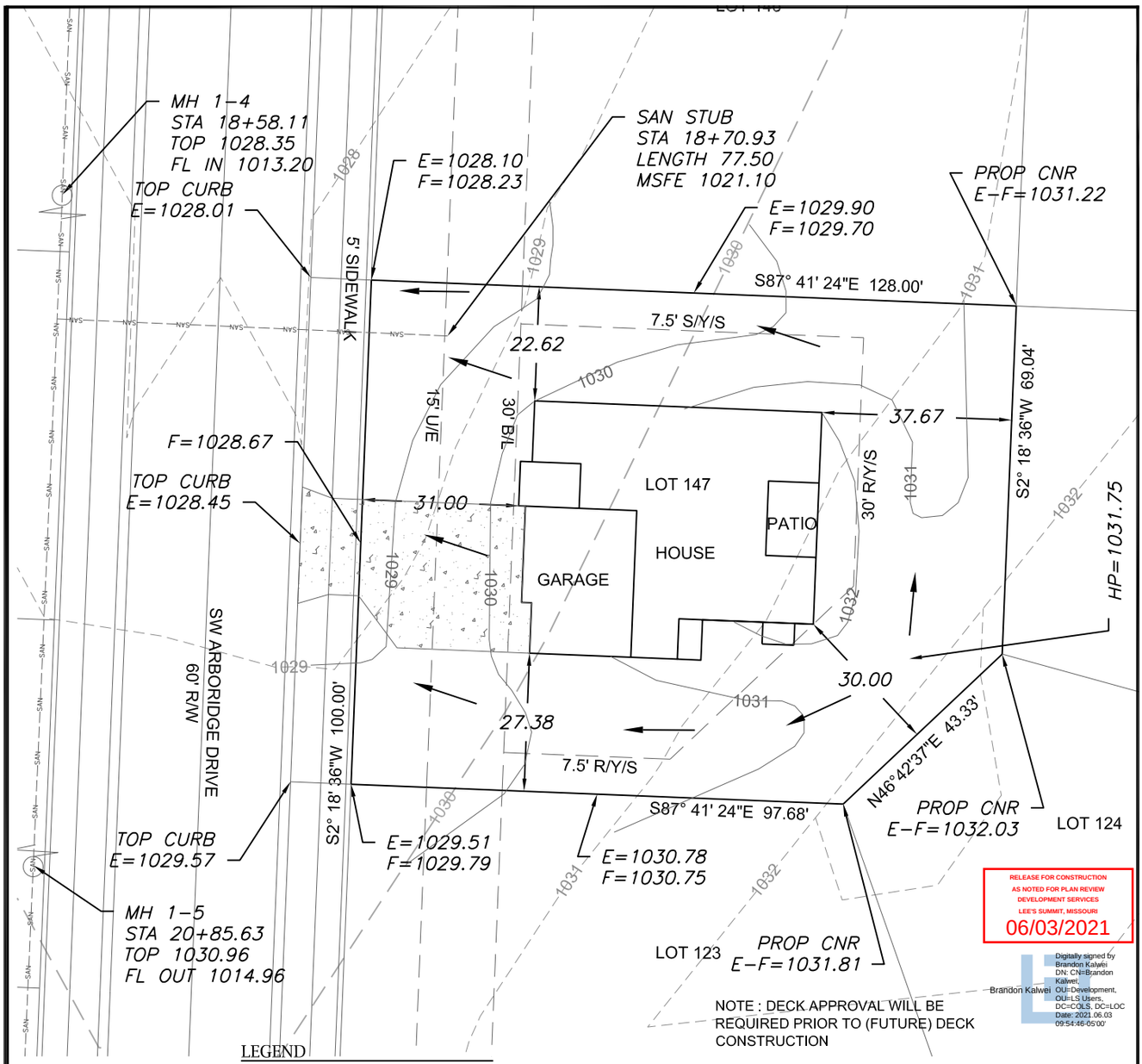


RELEASE FOR CONSTRUCTION
AS NOTED FOR PLAN REVIEW
DEVELOPMENT SERVICES
LEE'S SUMMIT, MISSOURI
06/03/2021

Brandon Kalwei
Digitally signed by Brandon Kalwei
DN: CN=Brandon Kalwei, OU=Development, OU=LS Users, DC=COLS, DC=LOC
Date: 2021.06.03 09:54:46-05'00'

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

EXTENDED LOT AREA = 13530.6 SF
DRIVE AREA = 920.4 SF
APPROACH AREA = 241.0 SF
SIDEWALK AREA = 404.6 SF

LEGEND

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

N

Scale 1"=30'

PROPOSED HOUSE

TOP FOUNDATION = 1033.00
GARAGE FLOOR = 1031.00
TOP FOOTING = 1024.00
BASEMENT FLOOR = 1024.33
DRIVEWAY SLOPE =7.5%

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.

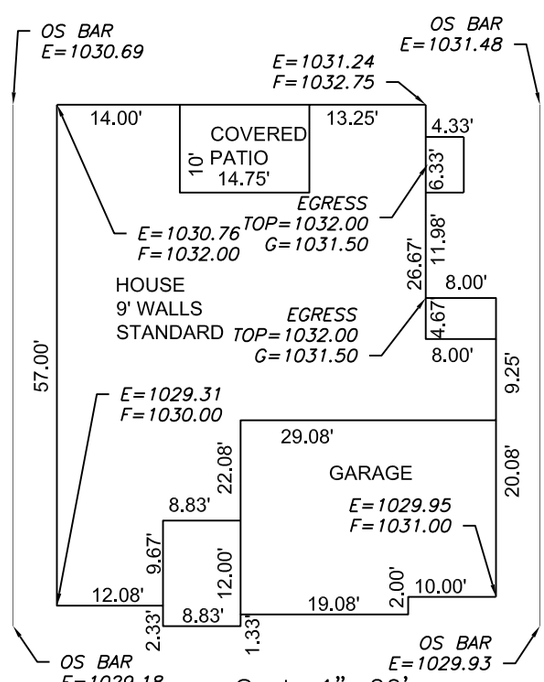
3. THE EASEMENTS SHOWN ON THIS PLOT PLAN ARE TAKEN FROM THE FINAL PLAT. OTHER EASEMENTS MAY EXIST.

LOT INFORMATION

12,331 SQ. FT.
MSFE =1021.10
ADDRESS
3217 SW ARBORIDGE DRIVE

LEGAL DESCRIPTION

LOT 147, HAWTHORN RIDGE 2ND PLAT A SUBDIVISION AS RECORDED IN LEE SUMMIT, JACKSON COUNTY, MISSOURI.



Scale 1"=20'

Plan Name: Somerview Craftsman

ENGINEERING SOLUTIONS
ENGINEERING & SURVEYING
50 SE 30TH STREET
LEE'S SUMMIT, MO 64082
P:(816) 623-9888 F:(816)623-9849
WWW.ENGINEERINGSOLUTIONSKC.COM

STATE OF MISSOURI
MATTHEW J. SCHLICHT
NUMBER
PE-2006019708
PROFESSIONAL ENGINEER
MATTHEW J. SCHLICHT 5/10/2021

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.

PLOT PLAN - LOT 147

HAWTHOWN RIDGE 2ND PLAT
LEE SUMMIT, JACKSON COUNTY, MISSOURI

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

PROJECT NO.	FILE NAME	DATE	SHEET	OF
1	LOT 147, HAWTHORN RIDGE	4/22/21	1	1

Rev: