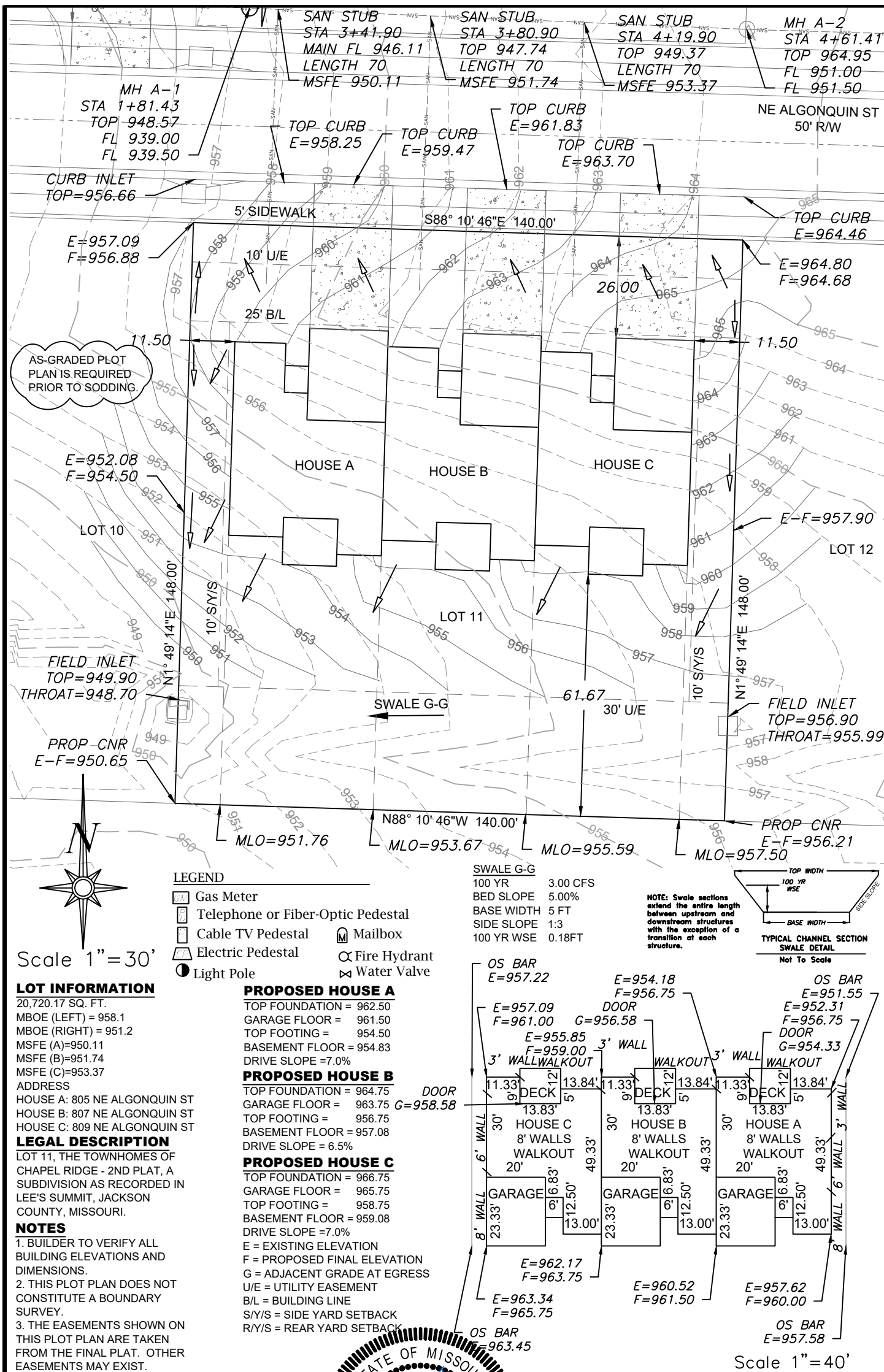




LOT INFORMATION

20,720.17 SQ. FT.
MBOE (LEFT) = 958.1
MBOE (RIGHT) = 951.2
MSFE (A)=950.11
MSFE (B)=951.74
MSFE (C)=953.37

ADDRESS
HOUSE A: 805 NE ALGONQUIN ST
HOUSE B: 807 NE ALGONQUIN ST
HOUSE C: 809 NE ALGONQUIN ST

LEGAL DESCRIPTION

LOT 11, THE TOWNHOMES OF CHAPEL RIDGE - 2ND PLAT, A SUBDIVISION AS RECORDED IN LEE'S SUMMIT, JACKSON COUNTY, MISSOURI.

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.

PROPOSED HOUSE A

TOP FOUNDATION = 962.50
GARAGE FLOOR = 961.50
TOP FOOTING = 954.50
BASEMENT FLOOR = 954.83
DRIVE SLOPE = 7.0%

PROPOSED HOUSE B

TOP FOUNDATION = 964.75
GARAGE FLOOR = 963.75
TOP FOOTING = 956.75
BASEMENT FLOOR = 957.08
DRIVE SLOPE = 6.5%

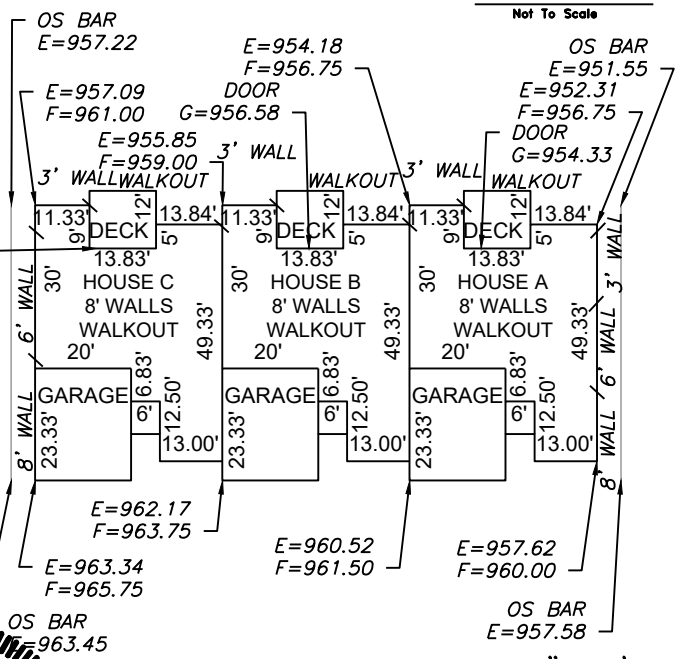
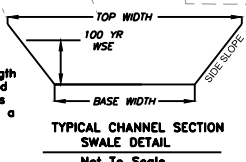
PROPOSED HOUSE C

TOP FOUNDATION = 966.75
GARAGE FLOOR = 965.75
TOP FOOTING = 958.75
BASEMENT FLOOR = 959.08
DRIVE SLOPE = 7.0%

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

SWALE G-G
100 YR 3.00 CFS
BED SLOPE 5.00%
BASE WIDTH 5 FT
SIDE SLOPE 1:3
100 YR WSE 0.18FT

NOTE: Swale sections extend the entire length between upstream and downstream structures with the exception of a transition at each structure.



Scale 1"=40'

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
PROFESSIONAL ENGINEER
PE-2006019708
9/17/2021

PLOT PLAN - LOT 11
THE TOWNHOMES OF CHAPEL RIDGE - 2ND PLAT
LEE'S SUMMIT, JACKSON COUNTY, MISSOURI
KEVIN HIGDON CONSTRUCTION
P.O. BOX 847
LEE'S SUMMIT, MO 64063
PROJECT NO. FILE NAME DATE SHEET OF
1 LOT 11, 19, TOWNHOMES OF CHAPEL RIDGE 5/14/21 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.