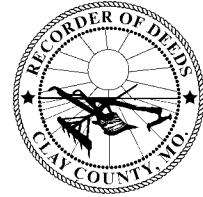


Recorded in Clay County, Missouri

Recording Date/Time: **03/25/2024** at **03:23:04 PM**

Book: **9709** Page: **152**

Instr #: **2024005960**  
Pages: **9**  
Fee: **\$45.00**



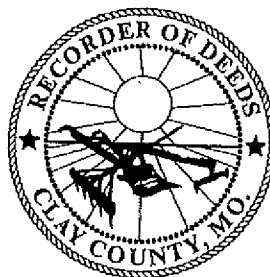
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CITY OF KANSAS CITY, MO - CLERKS OFF...

**Sandra Brock**  
Recorder of Deeds

## RECORDER OF DEEDS CERTIFICATE CLAY COUNTY, MISSOURI

# EXEMPT DOCUMENT

This document has been recorded under exempt status pursuant to RSMO 59.310.4 and this certificate has been added to your document in compliance with the laws of the State of Missouri.



**Sandra Brock**  
Recorder of Deeds  
Clay County Courthouse  
Liberty, MO 64068



CITY OF KANSAS CITY, MISSOURI  
CERTIFICATE OF THE CITY CLERK  
DOCUMENT TO BE RECORDED  
CLAY COUNTY

DATE OF DOCUMENT: March 21 2024

DOCUMENT TITLE: Change and Re-establish Grade 240281

Grantor(s): City of Kansas City, Mo  
Name &  
Address:

Grantee(s): City of Kansas City, Mo  
Name &  
Address: 414 E 12th Street  
Kc mo 64106

LEGAL DESCRIPTION:  
See Page(s) 2-7 of Exhibit \_\_\_\_\_ of the subject document.

The above appears in records and is on file in the Office of the City Clerk, 25<sup>th</sup> Floor, City Hall, and Kansas City, Missouri. I hereby, certify that this is a true and correct copy of the above ordinance.

IN TESTIMONY WHEREOF, I have set my hand affixed the seal of the City on the 25<sup>th</sup> day of March, 2024

**Marilyn Sanders**  
City Clerk

By Marilyn Sanders City Clerk



Return all Recorded Originals To:  
OFFICE OF THE CITY CLERK, 414 E. 12<sup>th</sup> Street  
Kansas City, Missouri 64106



# Kansas City

414 E. 12th Street  
Kansas City, MO  
64106

## Legislation Text

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**File #: 240281**

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### ORDINANCE NO. 240281

Declaring it necessary to change and re-establish the grades on portions of N.E. 48th Street, as well as to open, establish and dedicate Street Right of Way for Project Number 89008895, "N.E. 48th Street Improvements", in Kansas City, Clay County, Missouri; and directing the City Clerk to cause a notice to be published as provided for herein; and directing the City Clerk to cause this ordinance to be recorded in the Office of the Recorder of Deeds for Kansas City, Clay County, Missouri.

WHEREAS, the Council finds that for the public good it is necessary that the grades on N.E. 48th Street, from Interstate 435 to N. Wallace Drive, all in Kansas City, Clay County, Missouri, be changed and re-established; and

WHEREAS, the Council further finds that for the public good it is necessary to open, establish and dedicate Street Right of Way for Project Number 89008895, "N.E. 48th Street Improvements", all in Kansas City, Clay County, Missouri; NOW, THEREFORE,

#### BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That finding it necessary to change and re-establish grades on portions of N.E. 48th Street Improvements, in the area between Interstate 435 and N. Wallace Drive, all being in Kansas City, Clay County, Missouri, the Council hereby directs that the City Clerk cause a notice of said grade changes to be published in the newspaper doing the city printing, on each day of issue of said newspaper for a period of ten (10) days, starting on or about the date following the passage of this ordinance, and providing a period of thirty (30) days for remonstrance starting the same day as the first day of the publication.

Section 2. That said grade changes shall be of the nature described and specified in, and shall be done in accordance with the plans and specifications prepared and certified by the City Engineer under the supervision of the Director of Public Works and identified as KCMO Project Number 89008895, "N.E. 48th Street Improvements", the same being on file in the Office of the Director of Public Works and being incorporated herein by reference.

Section 3. That the width and location of the Right of Way of Project Number 89008895, "N.E. 48th Street Improvements", all being in Kansas City, Clay County, Missouri, as shown on the plans described in Section 2 of this ordinance, are hereby relocated, opened, established, and dedicated as shown on said plans.

Section 4. That the establishing of the grade, width and location of the Right of Way is hereby authorized to commence when this ordinance becomes effective, and shall be built in accordance with the plans and specifications as described in Section 2 of this ordinance; locating and defining the grade points of said street on the proposed project centerline stationing, as found on said plans, said centerline being described by Missouri State Plane Coordinate System, NAD 1983, West Zone, control points, and stationing; said grade points being connected by straight grades (tangents) or vertical curves between such grade points, the elevations of which are herein given below in feet (NAVD 1988), along with other pertinent control data as found on the cover sheet of said plans and shown as follows:

**Horizontal Control**

**Control Point #1**

Set 3/8" imbedded Cap at the SE corner of Worlds of Fun Avenue and N.E. 48th Street intersection.

**Project Coordinates**

N: 1097372.482 (State Plane Coordinates)

E: 2790964.340 (State Plane Coordinates)

Leveled Elev. = 943.797

**Control Point #2**

Set 3/8" imbedded Cap at the NE corner of N. Manchester Avenue and N.E. 48th Street intersection.

**Project Coordinates**

N: 1097433.360 (State Plane Coordinates)

E: 2792003.088 (State Plane Coordinates)

Leveled Elev. = 928.941

**Control Point #3**

Set 3/8" imbedded Cap south of the N.E. 48th Street and N. Tulis Drive intersection.

**Project Coordinates**

N: 1097393.869 (State Plane Coordinates)

E: 2792745.563 (State Plane Coordinates)

Leveled Elev. = 910.418

**Control Point #4**

Set 3/8" imbedded Cap at the NW corner of N. Sycamore Drive and N.E. 48th Street.

**Project Coordinates**

N: 1097417.131 (State Plane Coordinates)

E: 2793380.658 (State Plane Coordinates)

Leveled Elev. = 886.903

**Control Point #5**

Set 3/8" imbedded Cap south of the N.E. 48th Street and Wallace Drive intersection.

**Project Coordinates**

N: 1097360.459 (State Plane Coordinates)

E: 2794255.071 (State Plane Coordinates)

Leveled Elev. = 853.679

**Control Point #6**

Set mag nail at the cul-de-sac at the east end of N.E. 48th Street in the middle of the asphalt.

**Project Coordinates**

N: 1097357.847 (State Plane Coordinates)

E: 2794567.063 (State Plane Coordinates)

Leveled Elev. = 870.486

**Vertical Control**

**Project Bench Marks**

**Buster 3:** Standard KC Metro Aluminum Marker Set in Concrete and Stamped "BUSTER 3 MORC 1974" in a drill hole in the SW Corner of a 2' x 2' concrete base for a large flood light located at the South and East entrance into Worlds of Fun.

N: 1095692.9592      E: 279061.7115

Elevation = 951.77

Elevations are based upon USGS NAVD 88 Datum.

All grade points are on the new centerlines of N.E. 48th Street, as herein described, and as found in said plans in the office of the Director of Public Works, are as follows:

**Centerline of N.E. 48th Street:**

Bearings herein are grid bearings based on the Missouri State Plan Coordinate System, NAD83, West Zone Based upon GPS Observations using MODOT VRS GPS Network.

A description for the relocated centerline of N.E. 48th Street, lying in the North half of Sections 2 and 3, Township 50 North, Range 32 West of the Fifth Principal Meridian, and the South half of Sections 34 and 35, Township 51 North, Range 32 West of the Fifth Principal Meridian, in the municipality of Kansas City, Clay County, Missouri, and being more particularly described as follows:

Beginning 109.35 feet west and 3.61 feet north of the Southwest corner of the Southwest Quarter of Section 34-51-32 West, Centerline Station 70+00.00,

PI N 1097421.2698, E 2790398.7299;

thence South 89 degrees 44 minutes 36 seconds East a distance of 713.97 feet to a point of intersection at Centerline Station 77+13.97,

PI N 10974181.0716, E 2791112.6952;

thence South 89 degrees 01 minutes 06 seconds East a distance of 136.03 feet to the Beginning of full depth pavement construction at Centerline Station 78+50.00,

Beginning of full depth pavement N 1097415.7410, E 2791248.7027;

thence continuing South 89 degrees 01 minutes 06 seconds East a distance of 108.95 feet to a point of curvature at Centerline Station 79+58.95,

PC N 1097413.8743, E 2791357.6342;

thence along a curve to the left, having a central angle of 2 degrees 37 minutes 19 seconds, a radius of 1,000.0 feet, and an arc length of 45.76 feet to a point of tangency at Centerline Station 80+04.71,

PT N 1097413.8743, E 2791357.6342;

thence North 88 degrees 21 minutes 35 seconds East a distance of 137.27 feet to a point of curvature at Centerline Station 81+41.98,

PC N 1097418.0667, E 2791540.6092;

thence along a curve to the right, having a central angle of 1 degrees 48 minutes 06 seconds, a radius of 1,000.0 feet, and an arc length of 31.44 feet to a point of tangency at Centerline Station 81+73.43,

PC N 1097418.4725, E 2791572.0496;

thence South 89 degrees 50 minutes 19 seconds East a distance of 404.94 feet to a point of intersection at Centerline Station 85+78.36,

PI N 1097417.3321, E 2791976.9833;

thence South 89 degrees 28 minutes 37 seconds East a distance of 1099.86 feet to a point of curvature at Centerline Station 96+78.22,

PC N 1097407.2924, E 2793076.7992;

thence along a curve to the right, having a central angle of 2 degrees 50 minutes 14 seconds, a radius of 5,260.0 feet, and an arc length of 260.48 feet to a point of tangency at Centerline Station 99+38.70,

PT N 1097398.4678, E 2793337.1020;

thence South 86 degrees 38 minutes 23 seconds East a distance of 145.43 feet to a point of curvature at Centerline Station 100+84.14,

PC N 1097389.9432, E 2793482.2840;

thence along a curve to the right, having a central angle of 2 degrees 41 minutes 57 seconds, a radius of 2,800 feet, and an arc length of 131.90 feet to a point of tangency at Centerline Station 102+16.04,

PC N 1097385.3155, E 2793614.0938;

thence South 89 degrees 20 minutes 20 seconds East a distance of 783.96 feet to the End of Construction for 48<sup>th</sup> Street, at Centerline Station 110+00.00,

End of Construction N 1097376.2683, E 2794397.9981;

**Street grades for N.E. 48th Street:**

Begin new profile at centerline Station 78+50.00, match grade as shown on plans.

| STATION   | Slope         | ELEVATION |
|---|---------------|-----------|
| 78+50.00 Beginning of Full Depth Pavement         |               |           |
| 79+00.41 PVC                                      | +1.73 percent | 955.95    |
| 80+30.41 PVI                                      |               | 958.20    |
| 81+60.41 PVT                                      | -6.81 percent | 949.36    |
| Length of vertical curve is 260.00 feet.<br>K= 30 |               |           |
| 82+86.00 PVI                                      |               | 940.81    |
| 83+53.87 PVC                                      | -7.72 percent | 935.57    |
| 84+51.37 PVI                                      |               | 928.05    |
| 85+48.87 PVT                                      | +0.92 percent | 928.94    |
| Length of vertical curve is 195.00 feet.<br>K= 23 |               |           |
| 86+68.84 PVC                                      | +0.92 percent | 930.04    |
| 88+23.84 PVI                                      |               | 931.47    |
| 89+78.84 PVT                                      | -6.16 percent | 921.92    |
| Length of vertical curve is 310.00 feet.<br>K= 44 |               |           |
| 90+00.24 PVI                                      |               | 920.60    |
| 91+14.15 PVC                                      | -6.94 percent | 912.70    |
| 91+84.15 PVI                                      |               | 907.84    |
| 92+54.15 PVT                                      | +1.09 percent | 908.60    |

Length of vertical curve is 140.00 feet.

K= 17

|              |               |        |
|--------------|---------------|--------|
| 94+27.33 PVC | +1.09 percent | 910.49 |
| 96+52.33 PVI |               | 912.94 |
| 98+77.33 PVT | -8.24 percent | 894.38 |

Length of vertical curve is 450.00 feet.

K= 48

|               |               |        |
|---------------|---------------|--------|
| 99+30.75 PVI  |               | 889.98 |
| 101+57.69 PVC | -7.67 percent | 872.57 |
| 102+57.69 PVI |               | 864.90 |
| 103+57.69 PVT | -3.99 percent | 860.91 |

Length of vertical curve is 200.00 feet.

K= 54

|               |               |        |
|---------------|---------------|--------|
| 106+26.94 PVC | -3.99 percent | 850.17 |
| 107+21.94 PVI |               | 846.38 |
| 108+16.94 PVT | +5.36 percent | 851.47 |

Length of vertical curve is 200.00 feet.

K= 54

|   |  |        |
|---|--|--------|
| 110+00.00   |  | 861.28 |
| End of full depth construction for 48 <sup>th</sup> Street.<br>PC N 1097376.2683, E 2794397.9981; |  |        |

|   |  |        |
|---|--|--------|
| 110+00.00   |  | 861.28 |
| End of Project for 48 <sup>th</sup> Street.<br>PC N 1097376.2683, E 2794397.9981; |  |        |

**Right of Way for N.E. 48th Street:**

Width of the Right of Way based off the new centerline of N.E. 48th Street.

| Centerline Station | Feet Right |
|--------------------|------------|
| 82+61.91           | 43.00' RT  |
| 83+00.00           | 43.00' RT  |
| 84+00.00           | 43.00' RT  |
| 85+00.00           | 43.00' RT  |
| 85+78.36           | 43.00' RT  |



|           |           |
|-----------|-----------|
| 86+00.00  | 43.00' RT |
| 87+00.00  | 43.00' RT |
| 88+00.00  | 43.00' RT |
| 89+00.00  | 43.00' RT |
| 90+00.00  | 43.00' RT |
| 91+00.00  | 43.00' RT |
| 92+00.00  | 43.00' RT |
| 93+00.00  | 43.00' RT |
| 94+00.00  | 43.00' RT |
| 95+00.00  | 43.00' RT |
| 96+00.00  | 43.00' RT |
| 96+78.22  | 43.00' RT |
| 97+00.00  | 43.00' RT |
| 98+00.00  | 43.00' RT |
| 99+00.00  | 43.00' RT |
| 99+38.70  | 43.00' RT |
| 100+00.00 | 43.00' RT |
| 100+84.14 | 43.00' RT |
| 101+00.00 | 43.00' RT |
| 102+00.00 | 43.00' RT |
| 102+16.04 | 43.00' RT |
| 103+00.00 | 43.00' RT |
| 104+00.00 | 43.00' RT |
| 105+00.00 | 43.00' RT |
| 106+00.00 | 43.00' RT |
| 107+00.00 | 43.00' RT |
| 108+00.00 | 43.00' RT |
| 109+00.00 | 43.00' RT |
| 110+00.00 | 43.00' RT |

Section 5. That this ordinance shall become effective as provided in Section 88.917, RSMo.

Section 6. Upon the effective date of this ordinance, the City Clerk is hereby directed to cause this ordinance to be recorded in the office of the Recorder of Deeds for Kansas City, Clay County, Missouri.



Authenticated as Passed

Quinton Lucas, Mayor

Marilyn Sanders, City Clerk

Approved as to form:

Dustin E. Johnson  
Assistant City Attorney

MAR 21 2024