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DATE: 11.19.2013
TO: ProTrak
FROM: Bill McDow
Transportation Planning

■ **PANERA BREAD [Plan review #3]**



TRAFFIC IMPACT:

- ❖ Thank you for providing the note regarding the future Northbound Turn lane along Independence Blvd. Revise the site plan and plat per the attached language.
- 1. A future dedication of public right of way needs to be shown along the Independence Boulevard frontage of the subject parcel.
- 2. Prior to issuance of any certificate of occupancy, recordation of a plat including, but not limited to dedication of the required width of public right-of-way along the Independence frontage will be required. This plat shall be prepared and submitted in an acceptable form to city staff by the applicant who will also be responsible for providing applicable fees so the plat can be recorded by city staff.

Please let me know if you have any questions or if I can be of further assistance as this development moves through the review process.