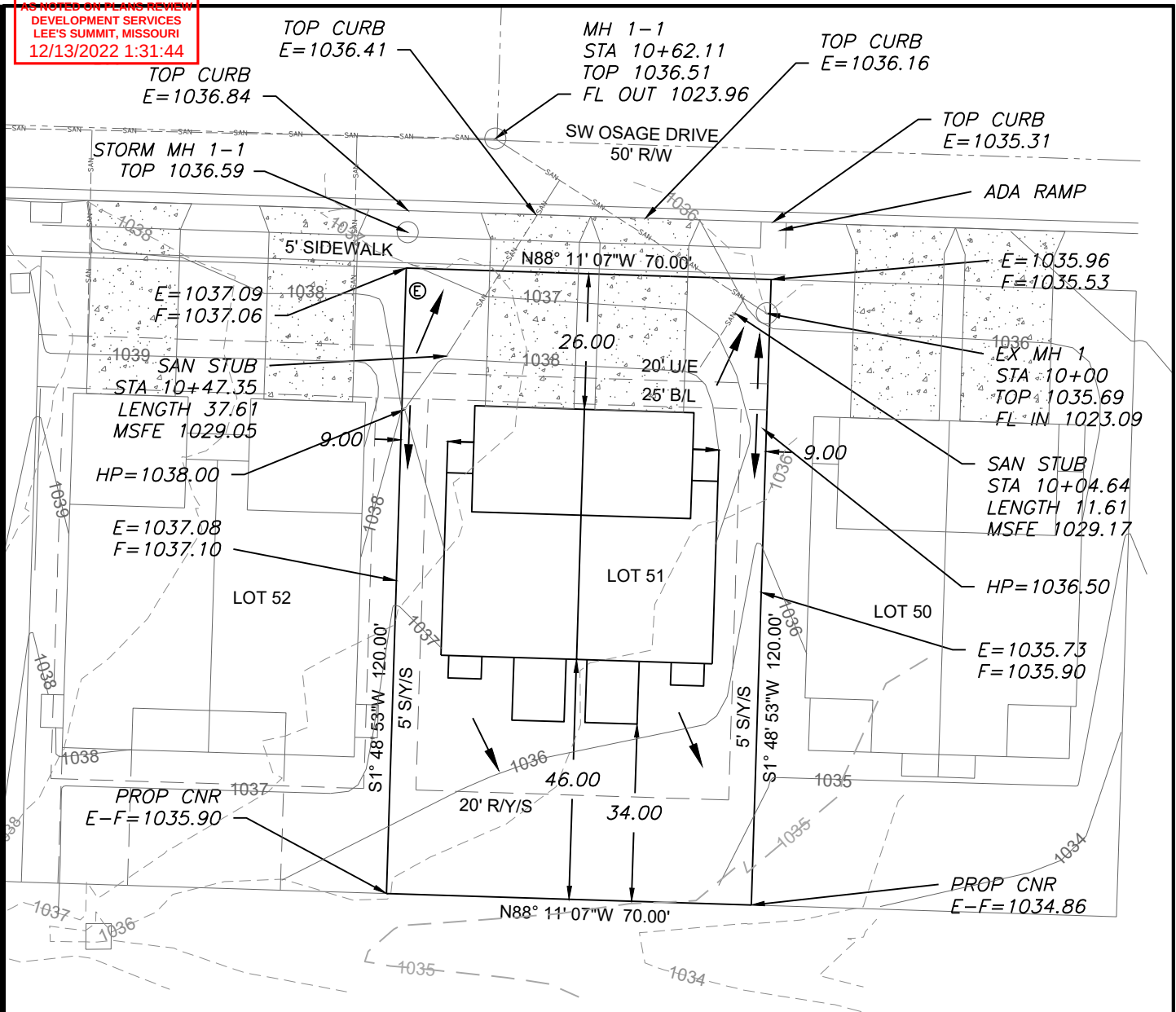




LEGEND

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

PROPOSED HOUSE

TOP FOUNDATION = 1039.45
GARAGE FLOOR = 1038.45
TOP FOOTING = 1031.45
BASEMENT FLOOR = 1031.78
DRIVE SLOPE (RT) = 7.0%
DRIVE SLOPE (LT) = 8.0%

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

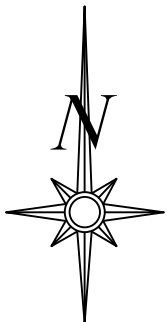
NOTES

- BUILDER TO VERIFY ALL BUILDING ELEVATIONS AND DIMENSIONS.
- THIS PLOT PLAN DOES NOT CONSTITUTE A BOUNDARY SURVEY.
- THE EASEMENTS SHOWN ON THIS PLOT PLAN ARE TAKEN FROM THE FINAL PLAT. OTHER EASEMENTS MAY EXIST.

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

EXTENDED LOT AREA = 9170.0 SF
DRIVE AREA = 884.0 SF
APPROACH AREA = 394.0 SF
SIDEWALK AREA = 191.3 SF

OS BAR
E=1036.94



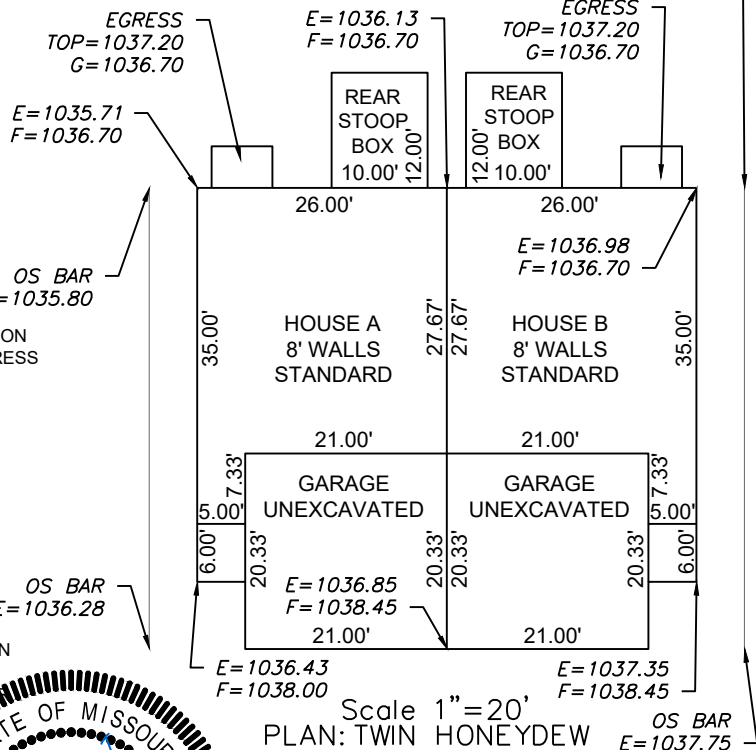
Scale 1"=30'

LOT INFORMATION

8,400 SQ. FT.
LEFT REAR MLO = 1035.51
RIGHT REAR MLO = 1036.67
RIGHT MSFE = 1029.05
LEFT MSFE = 1029.17
LEFT ADDRESS
2115 SW OSAGE
RIGHT ADDRESS
2117 SW OSAGE

LEGAL DESCRIPTION

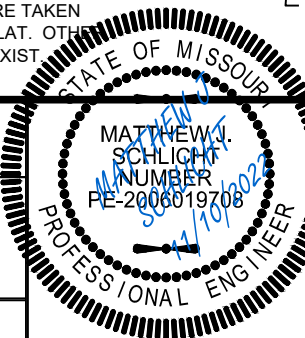
LOT 51, OSAGE SECOND PLAT, A SUBDIVISION AS RECORDED IN LEE'S SUMMIT, JACKSON COUNTY, MISSOURI.



Scale 1"=20'
PLAN: TWIN HONEYDEW

OS BAR
E=1037.75

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



PLOT PLAN - LOT 51

OSAGE SECOND PLAT
LEE'S SUMMIT, JACKSON COUNTY, MISSOURI

CLOVER & HIVE
120 SE 30TH STREET
LEE'S SUMMIT, MO 64082

PROJECT NO.	FILE NAME	DATE	SHEET	OF
1	LOT 51, 52, OSAGE	6/23/22	1	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.