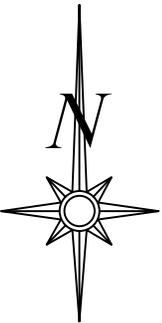


WYE STA 10+02
8 LF RISER
39 LF OF 6" PVC @1.3%
FL 1017.2
MSFE 1020.2

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

EXTENDED LOT AREA = 5684.9 SF
DRIVE AREA = 443.1 SF
APPROACH AREA = 200.6 SF
SIDEWALK AREA = N/A



Scale 1"=30'

LOT INFORMATION

5,277.09 SQ. FT.
MSFE = 1020.2
ADDRESS
1340 SE WINDBREAK DR

LEGAL DESCRIPTION

LOT 125, RETREAT AT BAILEY FARMS, FIRST PLAT, A SUBDIVISION AS RECORDED IN LEE'S SUMMIT, JACKSON COUNTY, MISSOURI.

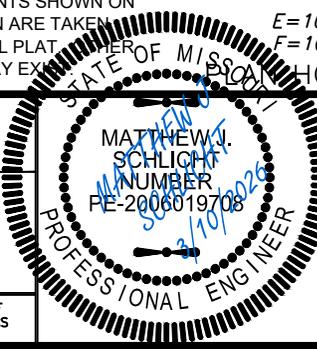
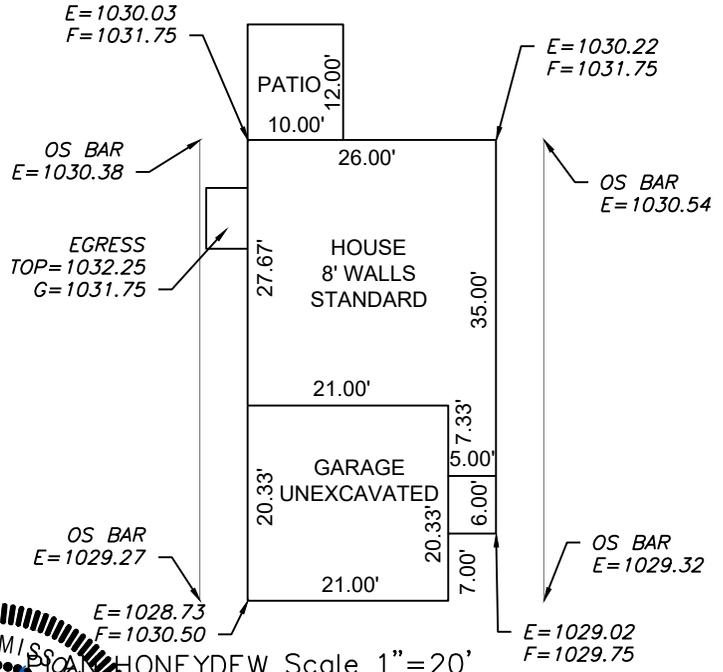
PROPOSED HOUSE

TOP FOUNDATION = 1032.50
GARAGE FLOOR = 1030.50
TOP FOOTING = 1024.50
BASEMENT FLOOR = 1024.83
DRIVE SLOPE = 8.0%

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. OTHER EASEMENTS MAY EXIST.



ENGINEERING & SURVEYING
SOLUTIONS

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

PLOT PLAN - LOT 125

RETREAT 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 125, RETREAT AT BAILEY FARMS	2/20/26	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.