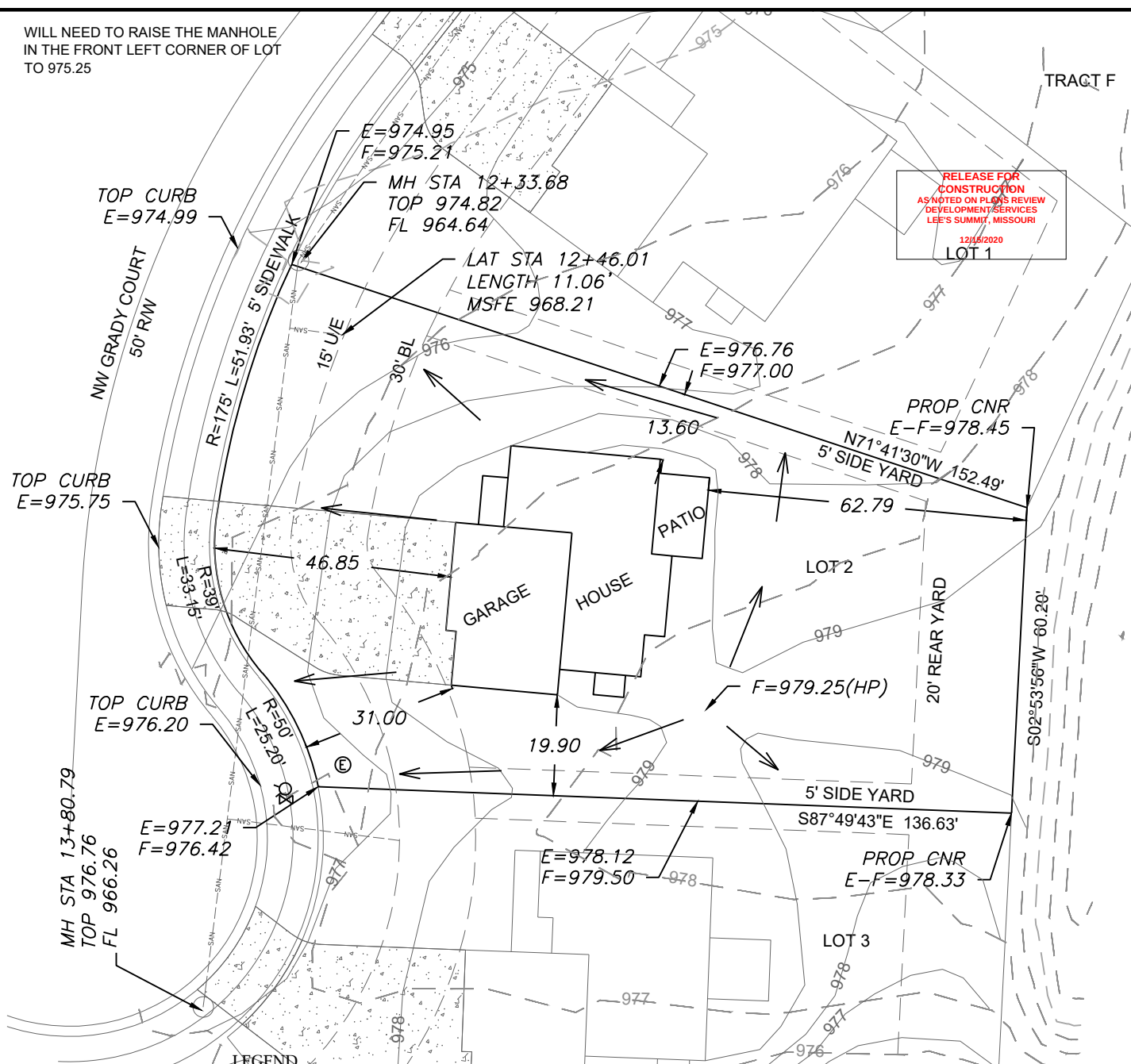


WILL NEED TO RAISE THE MANHOLE
IN THE FRONT LEFT CORNER OF LOT
TO 975.25

TRACT F

**RELEASE FOR
CONSTRUCTION**
AS NOTED ON PLANS REVIEW
DEVELOPMENT SERVICES
LEE'S SUMMIT, MISSOURI
12/15/2020



~~LEGEND~~

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

PROPOSED HOUSE

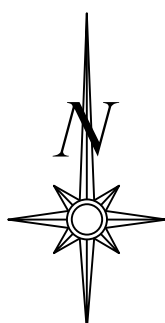
TOP FOUNDATION = 980.50
GARAGE FLOOR = 978.50
TOP FOOTING = 971.50
BASEMENT FLOOR = 971.83

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.

EXTENDED LOT AREA = 13,736 SF
DRIVE AREA = 1,358 SF
APPROACH AREA = 239 SF
SIDEWALK AREA = 445 SF
DRIVE SLOPE = 5.4%



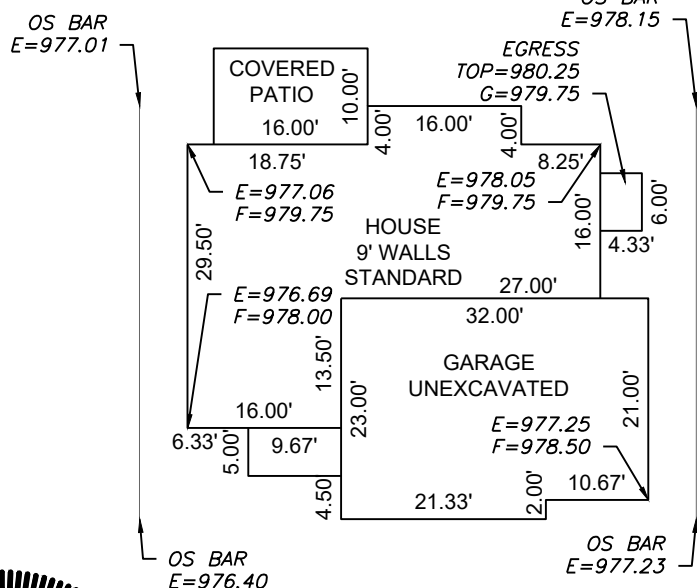
Scale 1"=30'

LOT INFORMATION

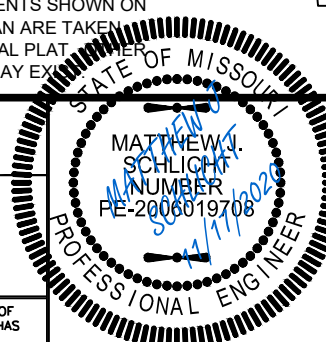
12,506 SQ. FT.
MSFE = 968.21
MLO (REAR LEFT) = 977.34
MLO (REAR RIGHT) = 979.63
MLO (FRONT LEFT) = 975.13
MLO (FRONT RIGHT) = 977.42
ADDRESS
107 NW GRADY COURT

LEGAL DESCRIPTION

LEGAL DESCRIPTION
LOT 2, WOODISDE RIDGE 1ST
PLAT, A SUBDIVISION AS
RECORDED IN LEE'S SUMMIT,
JACKSON COUNTY, MISSOURI.



Scale 1"=20'



PLOT PLAN - LOT 2

WOODSIDE 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 1, 2 & 3, WOODSIDE RIDGE	10/16/2020	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.