NO UTILITIES WERE LOCATED AS PART OF THIS PLOT PLAN. THE CONTRACTOR SHALL CALL MISSOURI ONE-CALL SYSTEM, INC. AT 1.800.344.7493, PRIOR TO BEGINNING ANY CONSTRUCTION OR EXCAVATION.

## **PLOT PLAN**

NOTE: TPERES 2018337

NO TITLE REPORT WAS PROVIDED BY THE CLIENT.
POWELL CWM, INC. ASSUMES NO
RESPONSIBILITY FOR BOUNDARY OR EASEMENTS
NOT SHOWN.

THE CLIENT HAS MADE AN AGREEMENT THAT THIS IS NOT A BOUNDARY SURVEY.

IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY THE LOCATION OF ALL PROPERTY LINES PRIOR TO BEGINNING CONSTRUCTION.

IT IS THE RESPONSIBILITY OF THE CONTRACTOR
TO VERIFY THE DEPTH OF THE SANITARY SEWER
IN RELATION TO THE FOUNDATION PRIOR TO

THE CONTRACTOR OR CONTRACTORS SHALL VERIFY THAT THE FOUNDATION DIMENSIONS SHOWN AND THE CONSTRUCTION STAKING ARE IN COMPLIANCE WITH THE OWNERS OR BUILDERS FOUNDATION PLAN. CUTS AND FILLS SHOWN ON CONSTRUCTION STAKING ARE FOR ASSISTANCE IN EXCAVATION ONLY. FINAL BASEMENT OR TOP OF FOUNDATION ELEVATIONS SHALL BE MADE BY THE OWNER OR CONTRACTOR.

POURING THE FOUNDATION. THE CONTRACTOR SHALL PROVIDE FOR POSITIVE DRAINAGE AWAY FROM BUILDING AT ALL TIMES. ORELIK DATE any violation of any of the provisions of the ordinance of the office of the ordinance in the appening of the ordinance in the appening of the ordinance in the Saarj jo Air D aut jo acueuipia aut jo suoisivoid aut jo kue jo uoitejoiv kue unostiiv iliuunas uniteriis sueld jo jekooldad jo kooldad jo kuojejoiv kue jo eniterii jo eniterii jo kue jo eniterii jo eniteri davon<sup>qq</sup>A SANITARY MH TOP=919.75 SS 74.54.24 51.69 =919.0 =919.53 E=917.2 P=920.0 177.6% TRACT E LOT/51 14,531.62± SQ. FT. E=915.0 =915.35 S 22'36'42" Ó 0.33± ACRES =915.6 \ AG=918.0 8 PROPOSED HOUSE 52.3, 27.23 တ/ 6) SS<sub>x</sub> TC=914.9 #4724 LATERAL 'w 61.7 MBFE=905.53 MBOE=912.61 E=915.3 P=918.5 STANDARD BASEMENT E=917.0 P=920.0 ŝ ΐ (ν GARAGE GF=918.5 EGRESS WINDOW=919.5 LAG=919.5 30.5° E=915.9 P=919.2 7.2%± CONC. DRIVE <sup>9</sup>76. 77'06'26" E=915.8 P≥918.5 7 150.00 E=917.2 P=917.2 L=55.16 RA=325.00' LOT 50 CONTRACTOR SHALL ASSURE POSITIVE DRAINAGE

## DESCRIPTION:

60'

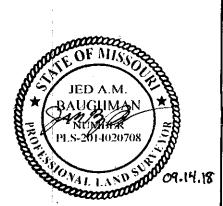
LOT 51, MONTICELLO - 2ND PLAT LOTS 33-67 & TRACT D-F, A SUBDIVISION IN LEE'S SUMMIT, JACKSON COUNTY, MISSOURI, ACCORDING TO THE RECORDED PLAT THEREOF.



U/E UTILITY EASEMENT
B/L BUILDING SETBACK LINE
TC TOP OF CURB

E EXISTING P PROPOSED

LAG LOWEST ADJACENT GRADE



JED A.M. BAUGHMAN, PLS LS 2014020708

## **POWELL**

NORTH

30'

SCALE: 1" = 30'

ARCHITECTURE/ENGINEERING/SURVEYING

3200 S. State Route 291, Bldg. I Independence, MO 64057 816.373.4800 | poweBcwm.com

Certificates of Authority
Architecture:
MO 310 | KS 73
Engineering:
MO 4 | KS 241
Land Surveying:
MO 123 | KS 36

4724 NE GATEWAY DRIVE LEES SUMMIT, JACKSON COUNTY, MO PROJECT NO.

18-1420

1"=30'

CLIENT: NICK ZVACEK CONSTRUCTION

DATE: **09/14/18**