

ELECTRONICALLY RECORDED
JACKSON COUNTY, MISSOURI

01/30/2023 11:57 AM

FEE: \$153.00 46 PGS

INSTRUMENT NUMBER

2023E0005985



Jackson County
Recorder of Deeds
Exempt Document

This document has been recorded under exempt status
pursuant to RSMo 59.310.4.

This certificate has been added to your document in
compliance with the laws of the State of Missouri.



Diana Smith
Recorder of Deeds

415 E. 12th Street, Room 104
Kansas City, MO 64106

112 W. Lexington, Suite 30
Independence, MO 64050

This page has been recorded as a permanent part of your document. Please do not remove.



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

DATE OF DOCUMENT: January 19, 2023

DOCUMENT TITLE: 230031 - Vacation

Grantor(s)
Name & Address: City of Kansas City
414 E 12th Street
KCMO 64106

Grantee(s)
Name & Address: City of Kansas City
414 E 12th Street
KCMO 64106

LEGAL DESCRIPTION:
See Page(s) 1, 7 of Exhibit _____ of the subject document.

The above appears in records and is on file in the Office of the City Clerk, 25th 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 30th day of January, 2023

Marilyn Sanders
City Clerk

By  _____
City Clerk



Return all Recorded Originals To:
OFFICE OF THE CITY CLERK, 414 E. 12th Street, 25th Floor, Kansas City, Missouri 64106



Kansas City

414 E. 12th Street
Kansas City, MO
64106

Legislation Text

File #: 230031

ORDINANCE NO. 230031

Vacating a 7-foot wide and 116-foot long strip of unimproved of right-of-way containing about 0.02 acres generally located just south of 100 E. 20th Street; and directing the City Clerk to record certain documents. (CD-ROW-2022-00004).

BE IT ORDAINED BY THE COUNCIL OF KANSAS CITY:

Section 1. That the Council of Kansas City does hereby find and declare that on the 10th day of November, 2022, a petition was filed with the City Clerk of Kansas City by Bradley Freeman for the vacation of a portion of right-of-way for East 20th Street, as now established, in Section 8 Township 49 North, Range 33 West of the 5th Principal Meridian in Kansas City, Jackson County, Missouri being bounded and described by or under the direct supervision of Jason S. Roudebush, P.L.S. 2002014092 as follows: Beginning at the southeast corner of Lot 515, Block 38, McGee's Addition, a subdivision of land in said Kansas City, recorded in Book 1 at Page 36 in the Jackson County Recorder of Deeds Office; thence South 02°08'19" West, 7.25 feet; thence North 87°17'55" West, 115.98 feet to a point on the existing east right-of-way line of Walnut Street as now established; thence North 02°04'32" East on said existing east right-of-way line, 7.25 feet to the southwest corner of said Lot 515 also being a point on the existing north right-of-way line of said East 20th Street as now established; thence leaving said existing east right-of-way line, South 87°17'55" East on the south line of said Lot 515 and said existing north right-of-way line, 115.99 feet to the point of beginning. Containing 841 square feet or 0.02 acres, more or less, giving the distinct description of the right-of-way to be vacated, and also the names of the persons and corporations owning or claiming to own the property fronting thereon,

and that the consent of the persons and corporations owning or claiming to own three-fourths of the front feet of the property immediately adjoining said right-of-way has been obtained in writing, that said consent has been acknowledged as deeds are acknowledged, and was duly filed with the petition for such vacation in the City Clerk's Office.

Section 2. That the Council finds that the City Plan Commission has duly endorsed its approval of this Ordinance hereon.

Section 3. That the Council finds that no private rights will be unreasonably injured or endangered by this vacation and that the public will suffer no unreasonable loss or inconvenience thereby.

Section 4. That a portion of right-of-way for East 20th Street, as now established, in Section 8 Township 49 North, Range 33 West of the 5th Principal Meridian in Kansas City, Jackson County, Missouri being bounded and described by or under the direct supervision of Jason S. Roudebush, P.L.S. 2002014092 as follows: Beginning at the southeast corner of Lot 515, Block 38, McGee's Addition, a subdivision of land in said Kansas City, recorded in Book 1 at Page 36 in the Jackson County Recorder of Deeds Office; thence South 02°08'19" West, 7.25 feet; thence North 87°17'55" West, 115.98 feet to a point on the existing east right-of-way line of Walnut Street as now established; thence North 02°04'32" East on said existing east right-of-way line, 7.25 feet to the southwest corner of said Lot 515 also being a point on the existing north right-of-way line of said East 20th Street as now established; thence leaving said existing east right-of-way line, South 87°17'55" East on the south line of said Lot 515 and said existing north right-of-way line, 115.99 feet to the point of beginning. Containing 841 square feet or 0.02 acres, more or less, be and the same is hereby vacated. However, the City of Kansas City reserves an easement and the right to locate, construct and maintain (or to authorize any franchised utility to locate, construct and maintain) conduits, water, gas and sewer pipes, poles and wire, or any of them over, under, along and across the above-described property. The City of Kansas City shall have at all times the right to go upon the above-described property to construct, maintain and repair the same; and nothing in this vacation action shall be construed so as to grant any right to use the above-described property in any manner as would interfere with the construction or reconstruction and proper, safe and continuous maintenance of the aforesaid uses, and specifically, there shall not be built thereon or thereover any structure (except driveways, paved areas, grass, shrubs and fences) without first securing the written approval of the Director of Public Works, subject to the following conditions:

1. The applicant shall retain all utility easements and protect facilities required by AT&T, or relocate the facilities at the cost of the applicant.
2. Applicant shall relocate street lighting facilities managed by Public Works at the cost of the applicant. Preliminary relocation plans shall be sent to Development Services prior to ordinance request.

File #: 230031

Section 5. That the City Clerk of Kansas City, Missouri, be and she is hereby authorized and directed to acknowledge this ordinance as deeds are acknowledged, and to cause this ordinance and the consent of property owners hereinbefore referred to, to be filed for record in the Recorder's Office in Jackson County, Missouri.

Section 6. All Ordinances or parts of Ordinances in conflict with this Ordinance are, in so much as they conflict with this Ordinance, hereby repealed.

Approved as to form and legality:

Sarah Baxter
Sarah Baxter
Senior Associate City Attorney

Approved by the City Plan Commission

[Signature]
Secretary

STATE OF MISSOURI)
COUNTY OF Jackson) ss.

On the 27 day of January, 2023 before me, a Notary Public in and for said County, personally appeared Marilyn Sanders to me known to be the City Clerk of Kansas City, Missouri, in the above and foregoing ordinance mentioned, and acknowledged the said ordinance to be the act and deed of said Kansas City, duly passed by the Council of said City, and became effective as herein stated.

In Testimony Whereof, I have hereunto set my hand and affixed my official seal at my office in Kansas City, Missouri, the day and year first above written.

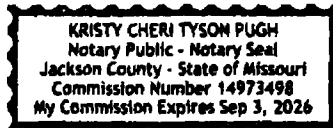


My Authentication as Passed _____, 20____.

Quinton Lucas for
Quinton Lucas, Mayor

Marilyn Sanders for
Marilyn Sanders, City Clerk
JAN 19 2023

Kristy Cheri Tyson Pugh
Notary Public within and for
County, Missouri



Date Passed _____



CITY PLAN COMMISSION STAFF REPORT

City of Kansas City, Missouri
 City Planning & Development Department
www.kcmo.gov/cpc

December 20, 2022

PROJECT NAME
 100 E 20th St - Vacation

DOCKET
 #3

REQUEST
 CD-ROW-2022-00004
 Vacation

APPLICANT
 Bradley Freeman
 Olsson

OWNER
 Safranda MO LLC

| | |
|------------------|-------------------------------|
| Location | 100 E 20 th Street |
| Area | 0.2 acres |
| Zoning | DX-15 |
| Council District | 4 th |
| County | Jackson |
| School District | KCMO 110 |

SURROUNDING LAND USES
North: zoned DX-15, Commercial
South: zoned DX-15, Commercial
East: zoned Dx-15, Commercial
West: zoned UR, Mixed Use/Residential

MAJOR STREET PLAN
 The City's Major Street Plan does not identify any streets at this location as Parks or Boulevards.

LAND USE PLAN
 The Greater Downtown Area Plan recommends Downtown Mixed Uses for the subject property.

APPROVAL PROCESS



PROJECT TIMELINE
 The application for the subject request was filed on 1/31/2022. Full vacation material submittal was made by 11/10/2022. No scheduling deviations from 2022 Cycle X have occurred.

NEIGHBORHOOD AND CIVIC ORGANIZATIONS NOTIFIED
 A public hearing notification was sent to surrounding property owners within 300 feet of the subject site.

REQUIRED PUBLIC ENGAGEMENT
 Public engagement as required by 88-505-12 does not apply to this request.

EXISTING CONDITIONS
 The subject property is currently seeking a change of use for City Dogs KC, which will be an animal daycare center on Walnut Street.

SUMMARY OF REQUEST + KEY POINTS
 The applicant is seeking to vacate a portion of the right of way to the north of E 20th Street between the sidewalk and building running east to west along the southern property line of 100 e 20th street.

There is a small ~5-foot by ~19-foot portion of the right-of-way to the west that appears to be sidewalk.

PROFESSIONAL STAFF RECOMMENDATION

| | |
|---------------|------------------------|
| Docket | Recommendation: |
| #3 | Denial |

RELATED CASES

There are no related cases to this vacation.

STREET, ALLEY OR PLAT VACATIONS

In order to determine that no private rights will be unreasonably injured or endangered by the vacation and the public will suffer no unreasonable loss or inconvenience, the city planning and development director, city plan commission, and city council must consider at least the following factors:

88-560-10-A. All property owners adjacent to the right-of-way shall have legal access to another public right-of-way. Such access shall be physically feasible and shall not result in an unreasonable burden or unsafe conditions on the alternate right-of-way.

This right of way vacation is for a portion of 20th street running East to West along the southern property line of 100 E 20th Street. It will not create an unreasonable burden for property owners to access another public right-of-way.

88-560-10-B. The retention of the public right-of-way or subdivision serves no current purposes and no future useful public purpose is anticipated.

Preserving the existing right-of-way proposed for vacation in its current condition does serve current or future public purpose, specifically the western portion of the proposed vacation could disrupt pedestrian connectivity.

88-560-10-C. The vacation will not result in a violation of 88-405.

The vacation will not be in violation of 88-405 (the Subdivision Design and Improvement Standards)

88-560-10-D. The vacation shall not disrupt the constructed street network or reduce existing physical connectivity.

The vacation includes a 4.91-foot-wide (e-w) and 19.03-foot-long (n-s) portion of sidewalk on the western side of the proposal that could potentially disrupt pedestrian connectivity. Once vacated this portion of the proposal would be the applicant's property, and pedestrian connectivity would not be guaranteed.

88-560-10-E. The vacation shall not result in a dead-end street or alley.

The proposed vacation will not result in a dead-end street or alley.

88-560-10-F. The vacation shall not result in street traffic being routed through an alley.

No traffic will be routed through an alley as a result of this vacation.

88-560-10-G. The vacation shall not vacate half the width of a street or alley.

This vacation will not vacate half the width of any street or alley.

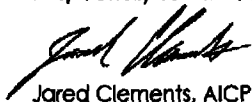
88-560-10-H. The right-of-way to be vacated is not on the Major Street Plan.

The area being vacated is not on the Major Street Plan.

PROFESSIONAL STAFF RECOMMENDATION

Staff recommends **Denial** of this application. Should the commission vote to recommend approval of this application, conditions can be found in the attached Plan Conditions Report.

Respectfully Submitted,



Jared Clements, AICP
Planner



Plan Conditions

Report Date: December 16, 2022

Case Number: CD-ROW-2022-00004

Project:

Condition(s) by City Planning and Development Department. Contact Jared Clements at (816) 513-8826 / jared.clements@kcmo.org with questions.

1. The applicant shall retain all utility easements and protect facilities required by AT&T, or relocate the facilities at the cost of the applicant.
2. Applicant shall relocate Streetlighting facilities managed by Public Works at the cost of the applicant. Preliminary relocation plans shall be sent to Development Services prior to Ordinance Request.

December 9, 2021
City Plan Commission

c/o City Planning & Development Dept
15th Floor – City Hall
414 E 12th Street
Kansas City, MO 64106

Dear Commission Members:

The purpose of this letter is to formally request Right-of-Way (ROW) vacation for a segment of E. 20th Street.

ROW Vacation will be to provide an elevated outdoor space next to the existing building, and to remove this space from the existing ROW. There are no known utilities or easements within this portion of ROW. This vacation request relates to approximately 0.02 acres of total vacation.

Please contact us should you have any questions and we hope you agree with this request for vacation.

Sincerely,
OLSSON, INC.

David Eickman
Technical Leader



APPLICATION FOR VACATION OF RIGHT-OF-WAY OR PLAT

City Planning & Development Department
City Hall, 414 E. 12th Street, 15th floor; Kansas City, MO 64106-2795
Phone (816) 513-8801 | Fax (816) 513-2838 | www.kcmo.gov/planning

| | | |
|------------------------|-------------------|--------------------|
| FOR OFFICE USE: | CASE #: | CPC DATE: |
| KIVA #: | RECEIPT #: | FILING FEE: |

1. CONTACT INFORMATION

Applicant Vince Bryant Company 3D Development
 Address 2100 Central Street, Suite 41 City & State Kansas City, MO Zip 64108
 Telephone (913) 530-8992 Fax () Email vb@dream-design-develop.com

Property Owner(s) (if different from applicant) Safranda MO LLC and 100E20LLC Vince Bryant
 Address 2100 Central Street, Suite 41 City & State Kansas City, MO Zip 64108
 Telephone (913) 530-8992 Fax () Email vb@dream-design-develop.com

Agent/Contact David Eickman Company Olsson
 Address 1301 Burlington, ste 100 City & State North Kansas City, MO Zip 64116
 Telephone (816) 361-1177 Fax () Email deickman@olsson.com

* **All correspondence should be sent to (check ONE):** Applicant Property Owner Agent/Contact

2. VACATION LOCATION / ADDRESS

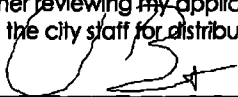
100E 20th St, Kansas City, MO 64108

4. REQUIRED ATTACHMENTS

- Completed Application
- \$290.00 fee** (Payable to City Treasurer KCMO) Additional deposit due prior to the public hearing, per Chapter 75.
- Map showing right-of-way to be vacated
- Legal description** may be required. Contact a staff planner to determine if needed.
- Letter Of Purpose** – Please submit a letter addressed to the City Plan Commission in care of this Department, briefly explaining the purpose of the requested vacation.
- Pre-application consultation** Indicate which planner you met with in the Development Management Division (15th Floor) Planner Joe Rexwinkle Date 10/17/2021

5. The information presented with this application is true and correct to the best of the undersigned's knowledge and consists of the required items as listed above, necessary for a complete application

- By checking this box I acknowledge that the applicant team may not contact or have discussions with any commissioner reviewing my application. I understand any letters or emails to the commission must be provided to the city staff for distribution.

Signature 

Printed Name Vincent L. Bryant Date 12/22/2021

SUCCESSFUL RIGHT-OF-WAY VACATION TIMELINE

Schedule a pre-application consultation with a planner in the Development Management Division of the City Planning and Development Department, 15th floor, City Hall, 414 E. 12th St., Kansas City, Mo., 64106; 816-513-8801. Complete the Application to Vacate Right-of-Way and return it to the City Planning and Development Department along with the legal description (if required) and survey or sketch of the portion of right-of-way to be vacated.

A preliminary review of the application will be made, after which the petitioner will receive a petition form for vacation, a consent form and utility agency approval forms that must be filled out and returned before further action by the city will be undertaken. **(1 week)**

Petitioner collects signatures required to complete petition and consent forms and petitioner distributes and collects utility agency approval forms. Petitioner may have to comply with special requirements of reviewing agencies. An application will not be processed without agency review and the application will not be approved by the city over the objections of a utility or affected agency. **(Duration determined by petitioner's success and efforts)**

Once all forms are completed the petitioner returns the forms to the City Planning and Development Department. Returned forms are reviewed by the staff planner for completeness **(1 week)** and the Request for Vacation is placed on the City Plan Commission docket determined by the next submittal cut-off date. Staff sends out notification to property owners within 185' of the proposed vacation.

The City Plan Commission will hold a public hearing to review the request and will hear recommendations from appropriate staff members. Petitioner or appointed representative must be present at this hearing, and should bring any materials they may have in support of the request. Any person affected by the proposed vacation will be given an opportunity to speak at this hearing.

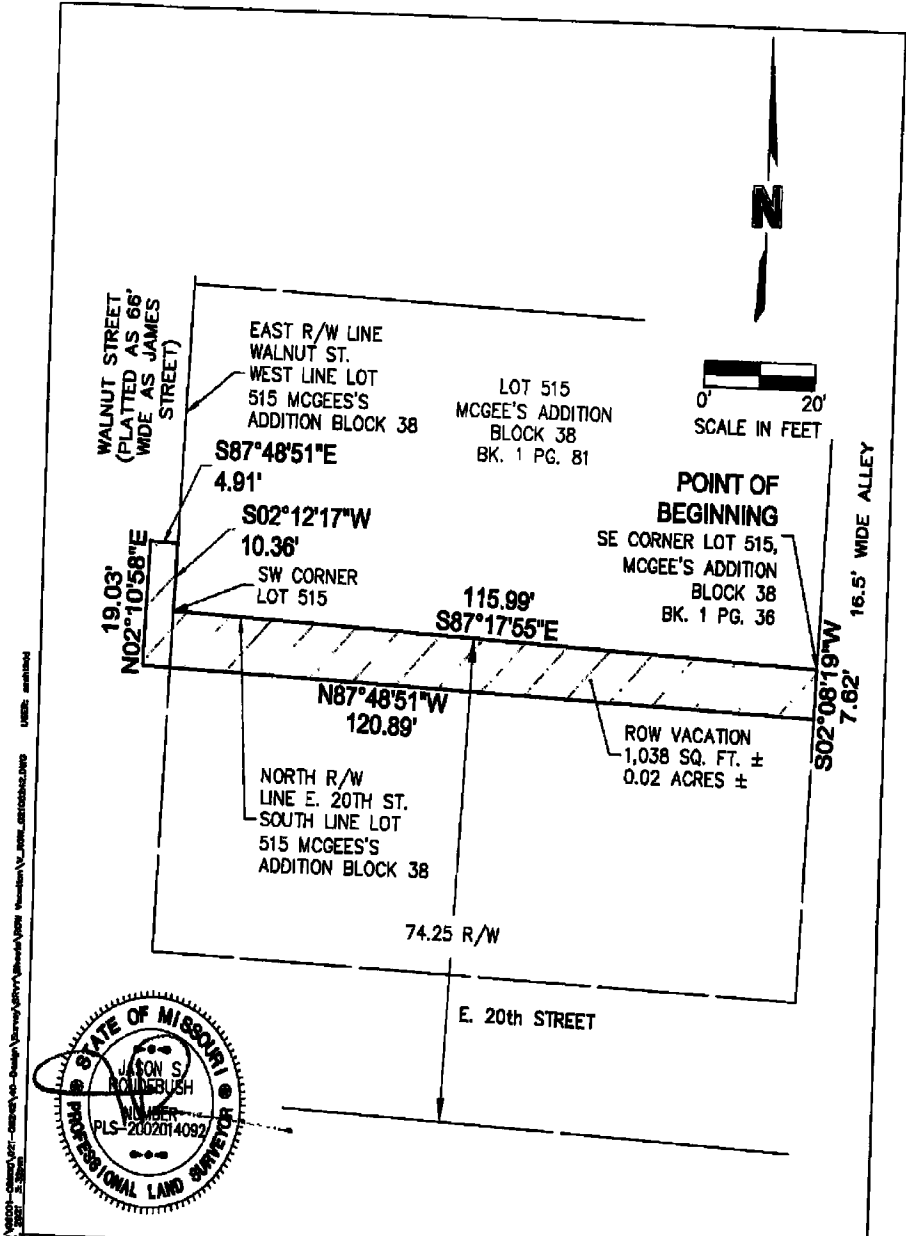
The City Plan Commission will then make a recommendation. It may include conditions that must be complied with before the application can be processed further. These usually involve granting easements to utilities and city agencies. City Staff creates an ordinance request. **(1 week)**

Notice of hearing is posted by the City Clerk. The 1st Reading of the Ordinance is heard by City Council. The Ordinance Request is then forwarded to the Planning, Zoning and Economic Development Committee. **(2 weeks)**

The following Wednesday, the Planning, Zoning and Economic Development Committee will hear the Ordinance Request. The Committee will approve or deny the request. The petitioner should be present at this hearing and will be notified of the time, date and place.

If the request is approved they will either advance it to the next Thursday Council Session or it will be heard at the following week's Council Session. Attendance by the applicant is not necessary. City Council passes the Ordinance in Council Session.

After the Planning, Zoning and Economic Development Committee hearing, no further action is required by the petitioner. Ten days following favorable City Council action, recording of the vacation will begin in the records of the appropriate county recorder. The recording process usually takes 1-4 weeks, depending upon the county government involved.



| | | | |
|-----------------------|---|---|---------|
| PROJECT NO: 021-08242 | ROW VACATION EXHIBIT | 1001 Hollington Street North Kansas City, MO 64116 TEL 816.301.1177 FAX 816.301.1888 www.olsson.com | EXHIBIT |
| DRAWN BY: SPB | EAST 20TH STREET | | 1 of 2 |
| DATE: 12-07-2021 | KANSAS CITY, JACKSON COUNTY, MISSOURI SEC. 8-T. 68N-R. 23W | | |

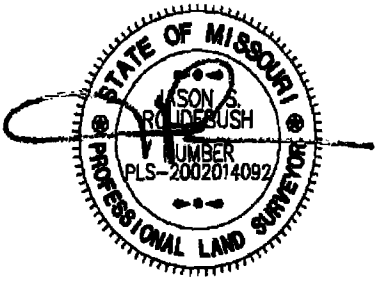
P:\2021\08242\021-08242.dwg - Jason S. Roundbush (12/07/2021) - 12/07/2021 10:00 AM
 PLS-2002014092
 J. Roundbush
 MISSOURI


RIGHT OF WAY VACATION-VILLAGE SQUARE
 OLSSON NO. 021-06242
 DECEMBER 07, 2021

RIGHT-OF-WAY VACATION DESCRIPTION:

A PORTION OF RIGHT-OF-WAY FOR EAST 20TH STREET AND WALNUT STREET, AS NOW ESTABLISHED, IN SECTION 8 TOWNSHIP 49 NORTH, RANGE 33 WEST OF THE 5TH PRINCIPAL MERIDIAN IN KANSAS CITY, JACKSON COUNTY, MISSOURI BEING BOUNDED AND DESCRIBED BY OR UNDER THE DIRECT SUPERVISION OF JASON S. ROUDEBUSH, P.L.S. 2002014092 AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF LOT 515, BLOCK 38, MCGEE'S ADDITION, A SUBDIVISION OF LAND IN SAID KANSAS CITY, RECORDED IN BOOK 1 AT PAGE 36 IN THE JACKSON COUNTY RECORDER OF DEEDS OFFICE; THENCE SOUTH 02°08'19" WEST, 7.62 FEET; THENCE NORTH 87°48'51" WEST, 120.89 FEET; THENCE NORTH 02°10'58" EAST, 19.03 FEET; THENCE SOUTH 87°48'51" EAST, 4.91 FEET TO A POINT ON THE WEST LINE OF SAID LOT 515, ALSO BEING A POINT ON THE EXISTING EAST RIGHT-OF-WAY LINE OF WALNUT STREET AS NOW ESTABLISHED; THENCE SOUTH 02°12'17" WEST ON SAID WEST LINE AND SAID EXISTING EAST RIGHT-OF-WAY LINE, 10.36 FEET TO THE SOUTHWEST CORNER OF SAID LOT 515, ALSO BEING A POINT ON THE EXISTING NORTH RIGHT-OF-WAY LINE OF SAID EAST 20TH STREET AS NOW ESTABLISHED; THENCE SOUTH 87°17'55" EAST ON THE SOUTH LINE OF SAID LOT 515 AND SAID EXISTING NORTH RIGHT-OF-WAY LINE, 115.99 FEET TO THE POINT OF BEGINNING. CONTAINING 1,038 SQUARE FEET OR 0.02 ACRES, MORE OR LESS.

F:\Users\jason\OneDrive\Documents\Survey\Projects\021-06242\021-06242.dwg
 USER: jason
 DATE: 12/07/2021 3:25:31



| | | | |
|-----------------------|---|--|---------|
| PROJECT NO: 021-06242 | ROW VACATION DESCRIPTION |  1301 Burlington Street North Kansas City, MO 64116 TEL 816.381.1177 FAX 816.381.1888 www.olsson.com Olson - Land Surveying - MO 398, KS 114, MO Certificate of Authority 001602 | EXHIBIT |
| DRAWN BY: SFS | EAST 20TH STREET | | 2 of 2 |
| DATE: 12-07-2021 | KANSAS CITY, JACKSON COUNTY, MISSOURI SEC. 8-T. 49N-R. 33W | | |



CONSENT TO 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

Case No.

In the matter of the vacation of:

A portion of right-of-way for East 20th Street and Walnut Street, as now established, in Section 8 Township 49 North, Range 33 West of the 5th Principal Meridian in Kansas City, Jackson County, Missouri being bounded and described by or under the direct supervision of Jeffrey P. Means, P.L.S. 2000147866 as follows: Beginning at the Southeast corner of Lot 515, Block 38, MCGEE'S ADDITION, a subdivision of land in said Kansas City, recorded in Book 1 at Page 36 in the Jackson County Recorder of Deeds Office ; thence South 02°08'19" West, 7.62 feet; thence North 87°48'51" West, 120.89 feet; thence North 02°10'58" East, 19.03 feet; thence South 87°48'51" East, 4.91 feet to a point on the West line of said Lot 515, also being a point on the existing East right-of-way line of Walnut Street as now established; thence South 02°12'17" West on said West line and said existing East right-of-way line, 10.36 feet to the Southwest corner of said Lot 515, also being a point on the existing North right-of-way line of said East 20th Street as now established; thence South 87°17'55" East on the South line of said Lot 515 and said existing North right-of-way line, 115.99 feet to the Point of Beginning. Containing 1,038 square feet or 0.02 acres, 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



CONSENT TO 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

CONSENT OF LIMITED LIABILITY COMPANIES

Case No.

| Owner's name | Legal description of property |
|--|-------------------------------|
| <p>Safanda MO, LLC David m Belfonte <i>[Signature]</i></p> | |

(additional sheets attached as required)

STATE OF Missouri)
COUNTY OF Jackson) ss.

On this 8 day of March, 2020, before me, a Notary Public in and for said state, personally appeared David m Belfonte who being by me duly sworn did say that he/she is the managing member of Safanda Mo, a MO limited liability company, and that the within instrument was signed and sealed in behalf of said limited liability company by authority of its members, and acknowledged said instrument to be the free act and deed of said limited liability company for the purposes therein stated.

Subscribed and sworn to before me on this 8 day of March, 2020.

Notary Public in and for Said County and State

[Signature]
Notary Public

My Commission Expires:
02/10/2024

YOLANDA BENTLEY
NOTARY PUBLIC-NOTARY SEAL
STATE OF MISSOURI
JACKSON COUNTY
MY COMMISSION EXPIRES 2/10/2024
COMMISSION # 15398605



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

CASE NO.

UTILITY CO. ENERGY

Be it known that City of Kansas City, Missouri, 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:

A portion of right-of-way for East 20th Street and Walnut Street, as now established, in Section 8 Township 48 North, Range 33 West of the 5th Principal Meridian in Kansas City, Jackson County, Missouri being bounded and described by or under the direct supervision of Jeffrey P. Means, P.L.S. 2000147888 as follows: Beginning at the Southeast corner of Lot 515, Block 38, MCGEE'S ADDITION, a subdivision of land in said Kansas City, recorded in Book 1 at Page 38 in the Jackson County Recorder of Deeds Office; thence South 02°08'19" West, 7.62 feet; thence North 87°48'51" West, 120.69 feet; thence North 02°10'58" East, 19.03 feet; thence South 87°48'51" East, 4.91 feet to a point on the West line of said Lot 515, also being a point on the existing East right-of-way line of Walnut Street as now established; thence South 02°12'17" West on said West line and said existing East right-of-way line, 10.36 feet to the Southwest corner of said Lot 515, also being a point on the existing North right-of-way line of said East 20th Street as now established; thence South 87°17'55" East on the South line of said Lot 515 and said existing North right-of-way line, 115.99 feet to the Point of Beginning. Containing 1,038 square feet or 0.02 acres, more or less.

for the following purpose: To provide an expanded patio on the adjacent building.

- 1. Our utility/agency has facilities or interest within this right of way:
[X] Yes (proceed to #2) [] No (form complete)
2. Our utility/agency:
[X] 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.

AMAR CHEEMA [Signature]
Authorized Representative

11/04/2022
Date

Return this form to:

David Eickman 816.442.6046
Applicant Name Phone

Olsson
Address

1301 Burlington #100 North Kansas City, MO 64116 deickman@olsson.com
Address 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

CASE NO. UTILITY co. KCMO Fire

Be it known that City of Kansas City, Missouri, 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:

A portion of right-of-way for East 20th Street and Walnut Street, as now established, in Section 8 Township 49 North, Range 33 West of the 5th Principal Meridian in Kansas City, Jackson County, Missouri being bounded and described by or under the direct supervision of Jeffrey P. Means, P.L.S. 2000147866 as follows: Beginning at the Southeast corner of Lot 515, Block 38, MCGEE'S ADDITION, a subdivision of land in said Kansas City, recorded in Book 7 at Page 38 in the Jackson County Recorder of Deeds Office ; thence South 02°08'19" West, 7.82 feet; thence North 87°48'51" West, 120.89 feet; thence North 02°10'58" East, 18.03 feet; thence South 87°48'51" East, 4.81 feet to a point on the West line of said Lot 515, also being a point on the existing East right-of-way line of Walnut Street as now established; thence South 02°12'17" West on said West line and said existing East right-of-way line, 10.36 feet to the Southwest corner of said Lot 515, also being a point on the existing North right-of-way line of said East 20th Street as now established; thence South 87°17'55" East on the South line of said Lot 515 and said existing North right-of-way line, 115.99 feet to the Point of Beginning. Containing 1,038 square feet or 0.02 acres, more or less.

for the following purpose:

- 1. Our utility/agency has facilities or interest within this right of way:
[] Yes (proceed to #2) [X] No (form complete)
2. Our utility/agency:
[X] 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 4/19/2022
Authorized Representative Date

Return this form to:

David Eickman 816.442.6046
Applicant Name Phone

Olsson
1301 Burlington #100 North Kansas City, MO 64116 deickman@olsson.com
Address 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

CASE NO. UTILITY CO. KCMO Streetlights

Be it known that City of Kansas City, Missouri, 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:

A portion of right-of-way for East 20th Street and Walnut Street, as now established, in Section 8 Township 49 North, Range 33 West of the 5th Principal Meridian in Kansas City, Jackson County, Missouri being bounded and described by or under the direct supervision of Jeffrey P. Means, P.L.S. 2000147866 as follows: Beginning at the Southeast corner of Lot 515, Block 38, MCGEE'S ADDITION, a subdivision of land in said Kansas City, recorded in Book 1 at Page 36 in the Jackson County Recorder of Deeds Office ; thence South 02°08'19" West, 7.62 feet; thence North 87°48'51" West, 120.89 feet; thence North 02°10'58" East, 19.03 feet; thence South 87°48'51" East, 4.91 feet to a point on the West line of said Lot 515, also being a point on the existing East right-of-way line of Walnut Street as now established; thence South 02°12'17" West on said West line and said existing East right-of-way line, 10.36 feet to the Southwest corner of said Lot 515, also being a point on the existing North right-of-way line of said East 20th Street as now established; thence South 87°17'55" East on the South line of said Lot 515 and said existing North right-of-way line, 115.99 feet to the Point of Beginning. Containing 1,038 square feet or 0.02 acres, more or less.

for the following purpose:

- 1. Our utility/agency has facilities or interest within this right of way:
[checked] 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)
[checked] will waive objections subject to the following conditions (describe below)
[] Retain utility easement and protect facilities
[] Relocate facilities
[checked] Other: See email for instructions.

- 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.

Octavio Moncada 12/16/2021
Authorized Representative Date

Return this form to:
David Eickman 816.442.6046
Applicant Name Phone
Olsson
1301 Burlington #100 North Kansas City, MO 64116 deickman@olsson.com
Address Email

1:10,000
 U.S. GEOLOGICAL SURVEY
 WATER RESOURCES DIVISION
 SAN FRANCISCO DISTRICT
 SAN FRANCISCO, CALIF.

SHEET NO. 144
 OF 144

DATE OF SURVEY: 1957
 DATE OF PUBLICATION: 1958

BY: J. W. GARDNER
 AND OTHERS

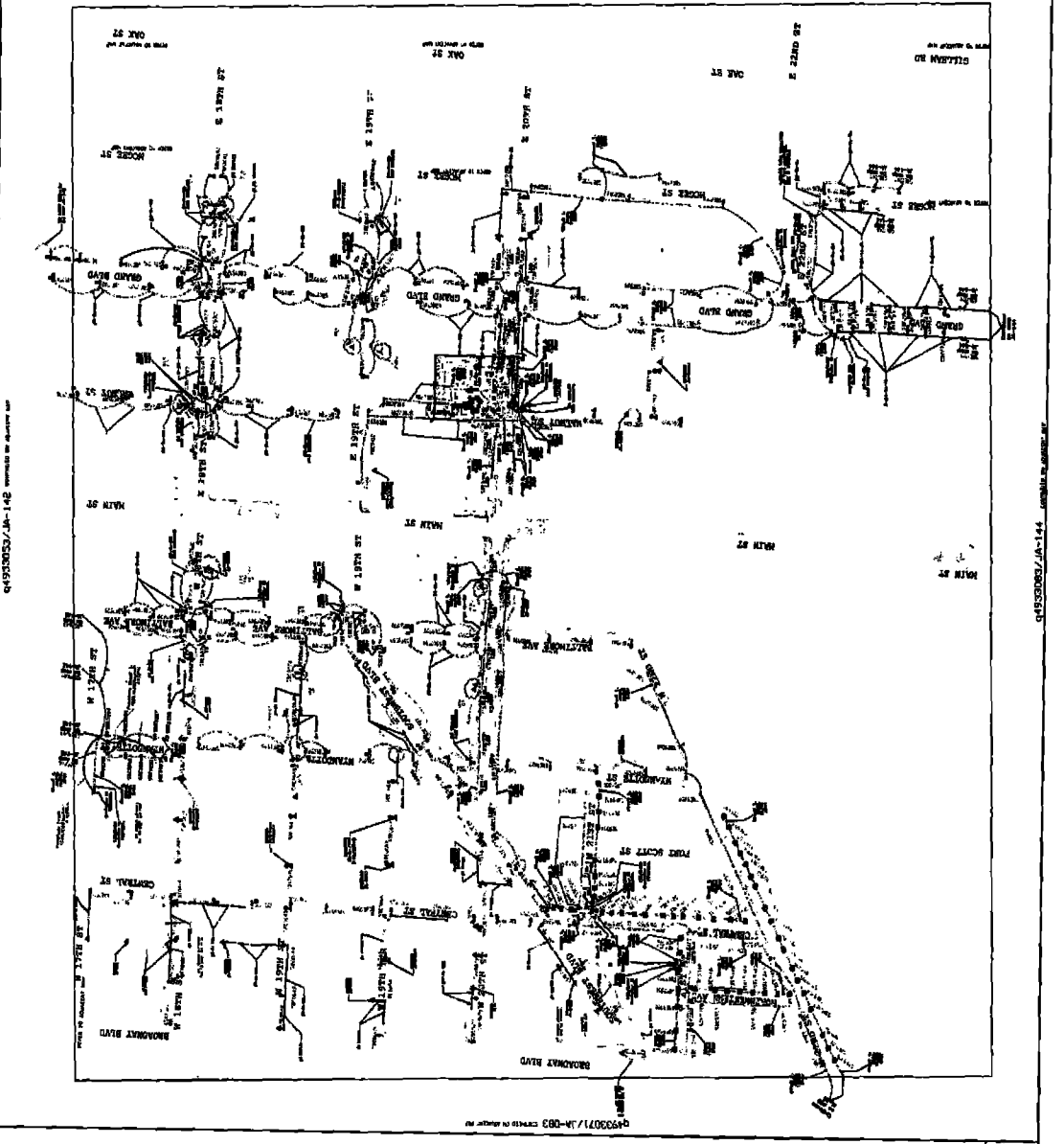
CHECKED BY: J. W. GARDNER
 AND OTHERS

SCALE: AS SHOWN

| | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
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| 1 | 2 | 3 | 4 | 5 | 6 | 7 | 8 | 9 | 10 | 11 | 12 | 13 | 14 | 15 | 16 | 17 | 18 | 19 | 20 | 21 | 22 | 23 | 24 | 25 | 26 | 27 | 28 | 29 | 30 | 31 | 32 | 33 | 34 | 35 | 36 | 37 | 38 | 39 | 40 | 41 | 42 | 43 | 44 | 45 | 46 | 47 | 48 | 49 | 50 | 51 | 52 | 53 | 54 | 55 | 56 | 57 | 58 | 59 | 60 | 61 | 62 | 63 | 64 | 65 | 66 | 67 | 68 | 69 | 70 | 71 | 72 | 73 | 74 | 75 | 76 | 77 | 78 | 79 | 80 | 81 | 82 | 83 | 84 | 85 | 86 | 87 | 88 | 89 | 90 | 91 | 92 | 93 | 94 | 95 | 96 | 97 | 98 | 99 | 100 |
|---|---|---|---|---|---|---|---|---|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|----|-----|

INDEX
 SYMBOLS AND DESCRIPTIONS
 (Detailed list of symbols and their meanings for the map)

49-144



David Eickman

From: Moncada, Octavio <Octavio.Moncada@kcmo.org>
Sent: Thursday, December 16, 2021 11:37 AM
To: Brad Freeman
Cc: Hadjian, Mahmoud; Pecina, Victor; Lowe, Stacey; Kaspar, Lucas
Subject: RE: Right of Way Vacation Request - 100 E. 20th St, KCMO 64108
Attachments: Letter of Purpose.pdf; ROW Exhibit.pdf; ROW Vacation.pdf; Agency Comment Template.pdf; Finalized JA-143-Model.pdf

Follow Up Flag: Follow up
Flag Status: Completed

Hi Mr. Freeman,

We have existing facilities in the ROW you are wishing us to vacate. You'll need to address and send relocation plans of our facilities to Development Services to be included in your construction plans.

You can forward preliminary relocation plans for review and comments to Victor Pecina.

Thanks,

Octavio Moncada

From: Hadjian, Mahmoud
Sent: Tuesday, December 14, 2021 8:30 AM
To: Moncada, Octavio <Octavio.Moncada@kcmo.org>
Subject: FW: Right of Way Vacation Request - 100 E. 20th St, KCMO 64108

Please handle. Thanks.



Mahmoud Hadjian, PE, ENV SP, MBA
Division Manager / Assistant City Engineer
Street Lighting Services
Capital Projects Division
Public Works
City of Kansas City, Mo.
5310 Municipal Avenue
Kansas City, MO 64120
Email: mahmoud.hadjian@kcmo.org
Phone: 816-513-9852
Fax: 816-513-9876

From: Brad Freeman <bfreeman@olsson.com>
Sent: Tuesday, December 14, 2021 8:29 AM
To: Hurst, Sara <Sara.Hurst@kcmo.org>
Cc: Hadjian, Mahmoud <Mahmoud.Hadjian@kcmo.org>
Subject: Right of Way Vacation Request - 100 E. 20th St, KCMO 64108

EXTERNAL: This email originated from outside the kcmo.org organization. Use caution and examine the sender address before replying or clicking links.

Good morning,

We're looking to vacate a portion of E. 20th Street to provide room for a building addition, and require an agency comment form from your company to proceed with the vacation. Please fill out the attached comment form and return it at the soonest convenient moment. It should be noted that this vacation only affects the right-of-way for front street so your utility easement should remain unchanged in the area.

Attached you'll find.

- Agency comment form for you to fill out and return**
- ROW Vacation description showing the area to be vacated**
- ROW Exhibit to further clarify the vacation area**
- A letter of purpose**

Feel free to reach out if you have any questions and thank you for your time,

Brad Freeman, PE
Project Engineer / Civil

D 515.867.2755

1717 Ingersoll Avenue, Suite 111

Des Moines, IA 50309

O 515.331.6517



Follow Us: Facebook / Twitter / Instagram / LinkedIn / YouTube

View Legal Disclaimer



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

CASE NO. _____

UTILITY CO. KC Water

Be it known that City of Kansas City, Missouri 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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1. Our utility/agency has facilities or interest within this right of way:
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 - 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.

David W. Eickman _____ 10/28/2022
 Authorized Representative Date

Return this form to:

David Eickman
Applicant Name

816.442.6046
Phone

Olsson

1301 Burlington #100 North Kansas City, MO 64116
Address

deickman@olsson.com
Email

**December 14, 2021
City Plan Commission**

**c/o City Planning & Development Dept
15th Floor – City Hall
414 E 12th Street
Kansas City, MO 64108**

Dear Commission Members:

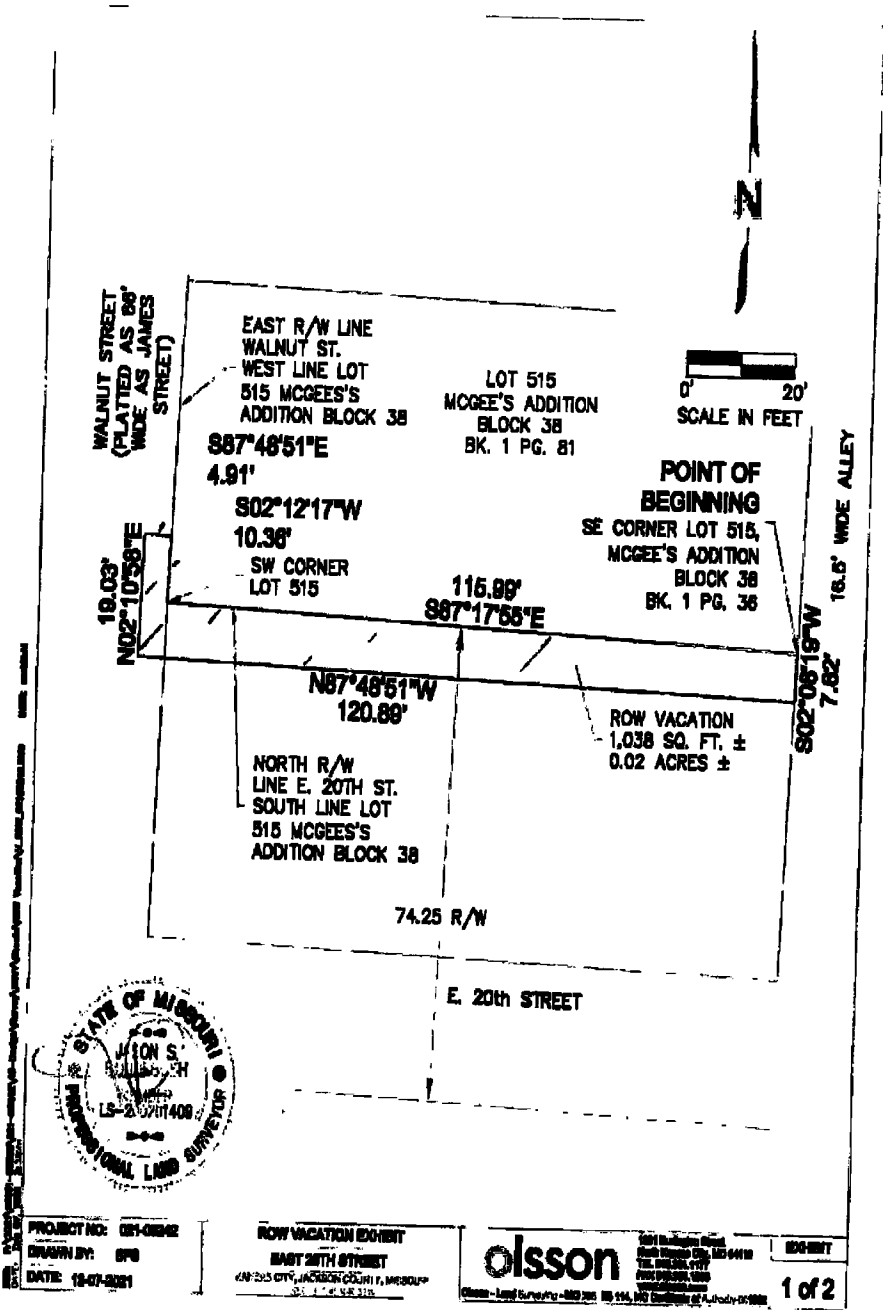
The purpose of this letter is to formally request Right-of-Way (ROW) vacation for a segment of E. 20th Street.

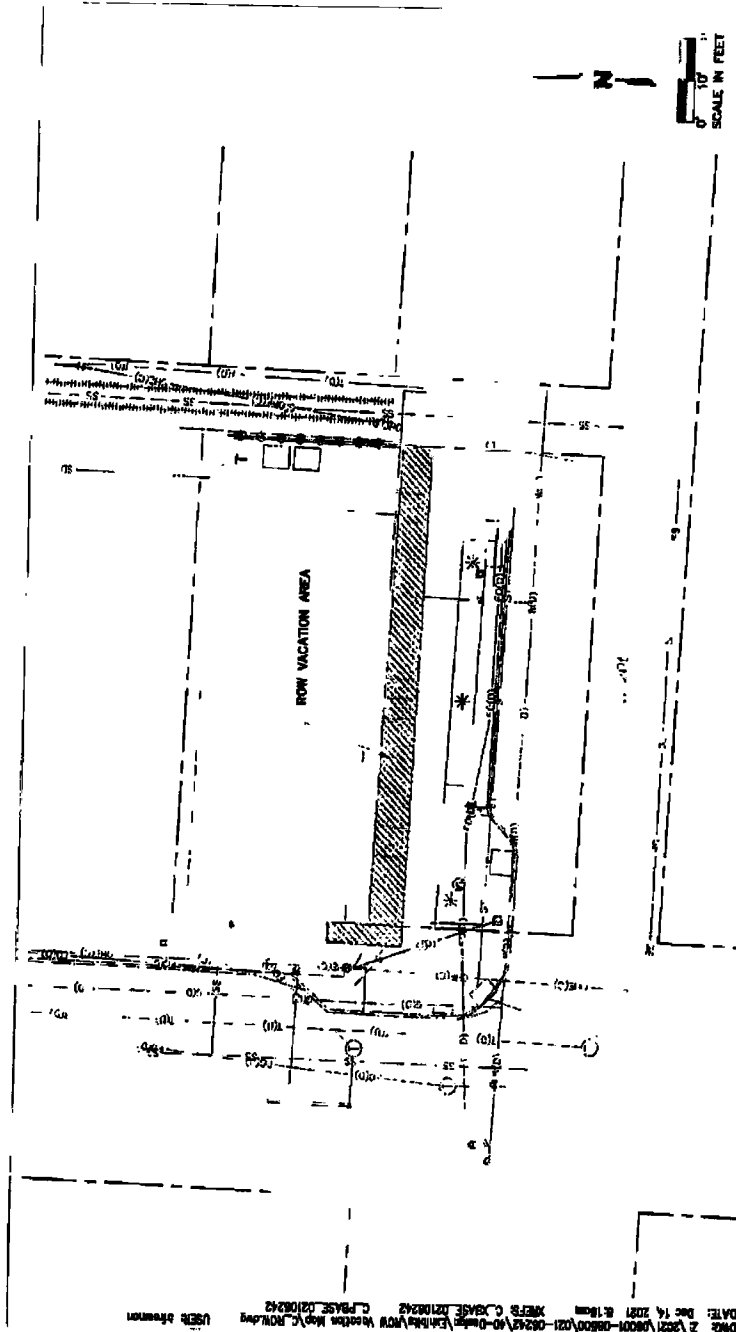
ROW Vacation will be to provide an elevated outdoor space next to the existing building, and to remove this space from the existing ROW at 100 E. 20th St, Kansas City, MO 64108. There are no known utilities or easements within this portion of ROW. This vacation request relates to approximately 0.02 acres of total vacation.

Please contact us should you have any questions and we hope you agree with this request for vacation.

**Sincerely,
OLSSON, INC.**

**David Elckman
Technical Leader**





SCALE IN FEET
0 10 20

N

Olsson
CONSULTANTS
INCORPORATED
1000 WEST 10TH AVENUE
DENVER, CO 80202

ROW VACATION

DWG: 2 10271 08001-08001/021-08242 40-0-WASE VAC/VOTW VACATION MAP C ROW VAC
 DATE: Dec 14 2021 8:18am
 USER: stevenson
 PROJECT NO: 100-08001
 DRAWN BY: [illegible]
 CHECKED BY: [illegible]

**SITE DEVELOPMENT PLANS
FOR
VILLAGE SQUARE - PHASE 1**

SECTION 8, TOWNSHIP 46N, RANGE 30W
IN THE CITY OF KANSAS CITY, MISSOURI
PROJECT NUMBER: C2005-0022-001187
FILE NO: 2005-598

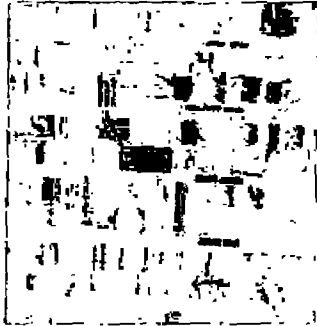
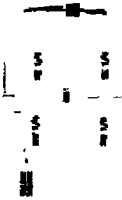


PHOTO AERIAL - JULY 2005



**NEARBY MAP
SHOWING
LOCATION**

PROJECT NAME & STATE LICENSE NO.

| | |
|-------------------|--------------------------|
| PROJECT NAME | VILLAGE SQUARE - PHASE 1 |
| STATE LICENSE NO. | 2005-0022-001187 |

OWNER

| | |
|-------|-----|
| OWNER | ... |
|-------|-----|

DESIGNER

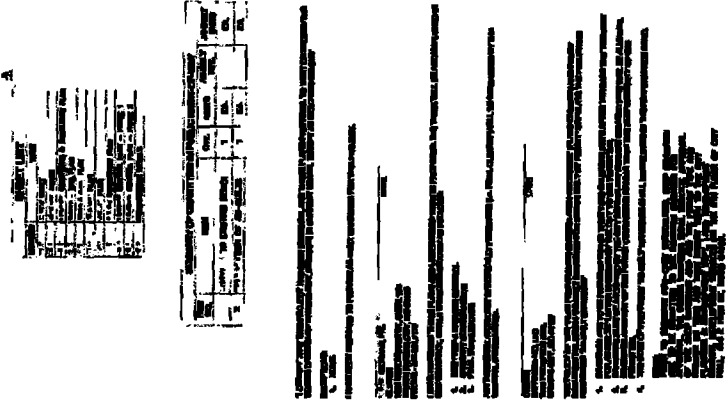
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DATE

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STATE OF MISSOURI



**CITY DOGS - TENANT
IMPROVEMENT**

VILLAGE SQUARE
100 E 20th ST.
KANSAS CITY, MISSOURI 64108

C00

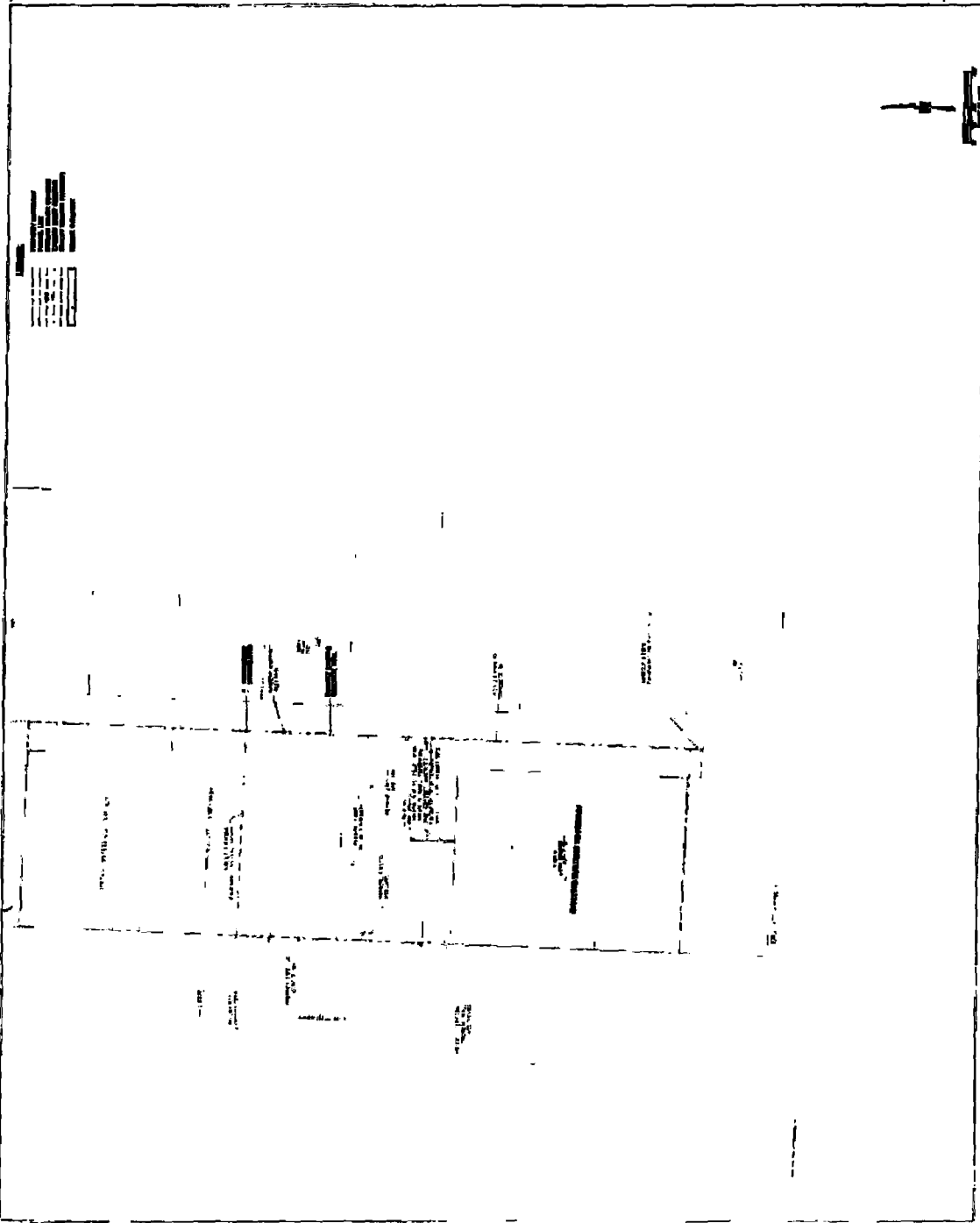
COVER SHEET



CITY DOGS - TENANT IMPROVEMENT
PERMIT / BID SET

VILLAGE SQUARE
100 E 20th ST.
KANSAS CITY, MISSOURI 64108

012
EXISTING CONDITIONS &
DEMOLITION PLAN





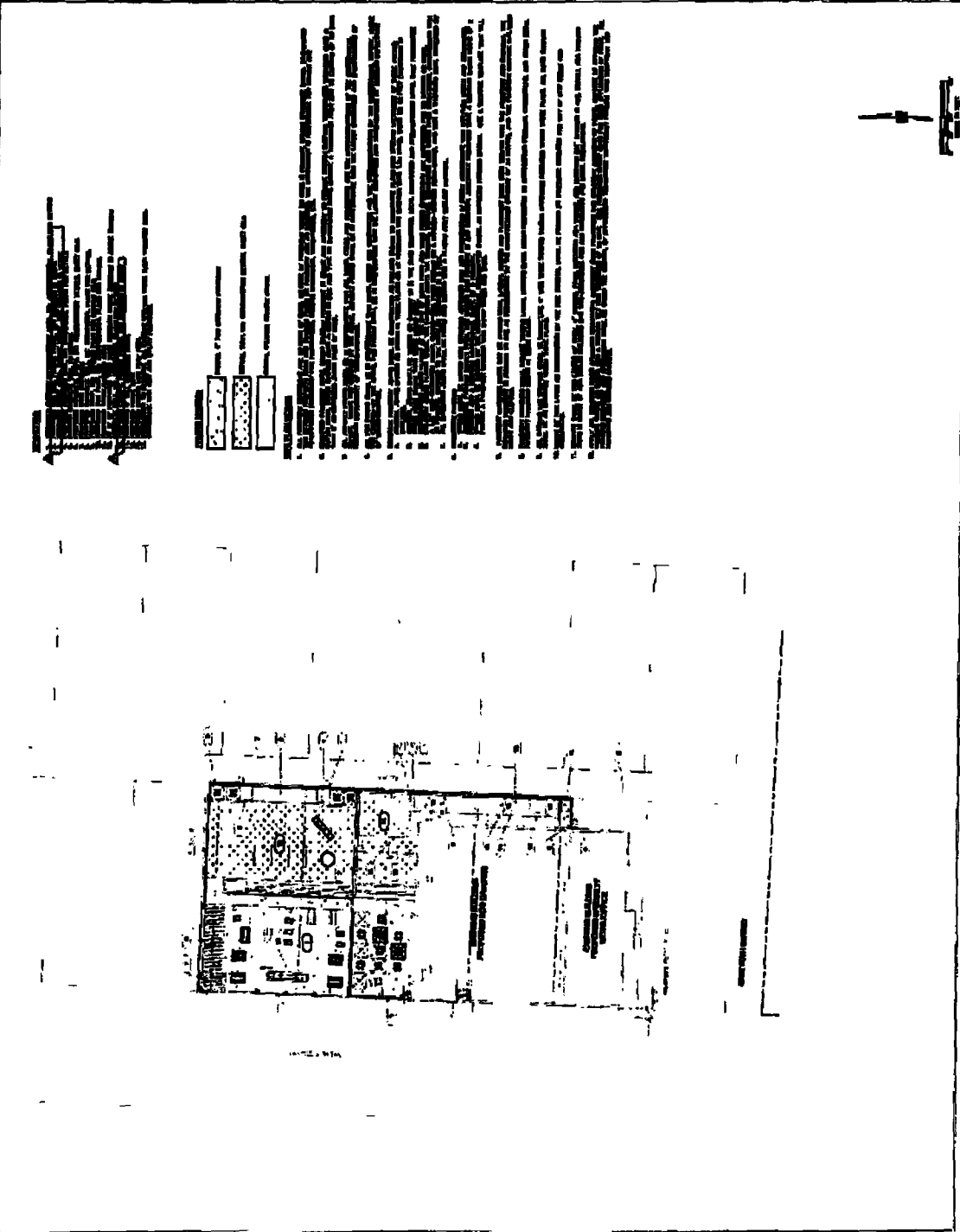
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IMPROVEMENT**
PERMIT / SD SET

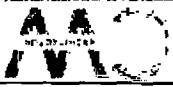
VILLAGE SQUARE
100 E 20th St.
KANSAS CITY, MISSOURI 64108



C10

OVERALL SITE PLAN





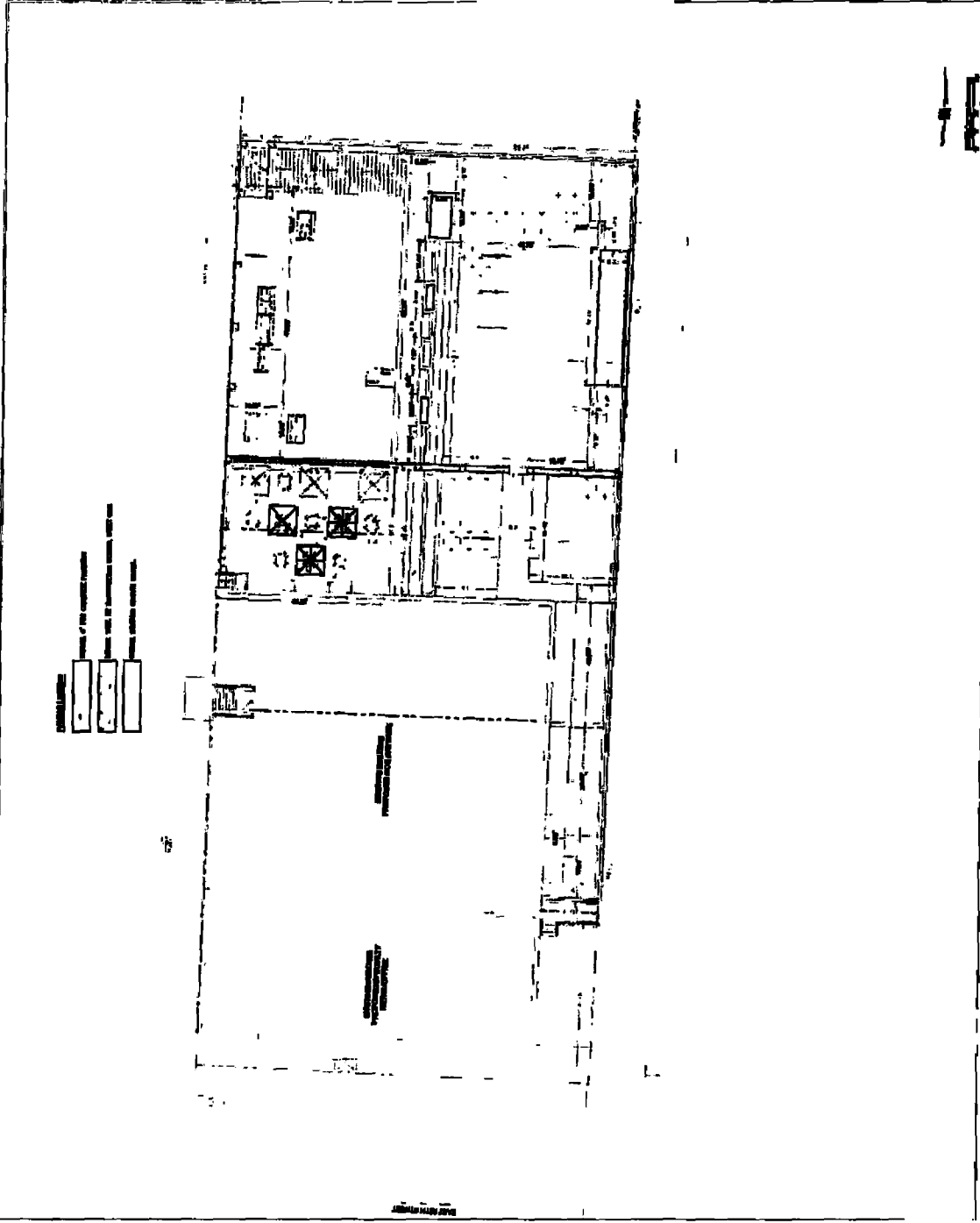
CITY DOGS - TENANT
IMPROVEMENT
PERMIT / BID SET

VILLAGE SQUARE
100 E 20th St,
Kansas City, Missouri 64108



0.1

DIMENSIONING PLAN





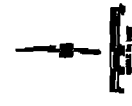
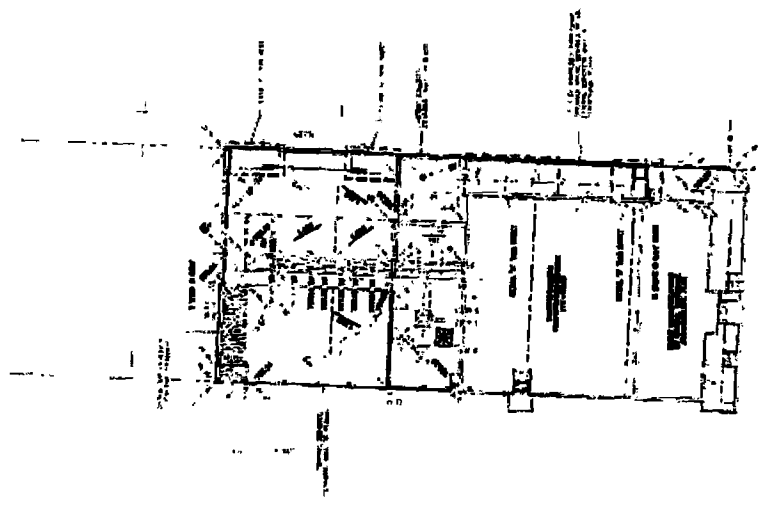
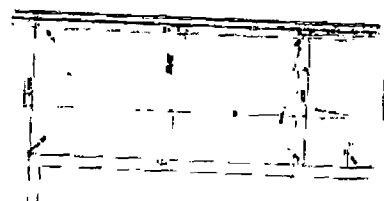
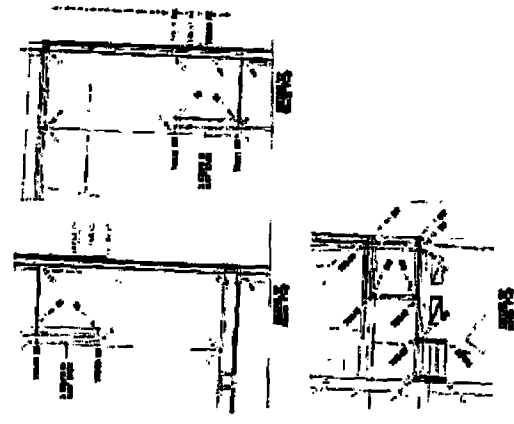
CITY DOGS - TENANT IMPROVEMENT
 PERMIT / BID SET

VILLAGE SQUARE
 100 E 20th ST.
 KANSAS CITY, MISSOURI 64108



C20
 GRADING PLAN

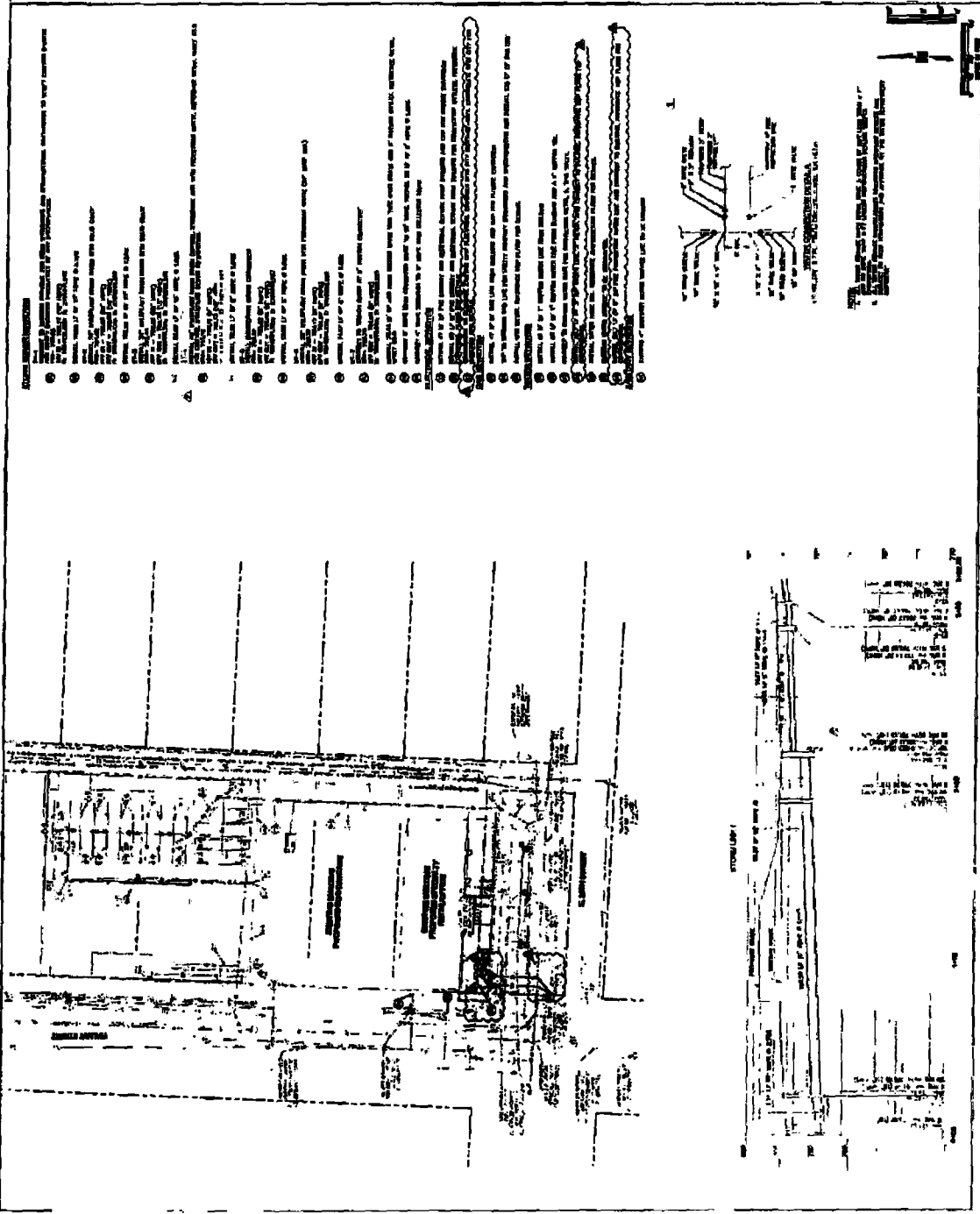
SEE PLAN FOR EXISTING GRADE
 ALL DIMENSIONS ARE TO FACE UNLESS NOTED OTHERWISE
 ALL FINISHES ARE TO BE AS SHOWN ON THE FINISH SCHEDULE
 ALL WORK SHALL BE IN ACCORDANCE WITH THE CITY OF KANSAS CITY SPECIFICATIONS
 ALL WORK SHALL BE IN ACCORDANCE WITH THE MISSOURI STATE SPECIFICATIONS
 ALL WORK SHALL BE IN ACCORDANCE WITH THE INTERNATIONAL BUILDING CODES
 ALL WORK SHALL BE IN ACCORDANCE WITH THE INTERNATIONAL PLUMBING CODES
 ALL WORK SHALL BE IN ACCORDANCE WITH THE INTERNATIONAL MECHANICAL CODES
 ALL WORK SHALL BE IN ACCORDANCE WITH THE INTERNATIONAL ELECTRICAL CODES
 ALL WORK SHALL BE IN ACCORDANCE WITH THE INTERNATIONAL FIRE AND SAFETY CODES
 ALL WORK SHALL BE IN ACCORDANCE WITH THE INTERNATIONAL SCHEDULING CODES
 ALL WORK SHALL BE IN ACCORDANCE WITH THE INTERNATIONAL CONSTRUCTION CODES
 ALL WORK SHALL BE IN ACCORDANCE WITH THE INTERNATIONAL TRADE UNIONS



100 E 20th St
Kansas City, Missouri 64108

VILLAGE SQUARE
100 E 20th St,
KANSAS CITY, MISSOURI 64108

**CITY DOGS - TENANT
IMPROVEMENT**
PERMIT / BID SET



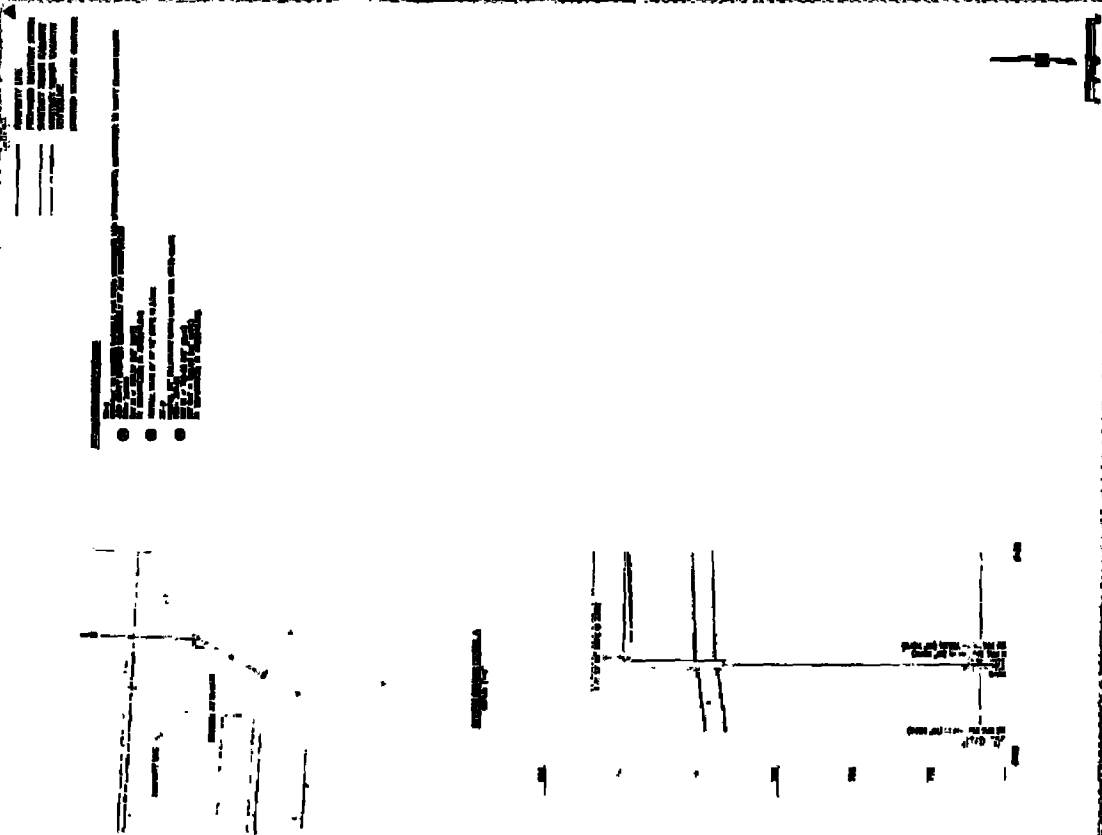
- 1. GENERAL NOTES
- 2. EXISTING CONDITIONS
- 3. PROPOSED IMPROVEMENTS
- 4. MATERIALS AND FINISHES
- 5. ELECTRICAL
- 6. MECHANICAL
- 7. PLUMBING
- 8. STRUCTURAL
- 9. LANDSCAPE ARCHITECTURE
- 10. SIGNAGE
- 11. ACCESSIBILITY
- 12. SAFETY
- 13. ENVIRONMENTAL
- 14. HISTORIC PRESERVATION
- 15. OTHER



CITY DOGS - TENANT IMPROVEMENT PERMIT / BID SET

VILLAGE SQUARE
 100 E 20th St.
 KANSAS CITY, MISSOURI 64108

31
 RETURN TO: CONNECTION



GENERAL NOTES:

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS FROM THE CITY OF OVERLAND PARK AND THE MISSOURI DEPARTMENT OF REVENUE.
2. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS FROM THE CITY OF OVERLAND PARK AND THE MISSOURI DEPARTMENT OF REVENUE.
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20. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS FROM THE CITY OF OVERLAND PARK AND THE MISSOURI DEPARTMENT OF REVENUE.



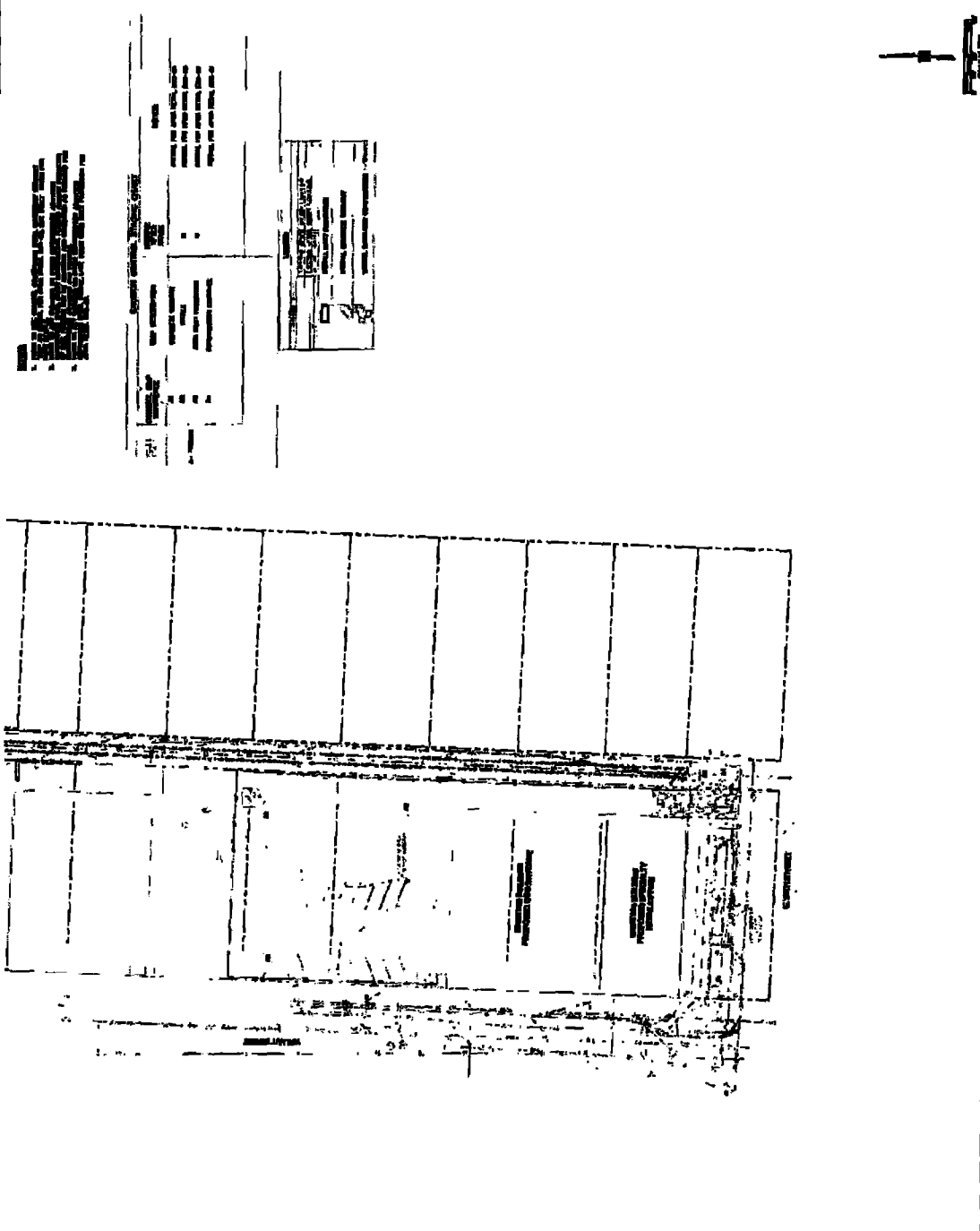
CITY DOGS - TENANT
IMPROVEMENT
PERMIT / BID SET

VILLAGE SQUARE
100 E 20th ST.
KANSAS CITY, MISSOURI 64108



CAO

ENGINEER CONTROL
PLAN - PHASE 1



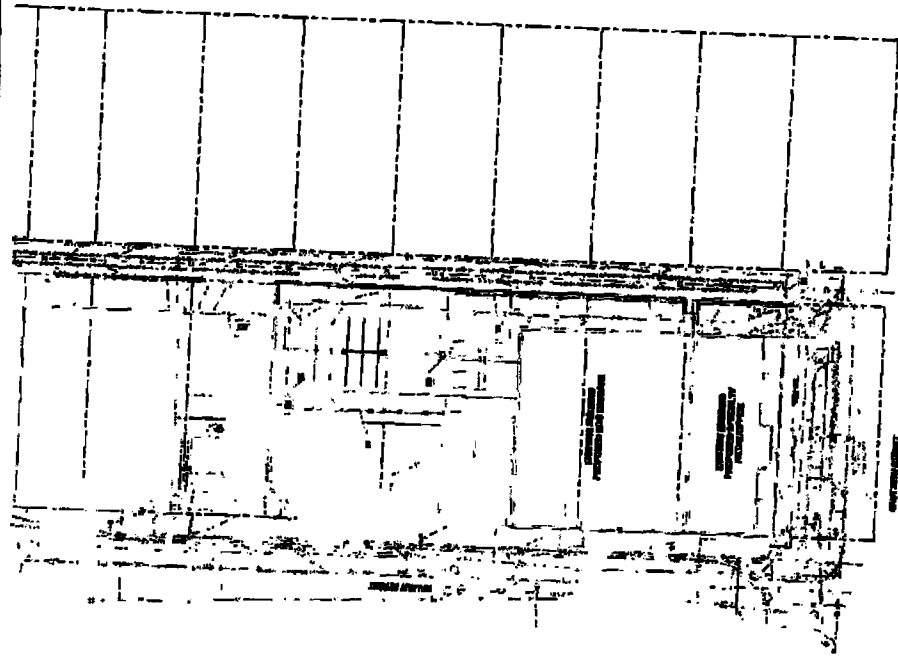
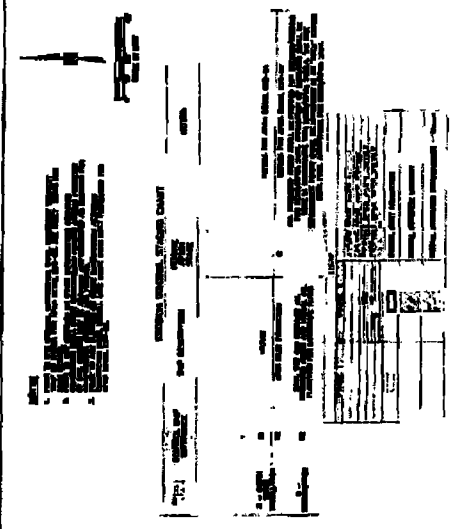


CITY DOGS - TENANT
IMPROVEMENT
PERMIT / BID SET

VILLAGE SQUARE
100 E 20th ST,
KANSAS CITY, MISSOURI 64108

CA.1

EROSION CONTROL
PLAN - PHASE 2





CITY DOGS - TENANT IMPROVEMENT
 PERMIT / BID SET

VILLAGE SQUARE
 100 W 20th ST,
 KANSAS CITY, MISSOURI 64108

C510

CONSTRUCTION DETAILS





PETITION FOR 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

To the Honorable Council of Kansas City, Missouri:

The undersigned, being an owner of real estate fronting and abutting on the portion of the area hereinafter described, for the vacation of which this petition is filed, does hereby petition the Council of Kansas City to pass an ordinance vacating:

A portion of right-of-way for East 20th Street and Walnut Street, as now established, in Section 8 Township 49 North, Range 33 West of the 5th Principal Meridian in Kansas City, Jackson County, Missouri being bounded and described by or under the direct supervision of Jeffrey P. Means, P.L.S. 2000147806 as follows: Beginning at the Southeast corner of Lot 515, Block 38, MCGEE'S ADDITION, a subdivision of land in said Kansas City, recorded in Book 1 at Page 36 in the Jackson County Recorder of Deeds Office; thence South 02°08'19" West, 7.62 feet; thence North 87°48'51" West, 120.89 feet; thence North 02°10'58" East, 19.03 feet; thence South 87°48'51" East, 4.91 feet to a point on the West line of said Lot 515, also being a point on the existing East right-of-way line of Walnut Street as now established; thence South 02°12'17" West on said West line and said existing East right-of-way line, 10.36 feet to the Southwest corner of said Lot 515, also being a point on the existing North right-of-way line of said East 20th Street as now established; thence South 87°17'55" East on the South line of said Lot 515 and said existing North right-of-way line, 115.99 feet to the Point of Beginning. Containing 1,038 square feet or 0.02 acres, more or less.

The undersigned petitioner agrees in consideration of the vacation that if, because of said vacation, any public improvements are to be made, or repaired, or made or repaired by the



PETITION FOR 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

City on any street, avenue, alley, thoroughfare or public property intersected by the area to be vacated, the cost of such improvements or repairs shall be paid by the undersigned petitioner upon demand from the City.

| | |
|---------------------|----------|
| Filed _____, 20____ | by _____ |
| City Clerk | Deputy |

Following are the names of the property owners owning or claiming to own all the property abutting said area proposed to be vacated:

| Owner's name | Legal description of property | Residence of owner |
|-------------------|--|---|
| Safiranda MO, LLC | A portion of right-of-way for East 20th Street and Walnut Street, as now established, in Section 8 Township 49 North, Range 33 West of the 5th Principal Meridian in Kansas City, Jackson County, Missouri being bounded and described by or under the direct supervision of Jeffrey P. Means, P.L.S. 2000147886 as follows: Beginning at the Southeast corner of Lot 515, Block 38, MCGEE'S ADDITION, a subdivision of land in said Kansas City, recorded in Book 1 at Page 38 in the Jackson County Recorder of Deeds Office ; thence South 02°08'19" West, 7.82 feet; thence North 87°48'51" West, 120.89 feet; thence North 02°10'58" East, 19.03 feet; thence South 87°48'51" East, 4.91 feet to a point on the West line of said Lot 515, also being a point on the existing East right-of-way line of Walnut Street as now established; thence South 02°12'17" West on said West line and said existing East right-of-way line, 10.38 feet to the Southwest corner of said Lot 515, also being a point on the existing North right-of-way line of said East 20th Street as now established; thence South 87°17'55" East on the South line of said Lot 515 and said existing North right-of-way line, 115.99 feet to the Point of Beginning. Containing 1,038 square feet or 0.02 acres, more or less. | 7101 NW Antioch RD Gladstone, MO 64119 |



PETITION FOR VACATION OF STREETS, ALLEYS AND PLATS

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| | | |
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(attach additional sheets if required)



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

CASE NO.

UTILITY CO. Public Works - Streets & Traffic

Be it known that City of Kansas City, Missouri, 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:

A portion of right-of-way for East 20th Street and Walnut Street, as now established, in Section 8 Township 49 North, Range 33 West of the 5th Principal Meridian in Kansas City, Jackson County, Missouri being bounded and described by or under the direct supervision of Jeffrey P. Means, P.L.S. 2000147866 as follows: Beginning at the Southeast corner of Lot 515, Block 36, MCGEE'S ADDITION, a subdivision of land in said Kansas City, recorded in Book 1 at Page 38 in the Jackson County Recorder of Deeds Office; thence South 02°08'19" West, 7.82 feet; thence North 87°48'51" West, 120.89 feet; thence North 02°10'58" East, 19.03 feet; thence South 87°48'51" East, 4.91 feet to a point on the West line of said Lot 515, also being a point on the existing East right-of-way line of Walnut Street as now established; thence South 02°12'17" West on said West line and said existing East right-of-way line, 10.36 feet to the Southwest corner of said Lot 515, also being a point on the existing North right-of-way line of said East 20th Street as now established; thence South 87°17'55" East on the South line of said Lot 515 and said existing North right-of-way line, 115.99 feet to the Point of Beginning. Containing 1,036 square feet or 0.02 acres, more or less.

for the following purpose:

- 1. Our utility/agency has facilities or interest within this right of way:
[checked] Yes (proceed to #2) [] No (form complete)
2. Our utility/agency:
[checked] 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.

Authorized Representative [Signature] Date 10/12/22

Return this form to:
David Eickman 816.442.6046
Applicant Name Phone
Olsson
1301 Burlington #100 North Kansas City, MO 64116 deickman@olsson.com
Address 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 64104-2795
Phone (816) 513-2846 | Fax (816) 513-2838 | www.kcmo.gov/planning

CASE NO.

UTILITY CO. Spire

Be it known that City of Kansas City, Missouri, 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:

A portion of right-of-way for East 20th Street and Walnut Street, as now established, in Section 8 Township 48 North, Range 23 West of the 5th Principal Meridian in Kansas City, Jackson County, Missouri being bounded and described by or under the direct supervision of Jeffrey P. Means, P.L.S. 2000147866 as follows: Beginning at the Southeast corner of Lot 515, Block 38, MCGEE 5 ADDITION, a subdivision of land in said Kansas City, recorded in Book 1 at Page 36 in the Jackson County Recorder of Deeds Office; thence South 02°08'10" West, 7.62 feet; thence North 87°48'51" West, 120.89 feet; thence North 02°10'58" East, 19.03 feet; thence South 87°48'51" East, 4.91 feet to a point on the West line of said Lot 515, also being a point on the existing East right-of-way line of Walnut Street as now established; thence South 02°12'17" West on said West line and said existing East right-of-way line, 10.36 feet to the Southwest corner of said Lot 515, also being a point on the existing North right-of-way line of said East 20th Street as now established; thence South 87°12'55" East on the South line of said Lot 515 and said existing North right-of-way line, 115.99 feet to the Point of Beginning. Containing 1,938 square feet or 0.02 acres, more or less.

for the following purpose(s):

- 1. Our utility/agency has facilities or interest within this right of way:
[] Yes (proceed to #2) [x] 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 1/3/2022
Authorized Representative Date

Return this form to:
David Eickman 816.442.6046
Applicant Name Phone
Olsson
1301 Burlington #100 North Kansas City, MO 64116 deickman@olsson.com
Address 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

CASE NO. _____

UTILITY CO. Vicinity Energy

Be it known that City of Kansas City, Missouri, 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:

A portion of right-of-way for East 20th Street and Walnut Street, as now established, in Section 8 Township 49 North, Range 33 West of the 5th Principal Meridian in Kansas City, Jackson County, Missouri being bounded and described by or under the direct supervision of Jeffrey P. Means, P.L.S. 2000147888 as follows: Beginning at the Southeast corner of Lot 515, Block 38, MCGEE'S ADDITION, a subdivision of land in said Kansas City, recorded in Book 1 at Page 36 in the Jackson County Recorder of Deeds Office; thence South 02°08'19" West, 7.62 feet; thence North 87°48'51" West, 120.89 feet; thence North 02°10'58" East, 19.03 feet; thence South 87°48'51" East, 4.91 feet to a point on the West line of said Lot 515, also being a point on the existing East right-of-way line of Walnut Street as now established; thence South 02°12'17" West on said West line and said existing East right-of-way line, 10.36 feet to the Southwest corner of said Lot 515, also being a point on the existing North right-of-way line of said East 20th Street as now established; thence South 87°17'55" East on the South line of said Lot 515 and said existing North right-of-way line, 115.99 feet to the Point of Beginning. Containing 1,038 square feet or 0.02 acres, more or less.

for the following purpose: _____

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 Craig McNiel 9/22/2022
 Authorized Representative Date

Return this form to:

| | |
|---|----------------------------|
| <u>David Eickman</u> | <u>816.442.6046</u> |
| Applicant Name | Phone |
| <u>Olsson</u> | |
| <u>1301 Burlington #100 North Kansas City, MO 64116</u> | <u>deickman@olsson.com</u> |
| Address | 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

CASE NO.

UTILITY CO. AT&T

Be it known that City of Kansas City, Missouri, 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:

A portion of right-of-way for East 20th Street and Walnut Street, as now established, in Section 8 Township 49 North, Range 33 West of the 5th Principal Meridian in Kansas City, Jackson County, Missouri being bounded and described by or under the direct supervision of Jeffrey P. Means, P.L.S. 2000147866 as follows: Beginning at the Southeast corner of Lot 515, Block 38, MCGEE'S ADDITION, a subdivision of land in said Kansas City, recorded in Book 1 at Page 36 in the Jackson County Recorder of Deeds Office ; thence South 02°08'19" West, 7.62 feet; thence North 87°48'51" West, 120.89 feet, thence North 02°10'58" East, 19.03 feet; thence South 87°48'51" East, 4.91 feet to a point on the West line of said Lot 515, also being a point on the existing East right-of-way line of Walnut Street as now established; thence South 02°12'17" West on said West line and said existing East right-of-way line, 10.36 feet to the Southwest corner of said Lot 515, also being a point on the existing North right-of-way line of said East 20th Street as now established; thence South 87°17'55" East on the South line of said Lot 515 and said existing North right-of-way line, 115.99 feet to the Point of Beginning. Containing 1,038 square feet or 0.02 acres, more or less.

for the following purpose:

- 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)
[X] will waive objections subject to the following conditions (describe below)
[] Retain utility easement and protect facilities
[] Relocate facilities
[] Other:

ATT HAS FACILITIES CROSSING THE AREA OF THE VACATE REQUEST AND FACILITES THAT SERVE 100 E 20TH ST. ATT CAN RELOCATE CABLES AT PARTITIONERS EXPENSE OR AN EASEMENT CAN BE ESTABLISHED TO PROTACT THE FACILITIES

- 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.

RUSSELL CROFT

Authorized Representative (Signature)

12/14/21 Date

Return this form to:

David Eickman

816.442.6046

Applicant Name

Phone

Olsson

1301 Burlington #100 North Kansas City, MO 64116

deickman@olsson.com

Address

Email



UTILITY/AGENCY COMMENTS VACATION OF STREETS, ALLEYS AND PLATS

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Phone (816) 513-2846 | Fax (816) 513-2838 | www.kcmo.gov/planning

CASE NO.

UTILITY CO.

CHARTER / SPECTRUM

Be it known that, City of Kansas City, Missouri, 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:

A portion of right-of-way for East 20th Street and Walnut Street, as now established, in Section 8 Township 49 North, Range 33 West of the 5th Principal Meridian in Kansas City, Jackson County, Missouri being bounded and described by or under the direct supervision of Jeffrey P. Means, P.L.S. 2000147886 as follows: Beginning at the Southeast corner of Lot 515, Block 38, MOGEE'S ADDITION, a subdivision of land in said Kansas City, recorded in Book 1 at Page 36 in the Jackson County Recorder of Deeds Office; thence South 02°08'19" West, 7.82 feet; thence North 87°48'51" West, 120.89 feet; thence North 02°10'58" East, 19.03 feet; thence South 87°48'51" East, 4.91 feet to a point on the West line of said Lot 515, also being a point on the existing East right-of-way line of Walnut Street as now established; thence South 02°12'17" West on said West line and said existing East right-of-way line, 10.38 feet to the Southwest corner of said Lot 515, also being a point on the existing North right-of-way line of said East 20th Street as now established; thence South 87°17'55" East on the South line of said Lot 515 and said existing North right-of-way line, 115.99 feet to the Point of Beginning. Containing 1,038 square feet or 0.02 acres, more or less.

for the following purpose:

- 1. Our utility/agency has facilities or interest within this right of way:
[] Yes (proceed to #2) [] No (form complete)
2. Our utility/agency:
[X] 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.

Authorized Representative (signature) Date 05/2/2022

Return this form to:

David Eickman 816.442.6046
Applicant Name Phone

Olsson

1301 Burlington #100 North Kansas City, MO 64116 deickman@olsson.com
Address Email