



# 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. 43 Plat Title Hawthorne Ridge Address: 1523 SW Arbor Falls 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 13<sup>th</sup> day of July, 2021

By:

[Signature] V.P.  
Zalman Kohen  
Printed or Typed Name

## INDIVIDUAL ACKNOWLEDGMENT

STATE OF MISSOURI  
COUNTY OF JACKSON

ON THIS, The 13<sup>th</sup> day of July, 2021 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.

**JENNIFER KREISEL**  
Notary Public - Notary Seal  
STATE OF MISSOURI  
Comm. Number 15523177  
Cass County  
My Commission Expires: Dec. 6, 2023

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

(Seal)

My Commission Expires:

December 6, 2023

Revised 10/21/14

**CONSTRUCTION**  
AS NOTED ON PLANS REVIEW  
**DEVELOPMENT SERVICES**  
**LEE'S SUMMIT, MISSOURI**

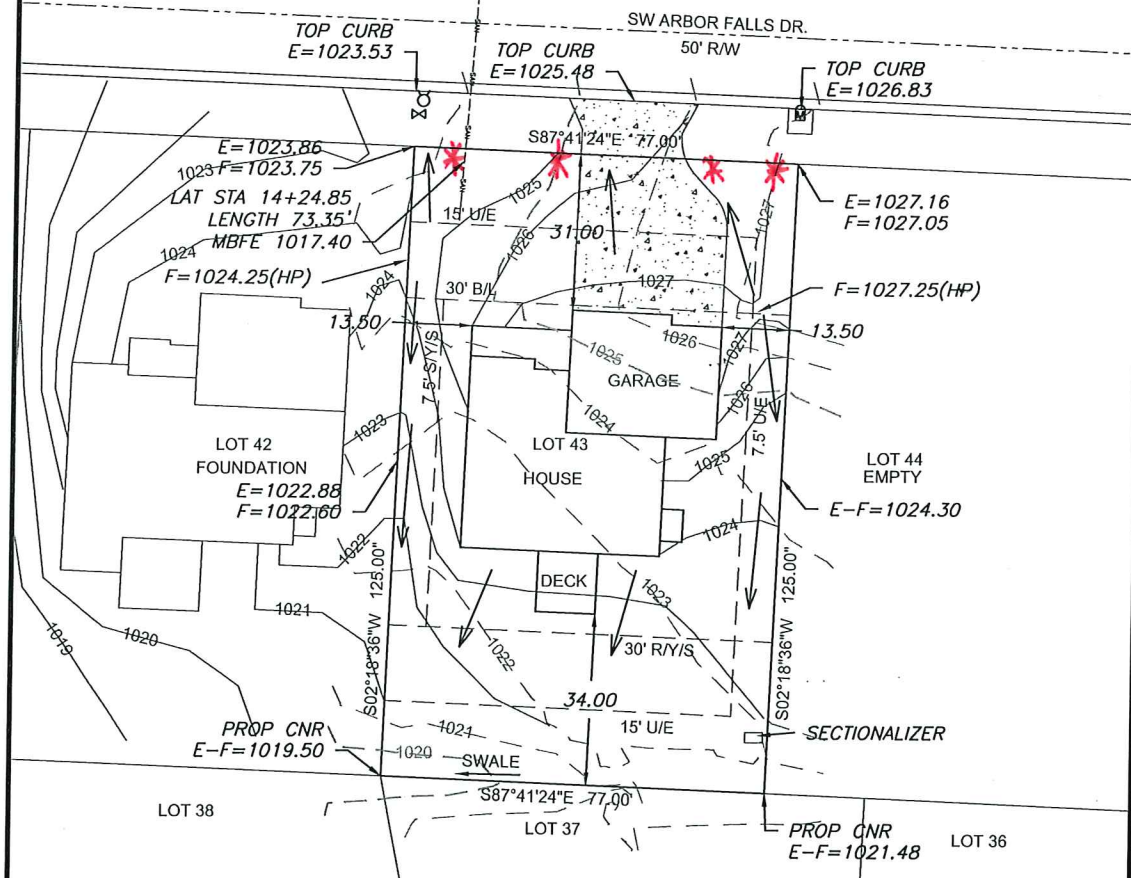
Digitally signed  
By: Dylan Epper  
Reason:  
APPROVED  
PLOT PLAN  
Date: 2020.09.27  
11:43:25-0500

07/27/2020

MH STA 13+58.94  
TOP 1021.85  
FL 1010.10

AS-GRADED PLOT PLAN IS  
REQUIRED PRIOR TO SODDING

MH STA 16+33.59  
TOP 1032.37  
FL 1017.37



**LEGEND**

- Gas Meter
- Telephone or Fiber-Optic Pedestal
- Cable TV Pedestal
- Electric Pedestal

- Light Pole
- Mailbox
- Fire Hydrant
- Water Valve
- DRIVEWAY SLOPE = 6.6%
- EXTENDED LOT AREA = 10,472 SQFT
- DRIVEWAY APPROACH = 899 SQFT
- DRIVEWAY AREA = 239 SQFT
- SIDEWALK AREA = N/A

**PROPOSED HOUSE**

TOP FOUNDATION = 1028.75  
GARAGE FLOOR = 1027.75  
TOP FOOTING = 1019.75  
BASEMENT FLOOR = 1020.08

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. EASEMENTS MAY EXIST.



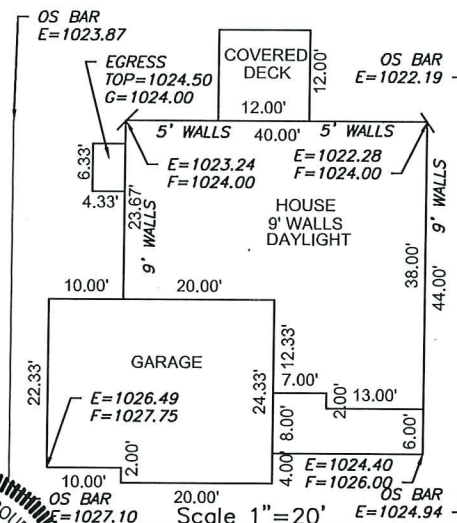
Scale 1"=30'

**LOT INFORMATION**

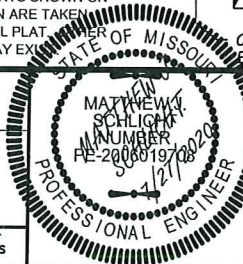
9,625 SQ. FT.  
MSFE = 1017.40  
MBOE (LEFT) = 1023.66  
MBOE (RIGHT) = 1021.97  
ADDRESS  
1523 SW ARBOR FALLS DR

**LEGAL DESCRIPTION**

LOT 43, HAWTHORN RIDGE 1ST PLAT, A SUBDIVISION AS RECORDED IN LEE'S SUMMIT, JACKSON COUNTY, MISSOURI.



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



**PLOT PLAN - LOT 43**

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

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

|                  |                                     |                |            |         |
|------------------|-------------------------------------|----------------|------------|---------|
| PROJECT NO.<br>1 | FILE NAME<br>LOT 43, HAWTHORN RIDGE | DATE<br>5/4/20 | SHEET<br>1 | OF<br>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.