



LEE'S SUMMIT MISSOURI

RELEASE FOR LAWN SPRINKLER SYSTEM IN CITY OF LEE'S SUMMIT RIGHT OF WAY (RESIDENTIAL)

In consideration for the City of Lee's Summit's permission to extend a Lawn Irrigation System into the City's right of way at (legal description of the property):

Lot No. 30 Plat Title Hawthorne Ridge Address: 3005 SW Arbor Tree Dr
County: Jackson State: Missouri

I, Zalman Kohen, the undersigned, successors, and assigns do hereby release and forever discharge the City of Lee's Summit, its employees and/or agents from and against any and all liability, claims and demands for any use arising out of, relating to, or being in any way connected with work or service by the City, its employees or agents within the City's right of way for any purpose whatsoever.

NOW THEREFORE, the Undersigned hereby declares that said property described above shall be held, sold and conveyed subject to the release herein and said release shall run with the real property and be binding on all parties having any part thereof, their heirs, successors and assigns.

IN WITNESS WHEREOF, this release has been read, signed and sealed this 4th day of May, 2020.

By:

Zalman Kohen V.P.
Printed or Typed Name

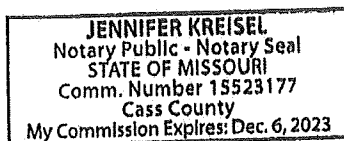
INDIVIDUAL ACKNOWLEDGMENT

STATE OF MISSOURI
COUNTY OF JACKSON

ON THIS, The 4th day of May, 2020 before me, a Notary Public, personally appeared:
Zalman Kohen

proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) subscribed to the within Instrument, and acknowledged that he he/she/they executed the same for the purposes stated therein and no other.

WITNESS my hand and official seal in the County and State aforesaid, the day and year first above written.



(Seal)

/s/ Jennifer Kreisel
Notary Public Signature
Jennifer Kreisel
Printed or Typed Name

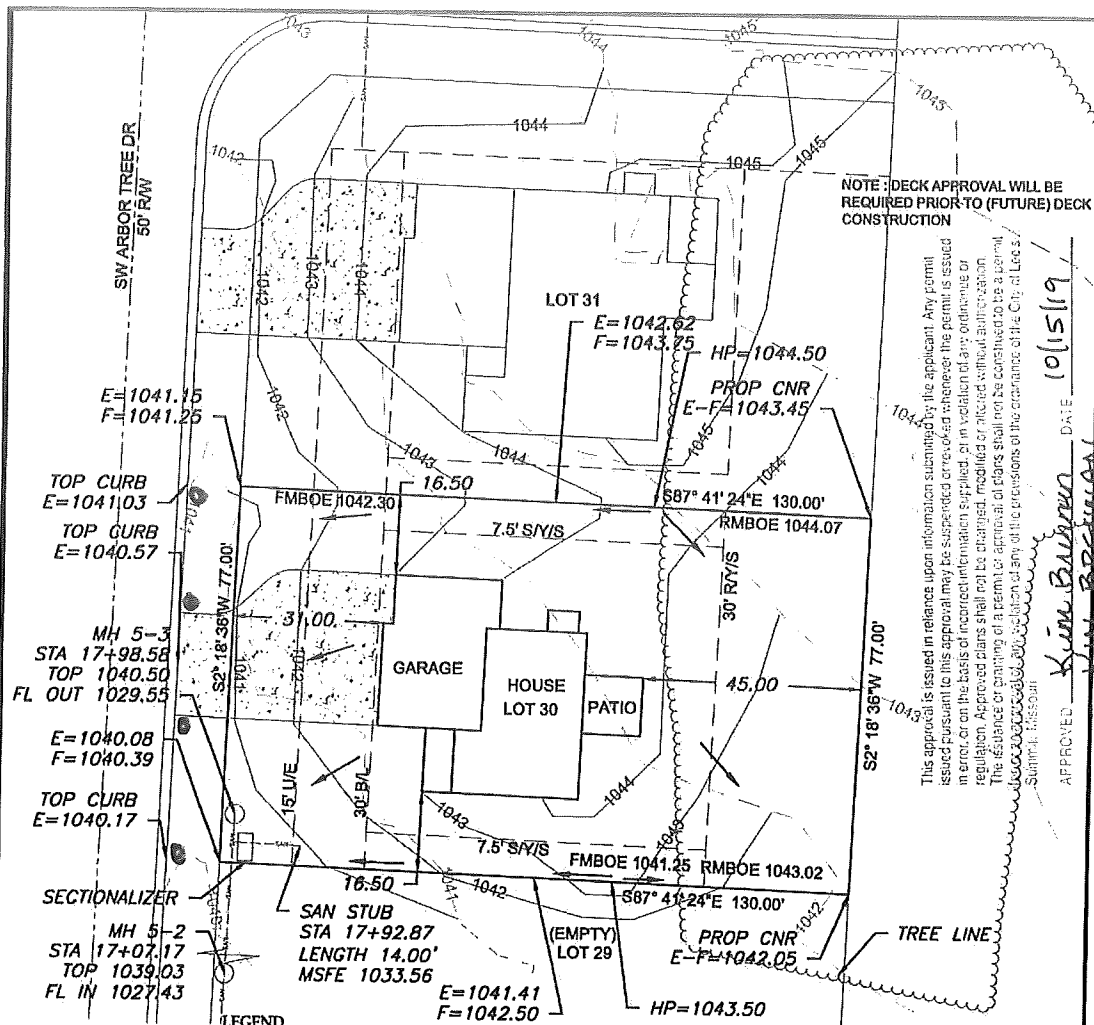
My Commission Expires:

December 6, 2023

Revised 10/21/14

Development Services

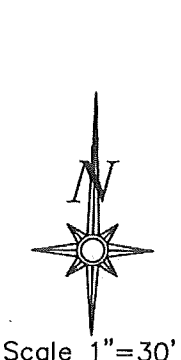
220 SE Green Street | Lee's Summit, MO 64063 | P: 816.969.1200 | F: 816.969.1201 | cityofls.net



NOTE: DECK APPROVAL WILL BE REQUIRED PRIOR TO (FUTURE) DECK CONSTRUCTION

This approval is issued in reliance upon information submitted by the applicant. Any permit issued pursuant to this approval may be suspended or revoked whenever the permit is issued in error or on the basis of incorrect information supplied, or in violation of any ordinance or regulation. Approved plans shall not be changed, modified or altered without authorization. The issuance or granting of a permit or approval of plans shall not be construed to be a permit, license or approval of any other action of the City of Lee's Summit, Missouri.

APPROVED *Kim Baughman* DATE 10/15/19
Kim Baughman
 SUMMIT, MISSOURI



Scale 1"=30'

LOT INFORMATION

11,010 SQ. FT.
 RMBOE = 1044.07 (LT)
 FMBOE = 1042.30 (LT)
 RMBOE = 1043.02 (RT)
 FMBOE = 1041.25 (RT)
 MSFE = 1033.56
 ADDRESS
 3005 SW ARBOR TREE DR

LEGAL DESCRIPTION

LOT 30, HAWTHORN RIDGE 1ST PLAT, A SUBDIVISION AS RECORDED IN LEE'S SUMMIT, JACKSON COUNTY, MISSOURI.

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

PROPOSED HOUSE

TOP FOUNDATION = 1045.00
 GARAGE FLOOR = 1043.00
 TOP FOOTING = 1038.00
 BASEMENT FLOOR = 1036.33

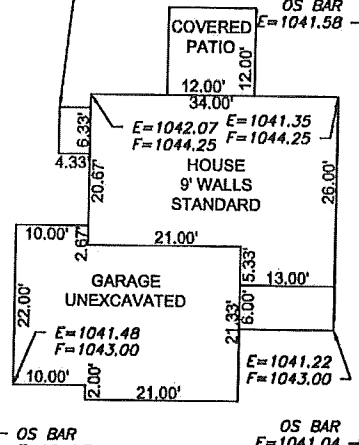
E = EXISTING ELEVATION
 F = PROPOSED FINAL ELEVATION
 G = ADJACENT GRADE AT EGRESS
 U/E = UTILITY EASEMENT
 B/L = BUILDING LINE
 S/Y/S = SIDE YARD SETBACK
 R/Y/S = REAR YARD SETBACK

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.

DRIVEWAY SLOPE = 7.1%
 EXTENDED LOT AREA = 10857.0 SQFT
 DRIVEWAY APPROACH = 232.8 SQFT
 DRIVEWAY AREA = 939.3 SQFT
 SIDEWALK AREA = N/A

EGRESS
 TOP = 1044.75
 G = 1044.25



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.ENGINEERINGANDSURVEYING.COM



PLOT PLAN - LOT 30			
HAWTHORN RIDGE 1ST PLAT LEE'S SUMMIT, JACKSON COUNTY, MISSOURI			
SUMMIT ROMES 120 SE 30TH STREET LEE'S SUMMIT, MO 64082			
PROJECT NO.	FILE NAME	DATE	SHEET OF
1	LOT 30 & 31 NEW, HAWTHORN RIDGE	8/12/19	1 1

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.