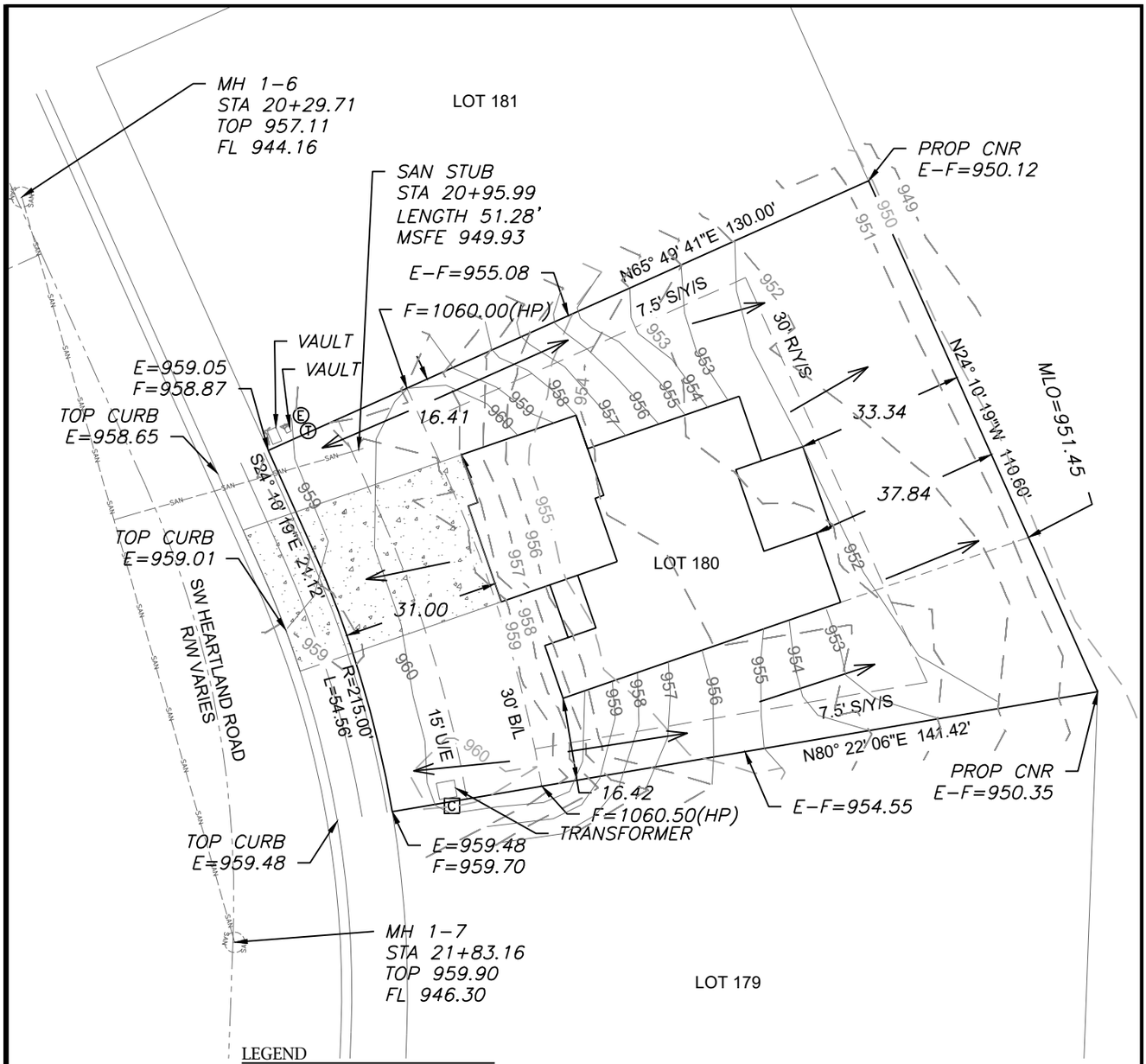


LEGEND

- Gas Meter
- Telephone or Fiber-Optic Pedestal
- Cable TV Pedestal
- Electric Pedestal
- Light Pole
- Mailbox
- Fire Hydrant
- Water Valve

N

Scale 1"=30'

PROPOSED HOUSE

TOP FOUNDATION = 961.50
GARAGE FLOOR = 961.00
TOP FOOTING = 952.50
BASEMENT FLOOR = 952.83
DRIVE SLOPE = 5.7%

E = EXISTING ELEVATION
F = PROPOSED FINAL ELEVATION
G = ADJACENT GRADE AT EGRESS
U/E = UTILITY EASEMENT
B/L = BUILDING LINE
S/Y/S = SIDE YARD SETBACK
R/Y/S = REAR YARD SETBACK

LOT INFORMATION

12,316 SQ. FT.
MSFE = 949.93
MBOE (REAR LEFT) = 950.92
MBOE (REAR RIGHT) = 951.68
ADDRESS
2826 SW HEARTLAND ROAD

LEGAL DESCRIPTION

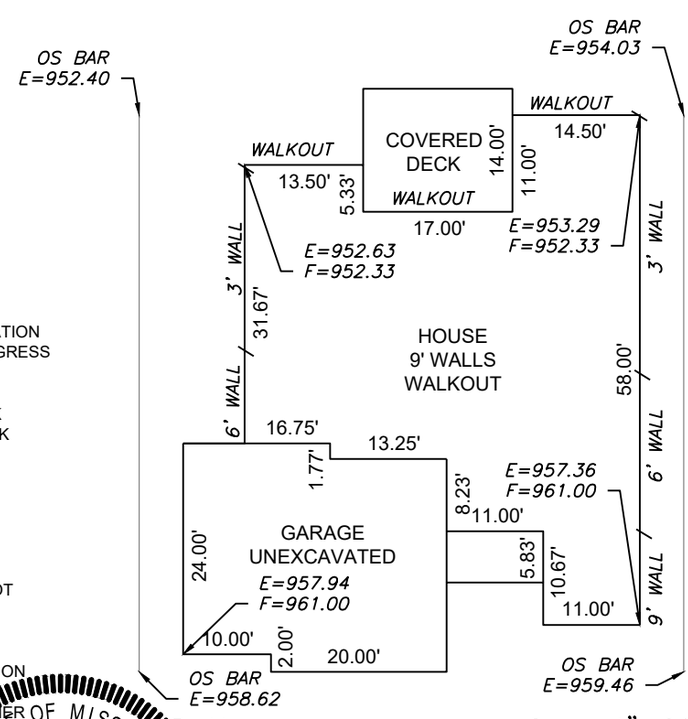
LOT 180, THE RETREAT AT HOOK FARMS SECOND PLAT, LEE'S SUMMIT, JACKSON COUNTY, MISSOURI.

NOTES

1. BUILDER TO VERIFY ALL BUILDING ELEVATIONS AND DIMENSIONS.

2. THIS PLOT PLAN DOES NOT CONSTITUTE A BOUNDARY SURVEY.

3. THE EASEMENTS SHOWN ON THIS PLOT PLAN ARE TAKEN FROM THE FINAL PLAT. OTHER EASEMENTS MAY EXIST.



PLAN: Scale 1"=20'

ENGINEERING SOLUTIONS
ENGINEERING & SURVEYING
50 SE 30TH STREET
LEE'S SUMMIT, MO 64082
P:(816) 623-9888 F:(816)623-9849
WWW.ENGINEERINGSOLUTIONSKC.COM

THIS DRAWING IS NOT VALID UNLESS THE SIGNATURE, DATE AND SEAL OF THE ENGINEER WHO SUPERVISED THE PREPARATION OF THIS DRAWING HAS BEEN AFFIXED HERETO.

STATE OF MISSOURI
MATTHEW J. SCHLICHT
NUMBER
PE-2006019708
PROFESSIONAL ENGINEER
MATTHEW J. SCHLICHT
7/16/2025

PLOT PLAN - LOT 180

THE RETREAT AT HOOK FARMS SECOND PLAT
LEE'S SUMMIT, JACKSON COUNTY, MISSOURI

JFE CONSTRUCTION, INC.
1314 SW MARKET ST
LEE'S SUMMIT, MO 64081

PROJECT NO.	FILE NAME	DATE	SHEET	OF
1	LOT 180, RETREAT AT HOOK FARMS	6/9/25	1	1

Rev: