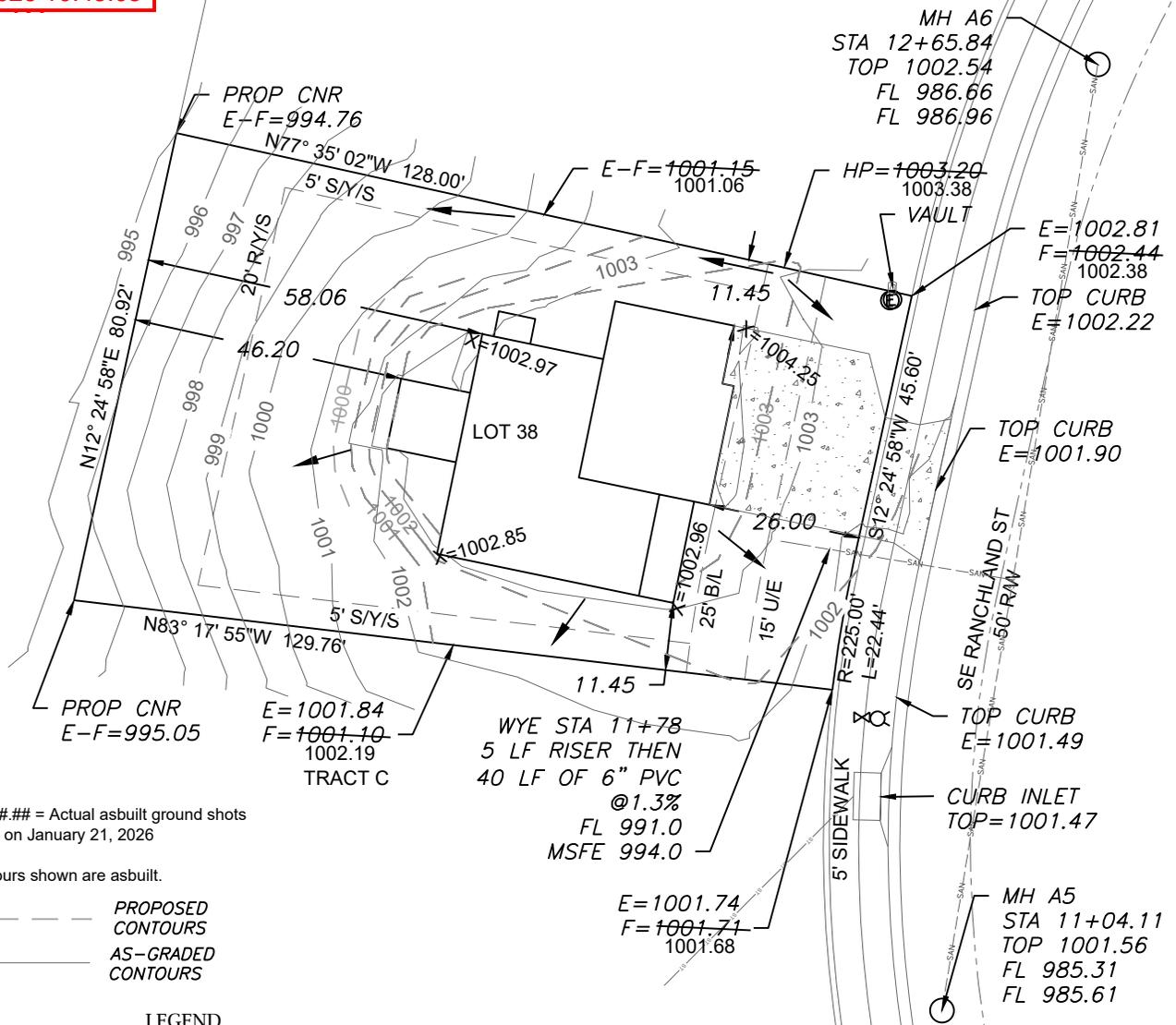


RELEASE FOR CONSTRUCTION
AS NOTED ON PLANS REVIEW
DEVELOPMENT SERVICES
LEE'S SUMMIT, MISSOURI
02/04/2026 10:43:05

LOT 37



X=###.## = Actual asbuilt ground shots
taken on January 21, 2026

Contours shown are asbuilt.

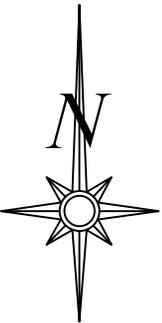
--- PROPOSED
CONTOURS
--- AS-GRADED
CONTOURS

LEGEND

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

AS-GRADED PLOT PLAN IS
REQUIRED PRIOR TO SODDING.

EXTENDED LOT AREA = 10,289.1 SF
DRIVE AREA = 794.2 SF
APPROACH AREA = 235.5 SF
SIDEWALK AREA = 236.0 SF
HOUSE FOOTPRINT = 1,819.4 SF
PATIO/DECK = 144.0 SF
SOD = 7,060.0 SF



Scale 1"=30'

LOT INFORMATION

9,546.70 SQ. FT.
MBOE = 1002.00
MSFE = 994.0
ADDRESS
1122 SE RANCLAND ST
LEGAL DESCRIPTION
LOT 38, MANOR AT BAILEY
FARMS, FIRST PLAT, A
SUBDIVISION AS RECORDED IN
LEE'S SUMMIT, JACKSON
COUNTY, MISSOURI.

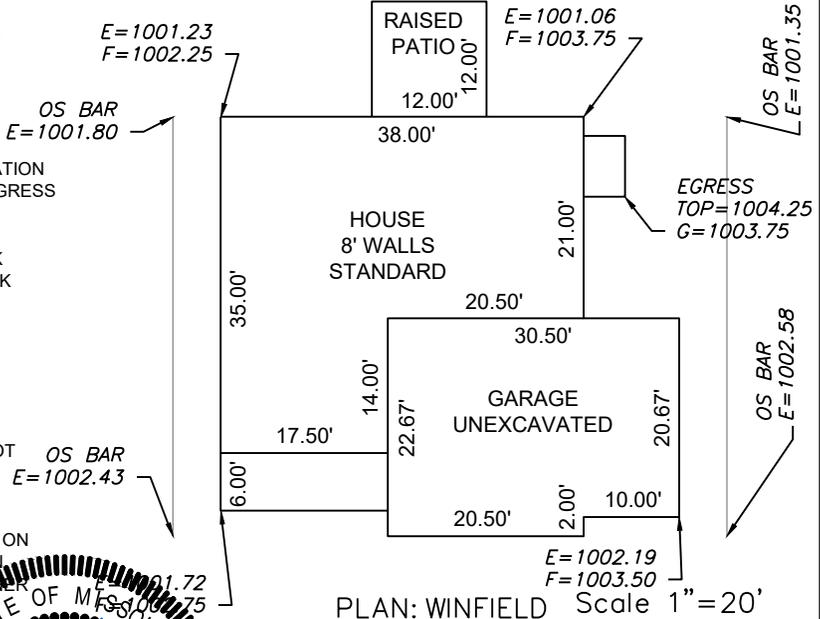
PROPOSED HOUSE

TOP FOUNDATION = 1004.50
GARAGE FLOOR = 1003.50
TOP FOOTING = 996.50
BASEMENT FLOOR = 996.83
DRIVE SLOPE = 5.3%

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

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. EASEMENTS MAY EXIST.



ENGINEERING
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STATE OF MISSOURI
MATTHEW J. SCHLICH
PROFESSIONAL ENGINEER
NUMBER
FE-2006019708
1/29/2026

AS-GRADED PLOT PLAN - LOT 38

MANOR AT BAILEY FARMS, FIRST PLAT
LEE'S SUMMIT, JACKSON COUNTY, MISSOURI

SUMMIT HOMES
10450 HOLMES RD, STE 100
KANSAS CITY, MO 64131

PROJECT NO.	FILE NAME	DATE	SHEET	OF
1	LOT 38, MANOR AT BAILEY FARMS	9/3/25	1	1

Rev:

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.