

Digitally signed by
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RELEASE FOR CONSTRUCTION
AS NOTED FOR PLAN REVIEW
DEVELOPMENT SERVICES
LEE'S SUMMIT, MISSOURI
06/07/2022

DESCRIPTION:
LOT 1D, GOPPERT ACRES, LOTS 1A-1F & TRACT A, A SUBDIVISION IN THE CITY OF LEE'S SUMMIT, JACKSON COUNTY, MISSOURI, ACCORDING TO THE RECORDED PLAT THEREOF.

EASEMENT INFORMATION:
THE EASEMENTS SHOWN HEREON HAVE BEEN TAKEN FROM THE PLAT OF "GOPPERT ACRES, LOTS 1A-1F & TRACT A, A TITLE SEARCH MAY REVEAL OTHER EASEMENTS OF RECORD AFFECTING THIS PROPERTY."

UTILITY INFORMATION:
THE UTILITY INFORMATION SHOWN HEREON IS THAT WHICH IS OBSERVABLE FROM THE GROUND SURFACE. THIS SURVEYOR HAS MADE NO ATTEMPT TO RESEARCH THE RECORDS OF THE VARIOUS UTILITY COMPANIES OR OTHER SOURCES OF INFORMATION. THIS INFORMATION IS NOT TO BE CONSTRUED AS ACCURATE, COMPLETE NOR EXACT. ANY INFORMATION CONCERNING UNDERGROUND UTILITIES MUST BE OBTAINED AND CORRELATED BY THE DESIGN PROFESSIONAL PRIOR TO DESIGNING ANY IMPROVEMENTS THAT MAY BE AFFECTED BY THIS INFORMATION OR BY THE CONTRACTOR PRIOR TO ANY CONSTRUCTION ACTIVITY.

FLOOD INFORMATION:
ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY'S FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO. 26085C04190, DATED JANUARY 20, 2017, THIS PROPERTY LIES WITHIN ZONE "X", AREAS DETERMINED TO BE OUTSIDE THE 5% ANNUAL CHANCE FLOODPLAIN, AS SHOWN THEREON.

NOTES:
THE SUBJECT PROPERTY CONTAINS 65,538 SQUARE FEET OR 1.057 ACRES, MORE OR LESS.
THE ELEVATIONS SHOWN HEREON ARE BASED ON NAVD83 AS ESTABLISHED USING GPS ON THE MODOT VRS SYSTEM.

