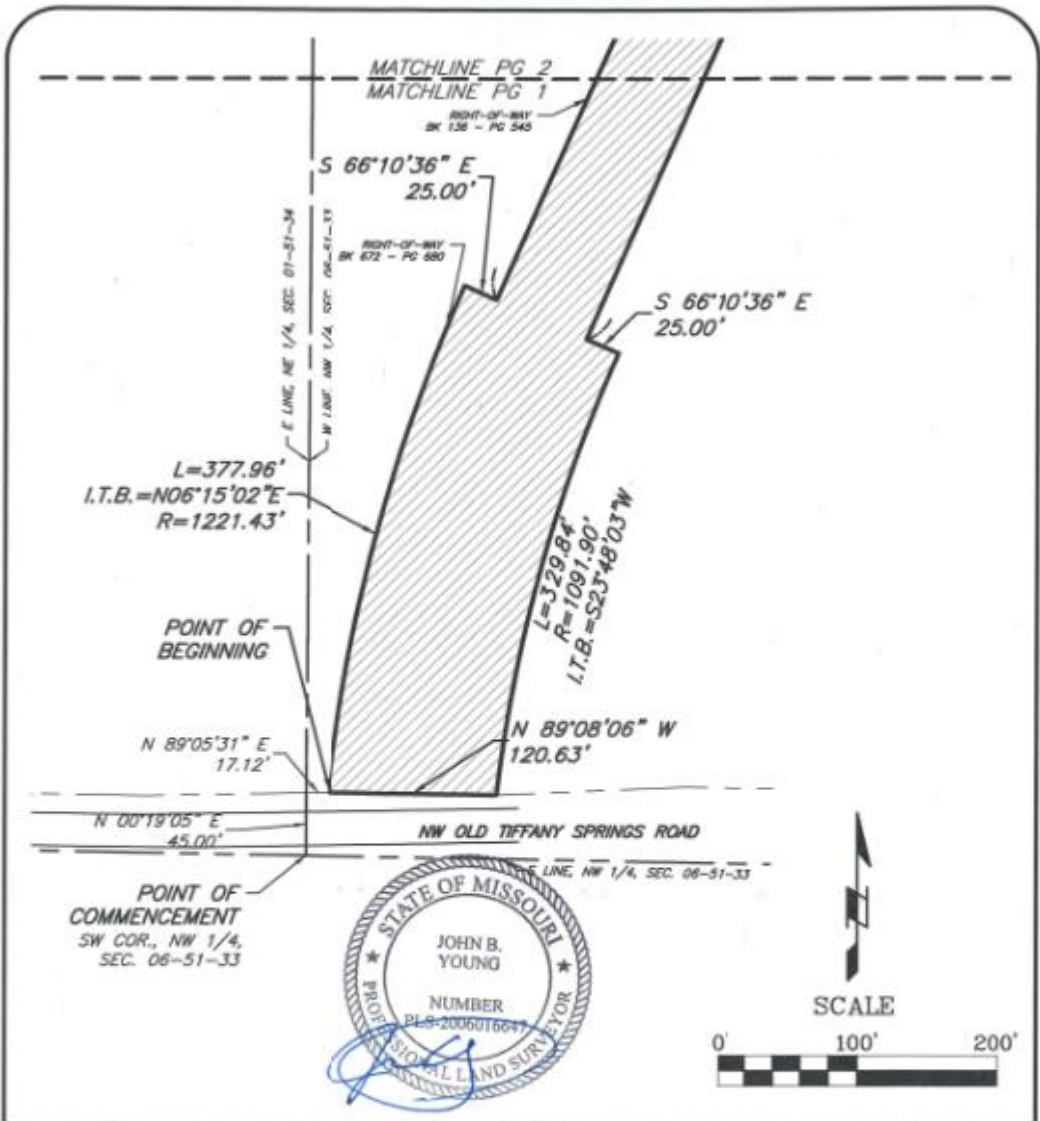
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UTILITY/AGENCY COMMENTS VACATION OF STREETS, ALLEYS AND PLATS

City Planning & Development Department
City Hall, 414 E. 12th Street, 15th floor; Kansas City, MO 64106-2795
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J & J
SURVEY
LLC

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PHONE (816)741-1017 • FAX (816)741-3318

VACATION EXHIBIT

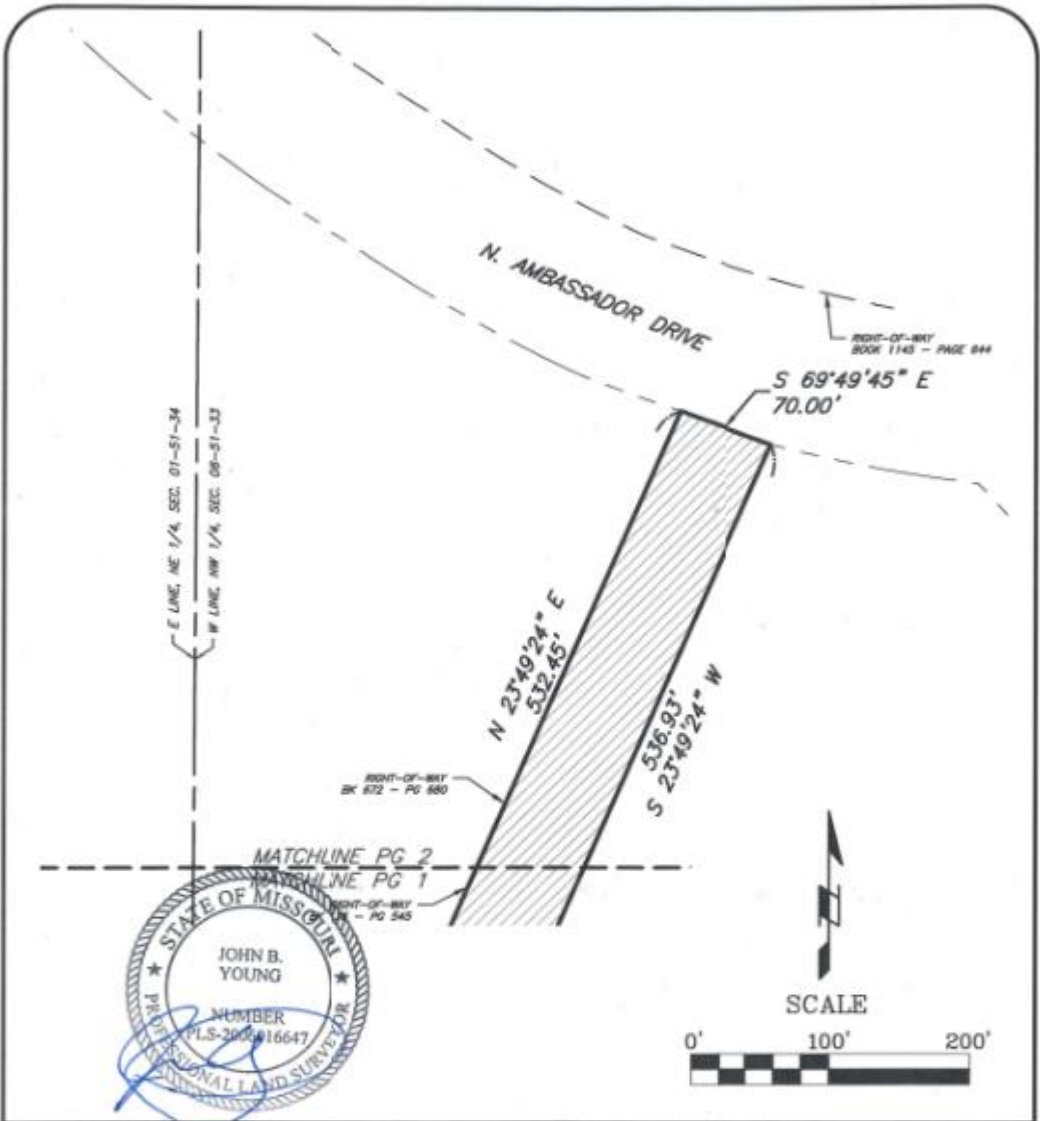
NW QUARTER, SECTION 6-51N-33W
KANSAS CITY, PLATTE COUNTY,
MISSOURI



KANSAS CITY MISSOURI

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VACATION EXHIBIT

NW QUARTER, SECTION 6-51N-33W
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- Please return this form to the applicant within 30 days.

Sam Akula, KCMO, Public Works Dept.

7/1/2024

Authorized Representative

Date

Return this form to:

Katie Raynor
(Kimley-Horn & Associates, Inc.)
On behalf of the Owner
(Tiffany Land Reserve, LLC)

816-683-7079

Applicant Name

Phone

805 Pennsylvania Ave, Suite 150
Kansas City, MO 64105

kaitlin.raynor@kimley-horn.com

Address

Email



UTILITY/AGENCY COMMENTS VACATION OF STREETS, ALLEYS AND PLATS

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UTILITY CO. KC PUBLIC WORKS - LIGHTING

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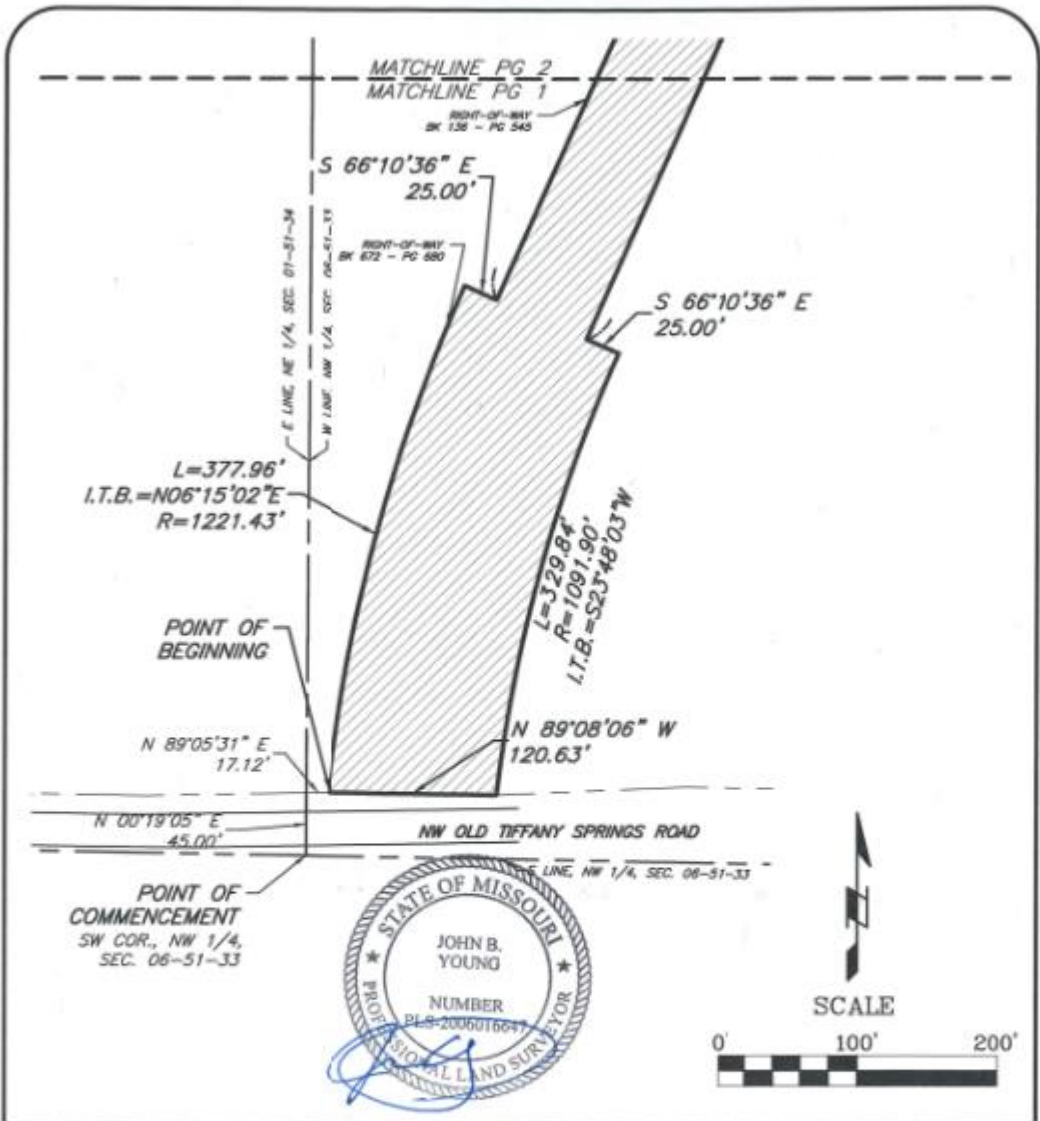
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UTILITY/AGENCY COMMENTS VACATION OF STREETS, ALLEYS AND PLATS

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J & J SURVEY LLC

8680A N. GREEN HILLS ROAD • KANSAS CITY, MO 64134
PHONE (816)741-1017 • FAX (816)741-3318

VACATION EXHIBIT

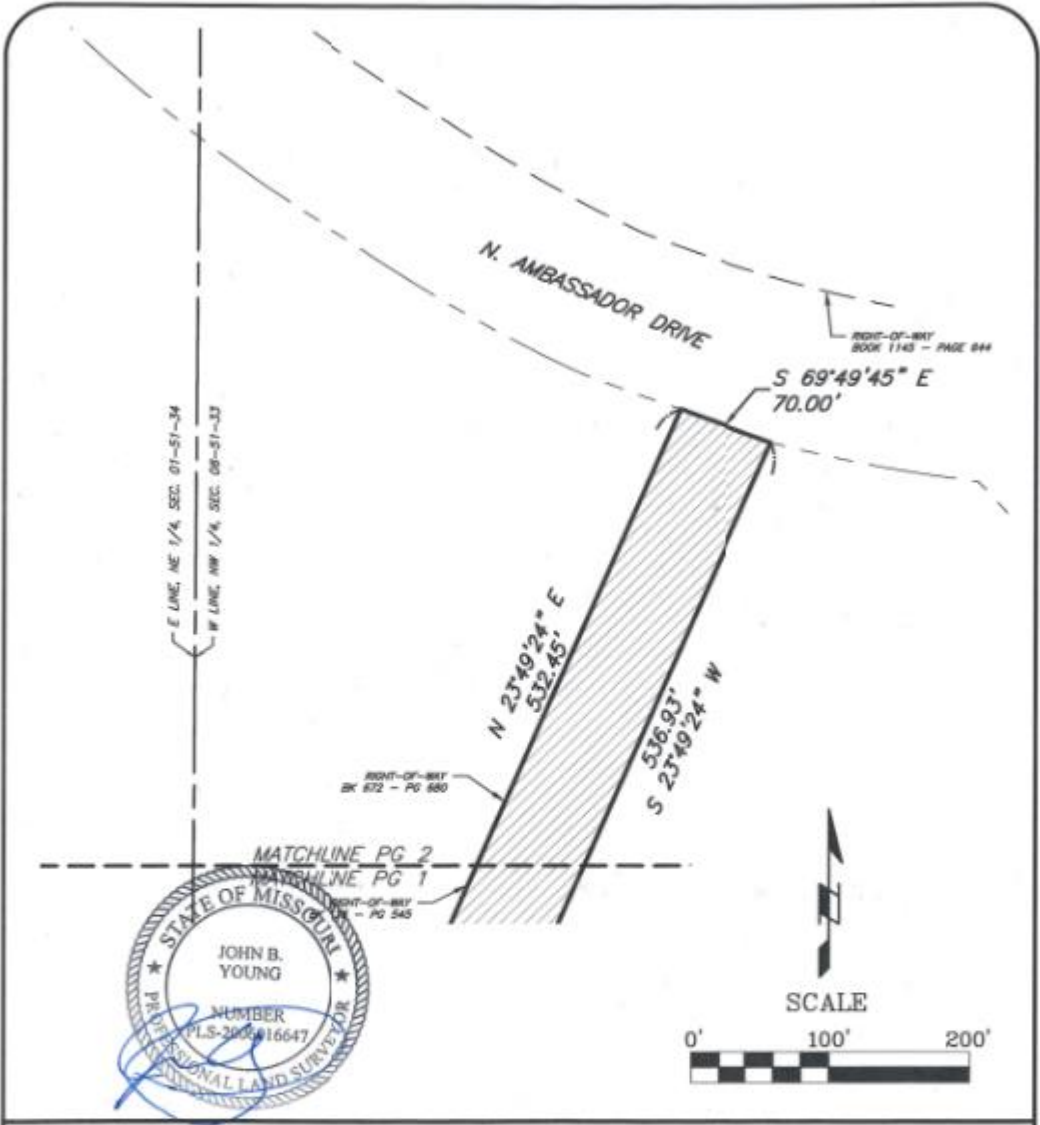
NW QUARTER, SECTION 6-51N-33W
KANSAS CITY, PLATTE COUNTY,
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KANSAS CITY MISSOURI

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Joseph Newton

Authorized Representative

07/11/2024

Date

Return this form to:

Katie Raynor
(Kimley-Horn & Associates, Inc.)
On behalf of the Owner
(Tiffany Land Reserve, LLC)

816-683-7079

Applicant Name

Phone

805 Pennsylvania Ave, Suite 150
Kansas City, MO 64105

kaitlin.raynor@kimley-horn.com

Address

Email



UTILITY/AGENCY COMMENTS VACATION OF STREETS, ALLEYS AND PLATS

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UTILITY CO. VICINITY ENERGY

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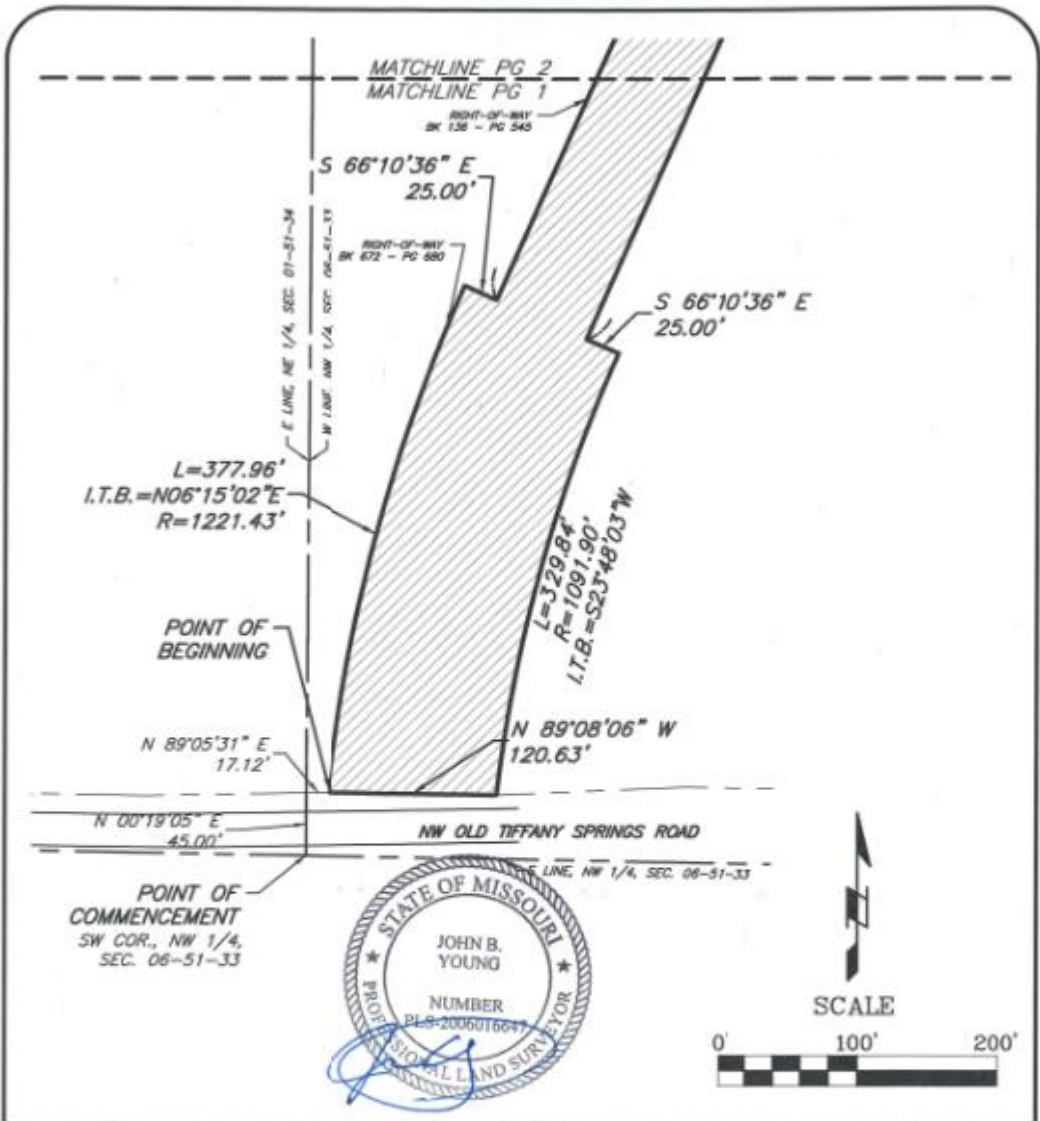
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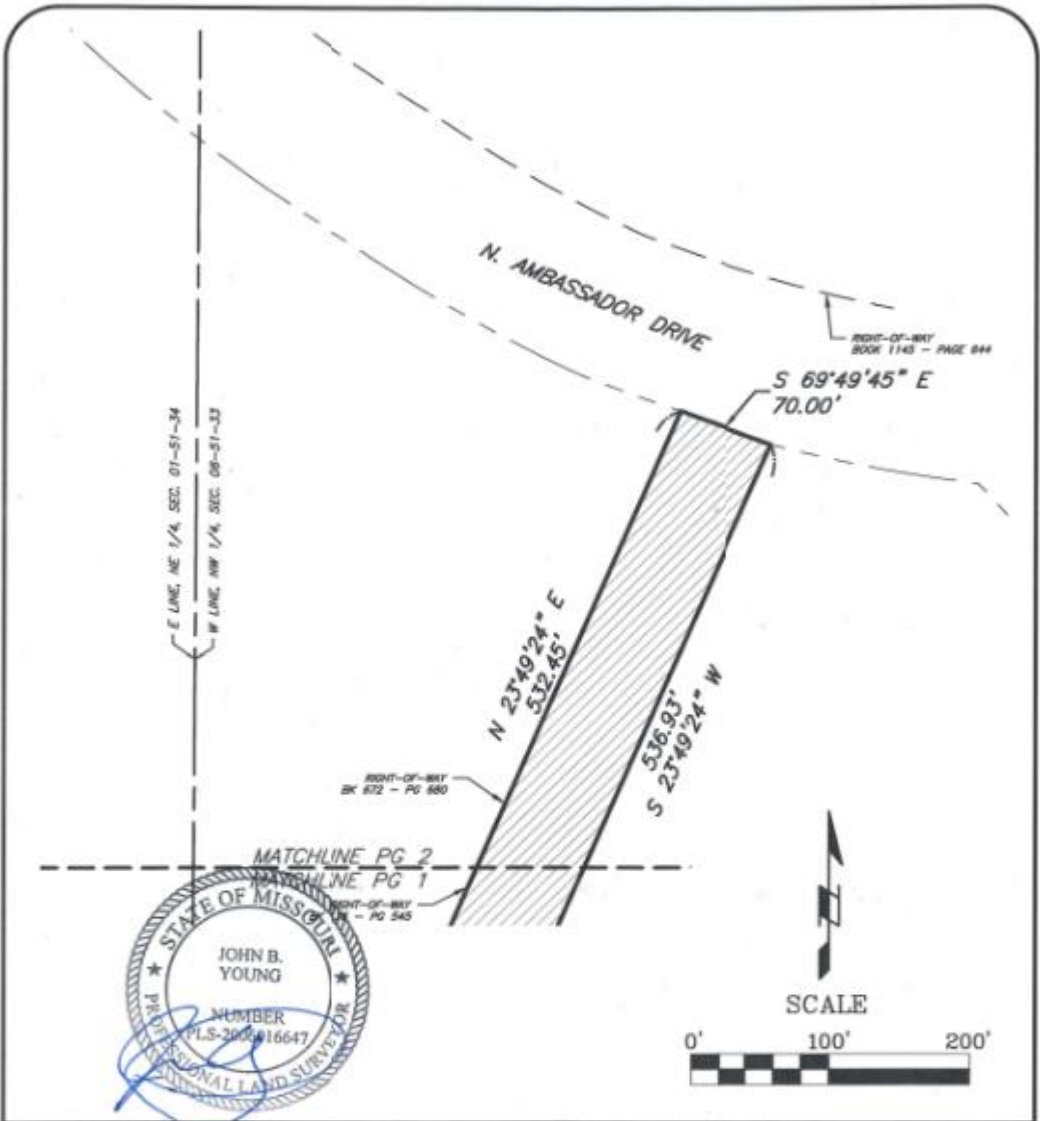
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Craig McNeil, Vicinity Distribution Supervisor *Craig McNeil*
Authorized Representative

7/01/2024
Date

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Katie Raynor
(Kimley-Horn & Associates, Inc.)
On behalf of the Owner
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Applicant Name

Phone

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