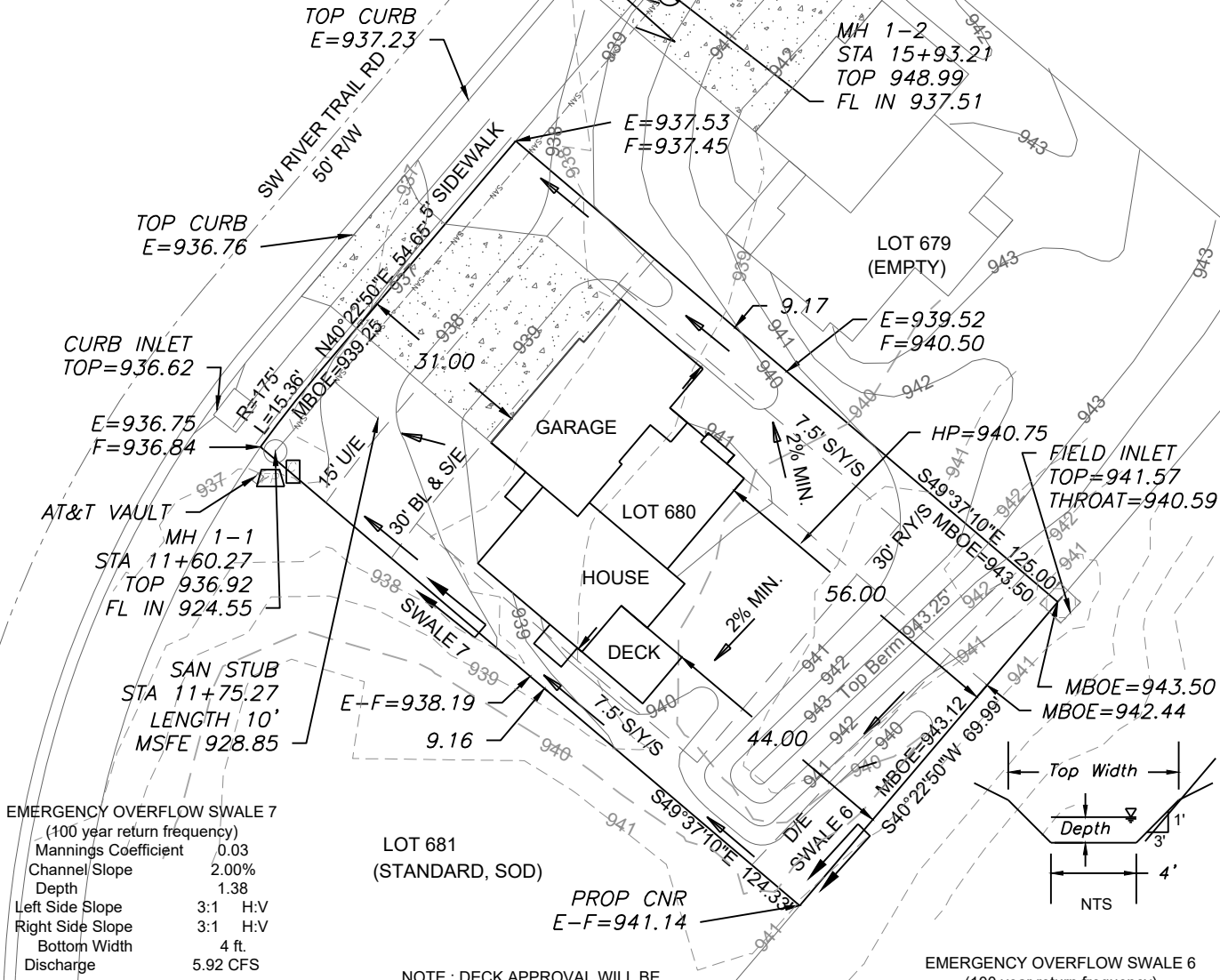




EMERGENCY OVERFLOW SWALE 7
(100 year return frequency)

Mannings Coefficient	0.03
Channel Slope	2.00%
Depth	1.38
Left Side Slope	3:1 H:V
Right Side Slope	3:1 H:V
Bottom Width	4 ft.
Discharge	5.92 CFS

EMERGENCY OVERFLOW SWALE 6
(100 year return frequency)

Mannings Coefficient	0.03
Channel Slope	1.87%
Depth	1.26
Left Side Slope	3:1 H:V
Right Side Slope	3:1 H:V
Bottom Width	4 ft.
Discharge	2.9 CFS

LEGEND

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

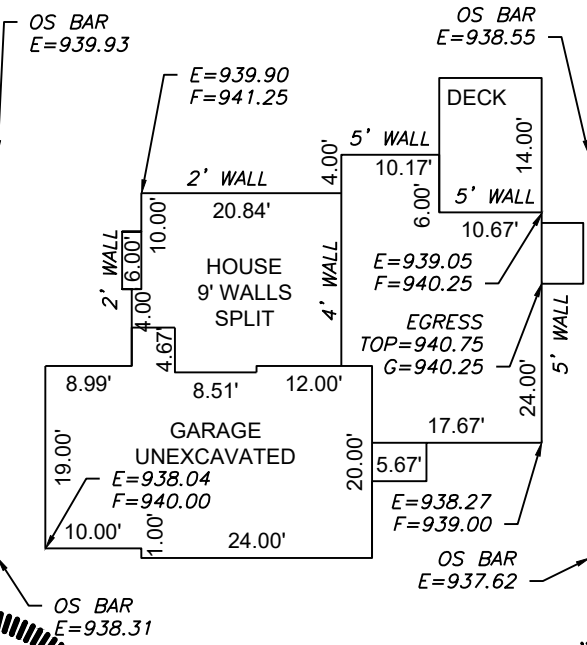
PROPOSED HOUSE

TOP FOUNDATION = 945.00
GARAGE FLOOR = 940.00
TOP FOOTING = 936.00
BASEMENT FLOOR = 936.33
DRIVEWAY SLOPE = 9.7%

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.



AS-GRADED PLOT PLAN IS REQUIRED PRIOR TO SODDING.

Scale 1"=20'

Scale 1"=30'
LOT INFORMATION
8,745 SQ. FT.
MBOE = (LT) 943.50
MBOE = (FRONT) 939.25
MBOE = (REAR) 943.12
MSFE = 928.85
ADDRESS
2617 S.W. RIVER TRAIL ROAD

LEGAL DESCRIPTION
LOT 680, EAGLE CREEK - FIFTEENTH 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
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STATE OF MISSOURI
MATTHEW J. SCHLICHT
NUMBER
PE-2006019708
PROFESSIONAL ENGINEER

PLOT PLAN - LOT 680
EAGLE CREEK 15TH PLAT
LEE'S SUMMIT, JACKSON COUNTY, MISSOURI
IQ HOME BUILDERS
P.O. BOX 6423
LEE'S SUMMIT, MO 64064

PROJECT NO.	FILE NAME	DATE	SHEET	OF
1	LOT 680 NEW 3/4/2021, EAGLE CREEK	3/4/2021	1	1

Rev:

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.