



SCALE: 1"=20'

PREPARED FOR:
ROESER HOMES

PLOT PLAN

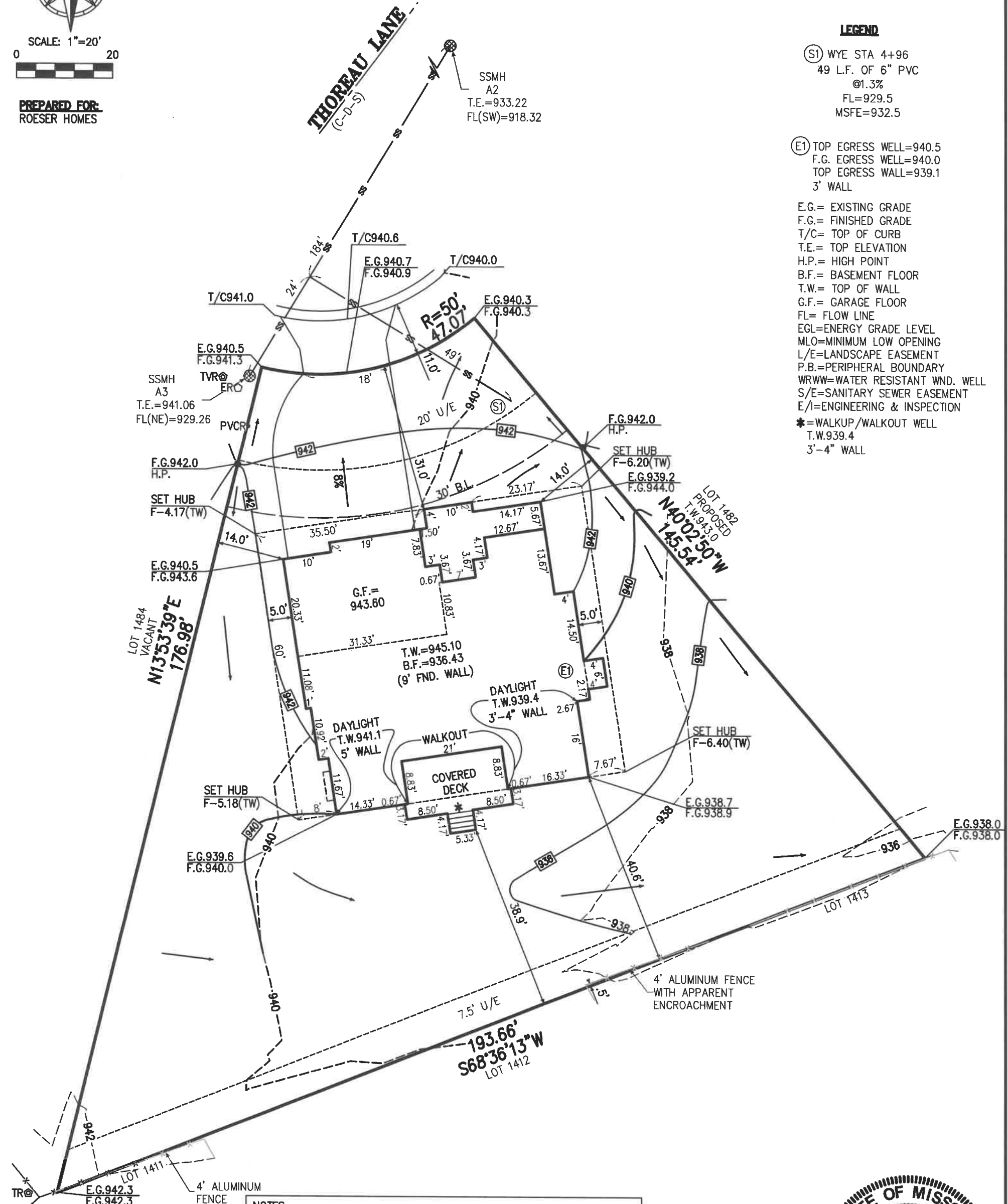
LOT 1483

WINTERSET VALLEY 13TH PLAT

3057 NW THOREAU LANE

LEGEND

- (S1) WYE STA 4+96
49 L.F. OF 6" PVC
@1.3%
FL=929.5
MSFE=932.5
- (E1) TOP EGRESS WELL=940.5
F.G. EGRESS WELL=940.0
TOP EGRESS WALL=939.1
3' WALL
- E.G.= EXISTING GRADE
F.G.= FINISHED GRADE
T/C= TOP OF CURB
T.E.= TOP ELEVATION
H.P.= HIGH POINT
B.F.= BASEMENT FLOOR
T.W.= TOP OF WALL
G.F.= GARAGE FLOOR
FL= FLOW LINE
EGL=ENERGY GRADE LEVEL
MLO=MINIMUM LOW OPENING
L/E=LANDSCAPE EASEMENT
P.B.=PERIPHERAL BOUNDARY
WRWW=WATER RESISTANT WND. WELL
S/E=SANITARY SEWER EASEMENT
E/I=ENGINEERING & INSPECTION
- *=WALKUP/WALKOUT WELL
T.W.939.4
3'-4" WALL



LOT AREA=17,764 SQ. FT.
DATE STAKED: 2/11/21
SURVEY CREW: CM
HOUSE TIES CHK'D: YES
LEGAL DESCRIPTION:
LOT 1483, WINTERSET VALLEY 13TH PLAT, LOTS 1472 THRU 1487. A SUBDIVISION OF LAND IN THE CITY OF LEE'S SUMMIT, JACKSON COUNTY, MISSOURI.

- NOTES:**
- SQUARE FOOTAGE OF DRIVEWAY AS SHOWN: 1,131
 - 6 INCHES OF CLEARANCE IS REQUIRED FROM THE FINISHED GRADE TO THE SILL PLATE OF THE STRUCTURE. THE GRADE SHALL FALL A MINIMUM OF 6 INCHES WITHIN THE FIRST 10 FEET FROM THE FOUNDATION OF THE BUILDING.
 - CLIENT TO VERIFY ALL WALL HEIGHTS AS SHOWN PRIOR TO EXCAVATION AND POURING OF FOUNDATION.

I, Scott G. Chrisman, certify that this plot plan has been field verified, and is in compliance with the approved subdivision grading plan unless otherwise noted.

