

RESOLUTION NO: 2026-4-1-1

A RESOLUTION OF THE BOARD OF TRUSTEES OF THE VILLAGE OF LOCH LLOYD, MISSOURI, APPROVAL OF THE SECHREST – THIRD PLAT, FINAL PLAT, LOCATED WITHIN THE VILLAGE OF LOCH LLOYD, MISSOURI.

WHEREAS, the Village of Loch Lloyd, Missouri (the "Village") has received an application for approval of the Sechrest – Third Plat, final plat, for the 1.0-acre site, generally located S. Highland Ridge Drive, within the Village of Loch Lloyd, Missouri, (see Attachment A for legal description of plat); and,

WHEREAS, the planning consultant hired on behalf of the Village of Loch Lloyd, having expertise in matters related to the platting and development of land has reviewed the proposed final plat and drafted a staff report to the Board of Trustees that is dated April 1, 2026; and,

WHEREAS, on September 16, 2025, the Board of Trustees of the Village of Loch Lloyd did review and approve the Preliminary Plat for the Sechrest that includes this site, after receiving a recommendation for approval of the same by the Planning and Zoning Commission of the Village of Loch Lloyd; and,

WHEREAS, the proposed final plat has been reviewed and found consistent with the approved Preliminary Plat and in conformance with the zoning of the property that was approved as part of the Sechrest rezoning approved by the Board of Trustees on February 28, 2025; and,

WHEREAS, the proposed final plat has further been found consistent with the Village's adopted Land Use Master Plan map and policies; and,

WHEREAS, on March 18, 2026, the Commission, under authority granted to it by the Missouri Revised Statutes, after a duly called and noticed meeting of the Commission, and after considering the views of all those who came before it, voted to recommend approval of the proposed final plat for Sechrest – Third Plat.


NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF TRUSTEES OF THE VILLAGE OF LOCH LLOYD, MISSOURI AS FOLLOWS:

SECTION 1. The final plat for the Sechrest – Third Plat, as detailed in the staff report to the Board dated April 1, 2026, is approved and released for recordation with Cass County, subject to the following conditions of approval:

1. The applicant shall submit signed copies of the Final Plat and plat documents to the Village of Loch Lloyd and record the plat with Cass County prior to issuance of any building permits for single-family structures.

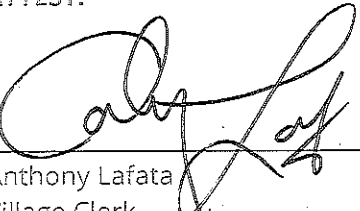
2. The applicant shall pay all application fees and costs incurred by the Village for the processing and review of this application.
3. The applicant adding a note on the final plat providing a reminder that each lot shall construct its own stormwater detention at the time of development in accordance with the approved Preliminary Plat.

PASSED AND APPROVED BY THE BOARD OF TRUSTEES OF THE VILLAGE OF LOCH LLOYD, MISSOURI, THIS 1ST DAY OF APRIL 2026.



Chuck Etherington
Chairperson

ATTEST:



Anthony Lafata
Village Clerk

ATTACHMENT A

**LEGAL DESCRIPTION OF
SECHREST - THIRD PLAT**

All that part of Tract G, LOCH LLOYD - FIRST PLAT, a subdivision in the Village of Loch Lloyd, Cass County, Missouri, according to the recorded plat thereof, lying Southerly of HIGHLAND RIDGE DRIVE, a private drive, as now established, lying generally Easterly of Lot 27, STREET OF DREAMS AT LOCH LLOYD, PHASE SIX - REPLAT, according to the recorded plat thereof and lying generally Southwesterly of Lot 1, LOCH LLOYD, FIRST PLAT - REPLAT, a subdivision in the Village of Loch Lloyd, Cass County, Missouri, according to the recorded plat thereof, all in the West Half of Section 8, Township 46 North, Range 33 West, being more particularly described by Edward K. Dannewitz, LS-2654 on this 24th day of June, 2024, as follows:

(Note: The bearing system in the following description is based on Grid North, Missouri State Plane Coordinate System, West Zone, NAD 83. Holding the bearing of Northerly Line of Tract G, LOCH LLOYD - FIRST PLAT.)

Commencing at the Northeast corner said Lot 27, STREET OF DREAMS AT LOCH LLOYD, PHASE SIX - REPLAT, a subdivision in the Village of Loch Lloyd, Cass County Missouri, according to the recorded plat thereof; thence Northeasterly with the Southerly line of said HIGHLAND RIDGE DRIVE, on a curve to the left, having a Chord Bearing of N 68°45'36" E, a Chord Distance of 80.90 feet, a Radius of 780.00 feet, an Arc Distance of 80.94 feet to the Point of Beginning; thence Northeasterly continuing with said Southerly line, on a curve to the left, having a Chord Bearing of N 58°36'19" E, a Chord Distance of 195.03 feet, a Radius of 780.00 feet, an Arc Distance of 195.54 feet; thence N 51°25'24" E, continuing along said Southerly line, a distance of 30.64 feet; thence Easterly, continuing along said Southerly line, on a curve to the right, having a Chord Bearing of N 57°46'42" E, a Chord Distance of 70.84 feet, a Radius of 320.00 feet, an Arc Distance of 70.98 feet to the Northwest corner Lot 1, LOCH LLOYD, FIRST PLAT - REPLAT, a subdivision in the Village of Loch Lloyd, Cass County, Missouri, according to the recorded plat thereof; ; thence S 18°18'40" E(Measured) along said Westerly line of Lot 1, a distance of 131.87 to the Southwest corner of said Lot 1; thence S 40°25'49" W, a distance of 140.61 feet; thence S 63°53'50" W, a distance of 152.32 feet; thence N 24°23'08" W, a distance of 154.56 feet to the Point of Beginning. The above described tract contains 43,713.88 square feet, or 1.00 acres, more or less.