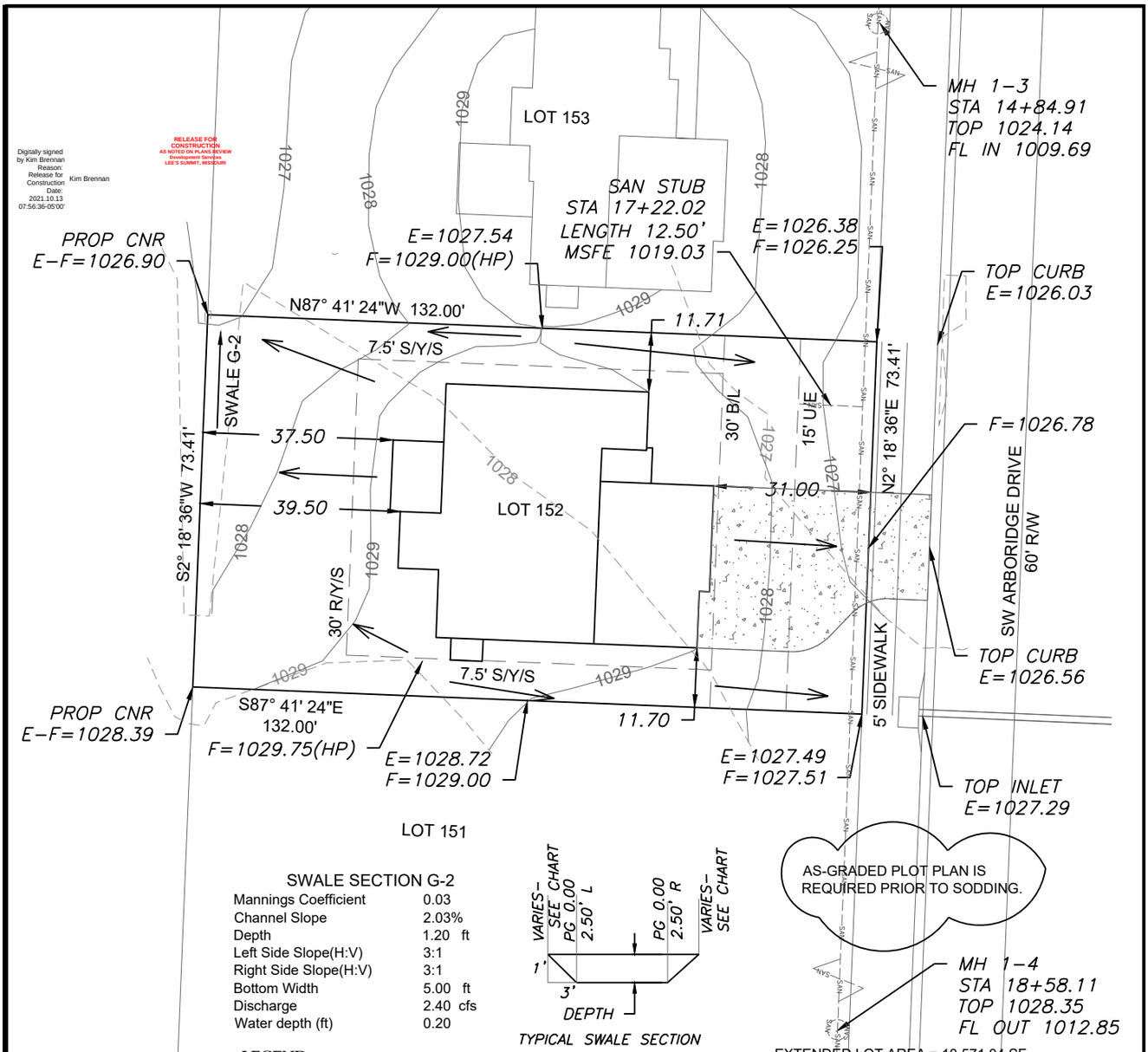
Digitally signed by Kim Brennan
Reason: Release for Construction
Date: 2021.10.13 07:56:36-05'00'
Kim Brennan

RELEASE FOR CONSTRUCTION
AS NOTED ON PLANS REVIEW
Development Services
LEE'S SUMMIT, MISSOURI




AS-GRADED PLOT PLAN IS REQUIRED PRIOR TO SODDING.

EXTENDED LOT AREA = 10,571.04 SF
DRIVE AREA = 956.95 SF
APPROACH AREA = 251.50 SF
SIDEWALK AREA = 262.19 SF

SWALE SECTION G-2

| | |
|---|---|
| Mannings Coefficient | 0.03 |
| Channel Slope | 2.03% |
| Depth | 1.20 ft |
| Left Side Slope(H:V) | 3:1 |
| Right Side Slope(H:V) | 3:1 |
| Bottom Width | 5.00 ft |
| Discharge | 2.40 cfs |
| Water depth (ft) | 0.20 |




TYPICAL SWALE SECTION

LEGEND

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

N

Scale 1"=30'

**PROPOSED HOUSE**

TOP FOUNDATION = 1031.00
GARAGE FLOOR = 1029.00
TOP FOOTING = 1022.00
BASEMENT FLOOR = 1022.33
DRIVE SLOPE = 7.2%

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

**LOT INFORMATION**

9,690 SQ. FT.
MSFE = 1019.03
ADDRESS
3208 SW ARBORIDGE DRIVE

**LEGAL DESCRIPTION**

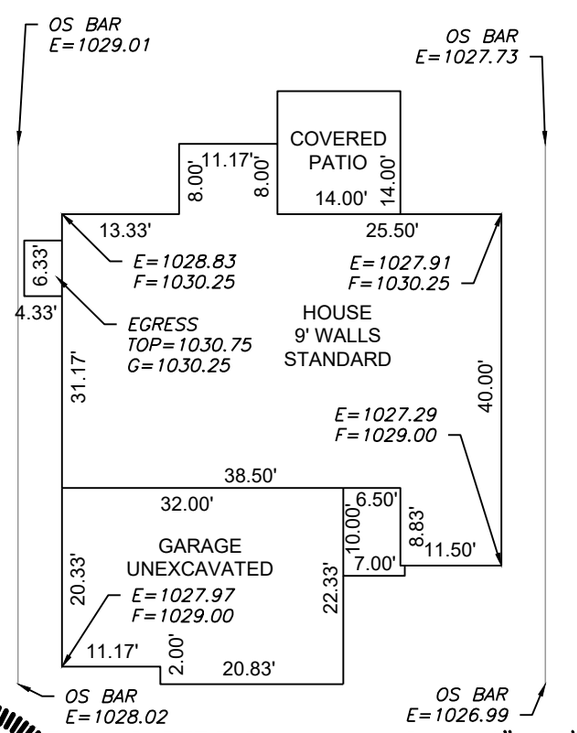
LOT 152, HAWTHORN RIDGE 2ND PLAT, A SUBDIVISION AS RECORDED IN LEE'S SUMMIT, JACKSON COUNTY, MISSOURI.

**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. EASEMENTS MAY EXIST




PLAN: SHEFFIELD

Scale 1"=20'

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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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.

STATE OF MISSOURI
MATTHEW J. SCHLICHT
NUMBER PE-2006019708
PROFESSIONAL ENGINEER
10/12/2021

# PLOT PLAN - LOT 152

## HAWTHORN RIDGE 2ND PLAT

LEE'S SUMMIT, JACKSON COUNTY, MISSOURI

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

| PROJECT NO. | FILE NAME | DATE | SHEET | OF |
|---|---|---|---|---|
| 1 | LOT 152, HAWTHORN RIDGE | 8/11/21 | 1 | 1 |

Rev: