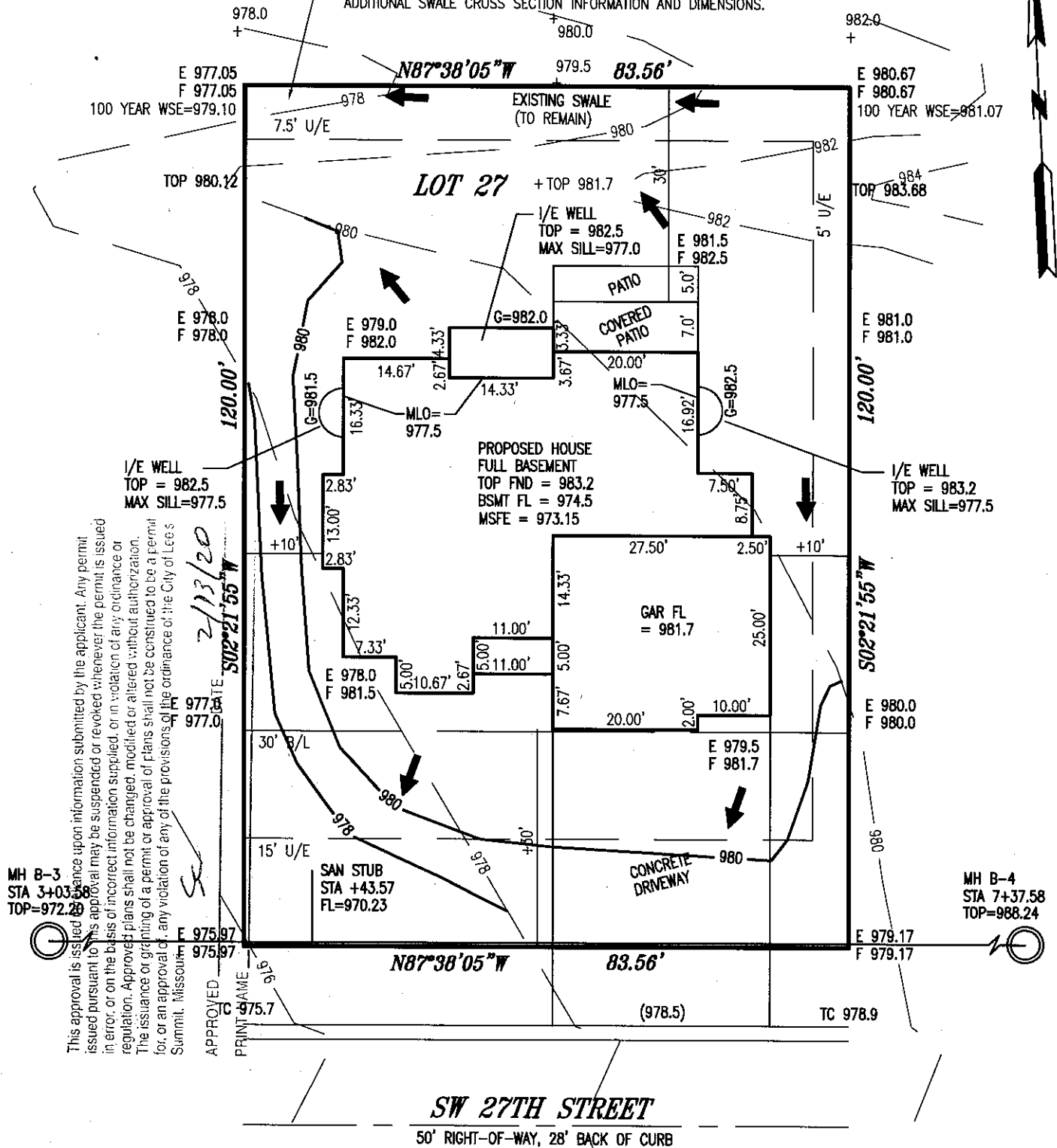


EXISTING EMERGENCY OVERFLOW SWALE AND DIVERSION BERM, PER THE MASTER DRAINAGE PLAN, PREPARED BY PHOENIX ENGINEERING & SURVEYING, LLC., REFERENCE SHEET 6 OF 40 PER THE AS-BUILTS ON FILE WITH THE CITY OF LEE'S SUMMIT, FOR ADDITIONAL SWALE CROSS SECTION INFORMATION AND DIMENSIONS.



KEY:
U/E = UTILITY EASEMENT
TC = TOP OF CURB
B/L = BUILDING LINE
E = EXISTING GRADE
F = FINISH GRADE
G = LOWEST ADJACENT GRADE



AS-GRADED PLOT PLAN IS
REQUIRED PRIOR TO SODDING

NOTES:
ALL GRADES TAKEN FROM SUBDIVISION
GRADING PLANS
ADDRESS: 1708 SW 27TH STREET

NOTES:

- LEGAL DESCRIPTION OF PROPERTY PROVIDED BY CONTRACTOR. THIS PLOT PLAN DOES NOT CONSTITUTE OR REPRESENT A BOUNDARY SURVEY. THE CONTRACTOR AND/OR OWNER SHALL BE RESPONSIBLE FOR VERIFICATION OF PROPERTY BOUNDARY, PROPERTY CORNERS, DEED DESCRIPTIONS AND LOCATIONS OF PROPOSED HOUSE WITH RESPECT TO PROPERTY LINES.
- EASEMENTS, BUILDING LINES AND SET-BACKS TAKEN FROM RECORDED PLAT ONLY.
- CONTRACTOR TO VERIFY LOCATION AND DEPTH OF SANITARY SEWER SERVICE PRIOR TO CONSTRUCTION.
- CONTRACTOR TO VERIFY ALL DIMENSIONS, ELEVATIONS AND LOCATIONS PRIOR TO CONSTRUCTION
- CONTRACTOR TO VERIFY CONDITION OF ALL FILL PRIOR TO CONSTRUCTION.
- GRADES ARE PROPOSED GRADES ONLY. FINAL GRADING AND ELEVATIONS SHALL BE CONTRACTORS RESPONSIBILITY.

FEB. 13, 2020

JFE CONSTRUCTION

PLOT PLAN	
LOT 27	
WHISPERING WOODS - 1ST PLAT	
LEE'S SUMMIT MISSOURI	
LADWIG and ASSOCIATES, L.L.C.	
LAND SURVEYORS	
816-309-6621	
DRAWN BY: JDH	SCALE: 1" = 20'
DATE: 2/9/20	DRAWING NO. WW-27