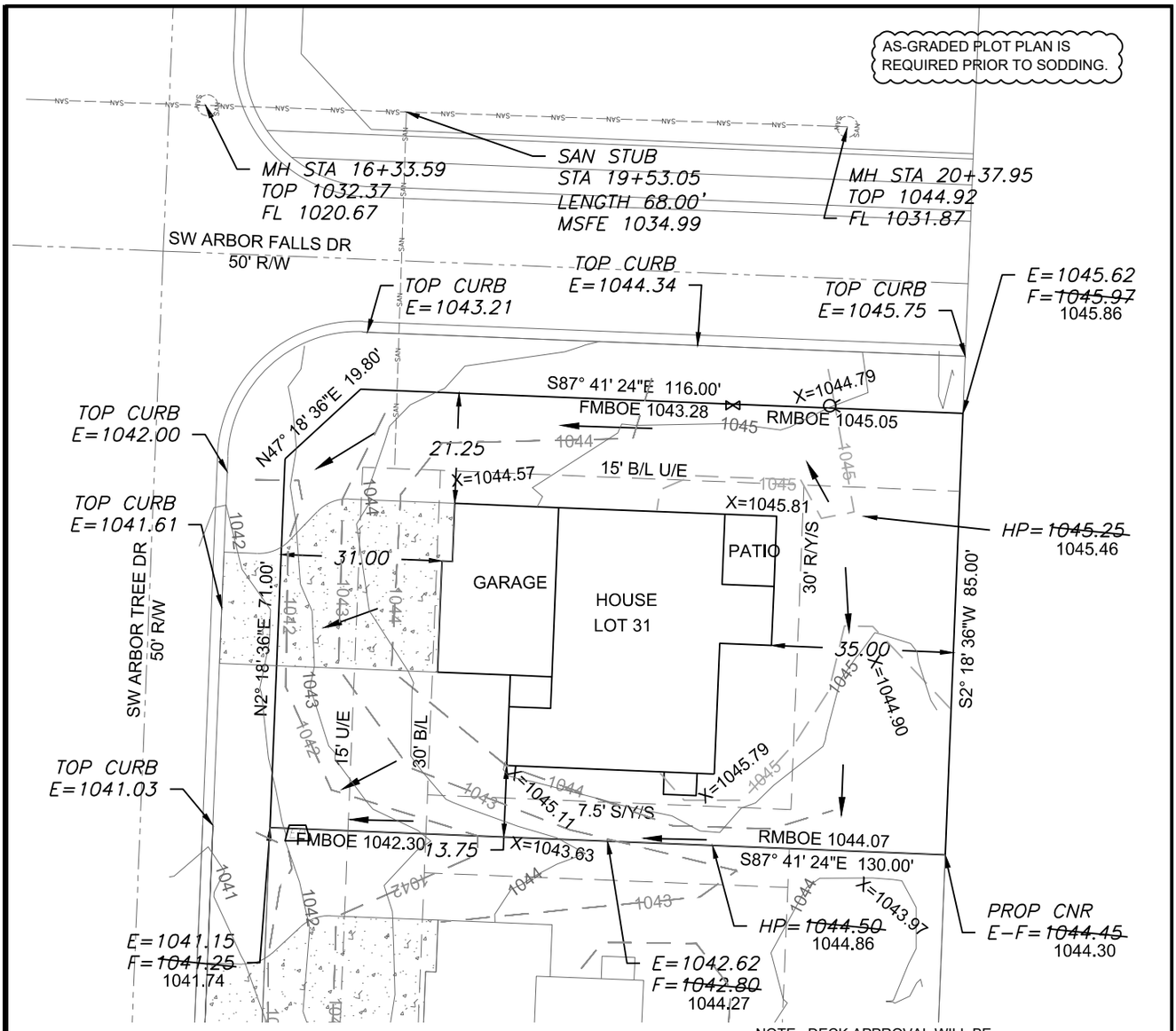
AS-GRADED PLOT PLAN IS REQUIRED PRIOR TO SODDING.



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

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

DRIVEWAY SLOPE =8.6%
EXTENDED LOT AREA = 13402.0 SF
DRIVE AREA = 985.8 SF
APPROACH AREA = 237.7 SF
SIDEWALK AREA = N/A

X=####.## = Actual asbuilt ground shots taken on May 21, 2020.

Contours shown are asbuilt.

N

Scale 1"=30'

PROPOSED HOUSE

TOP FOUNDATION = 1046.50
GARAGE FLOOR = 1044.50
TOP FOOTING = 1037.50
BASEMENT FLOOR = 1037.83

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.

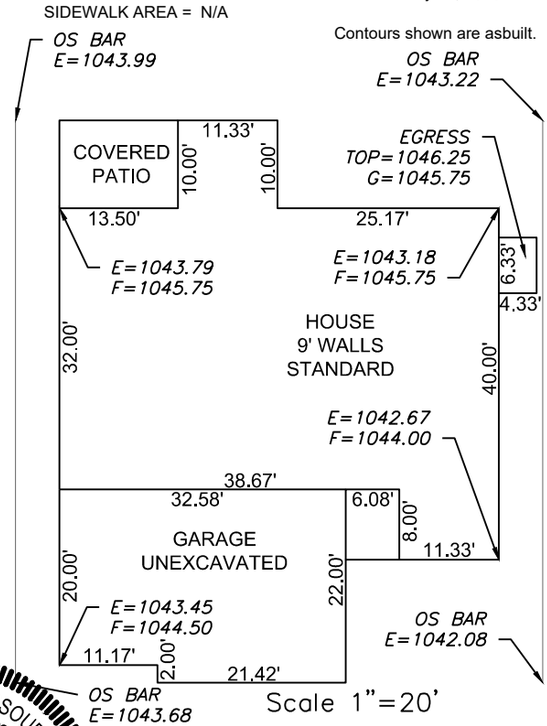
3. THE EASEMENTS SHOWN ON THIS PLOT PLAN ARE TAKEN FROM THE FINAL PLAT. OTHER EASEMENTS MAY EXIST.

LOT INFORMATION

10,952 SQ. FT.
RMBOE = 1045.05 (LT)
FMBOE=1043.28 (LT)
RMBOE = 1044.07(RT)
FMBOE=1042.30 (RT)
MSFE=1034.99
ADDRESS
3001 SW ARBOR TREE DR

LEGAL DESCRIPTION

LOT 31, HAWTHORN RIDGE 1ST PLAT, A SUBDIVISION AS RECORDED IN LEE'S SUMMIT, JACKSON COUNTY, MISSOURI.



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.ENGINEERINGSOLUTIONSKC.COM

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.

STATE OF MISSOURI
MATTHEW J. SCHLICHT
NUMBER
PE-2006019708
PROFESSIONAL ENGINEER
5/20/2020

AS-GRADED PLOT PLAN - LOT 31

HAWTHORN RIDGE 1ST PLAT
LEE'S SUMMIT, JACKSON COUNTY, MISSOURI

SUMMIT HOMES
120 SE 30TH STREET
LEE'S SUMMIT, MO 64082

PROJECT NO.	FILE NAME	DATE	SHEET	OF
1	LOT 30 & 31 NEW, HAWTHORN RIDGE	9/12/19	1	1

Rev:

RELEASE FOR CONSTRUCTION
AS NOTED ON PLANS REVIEW
CODES ADMINISTRATION
LEE'S SUMMIT, MISSOURI
06/08/2020