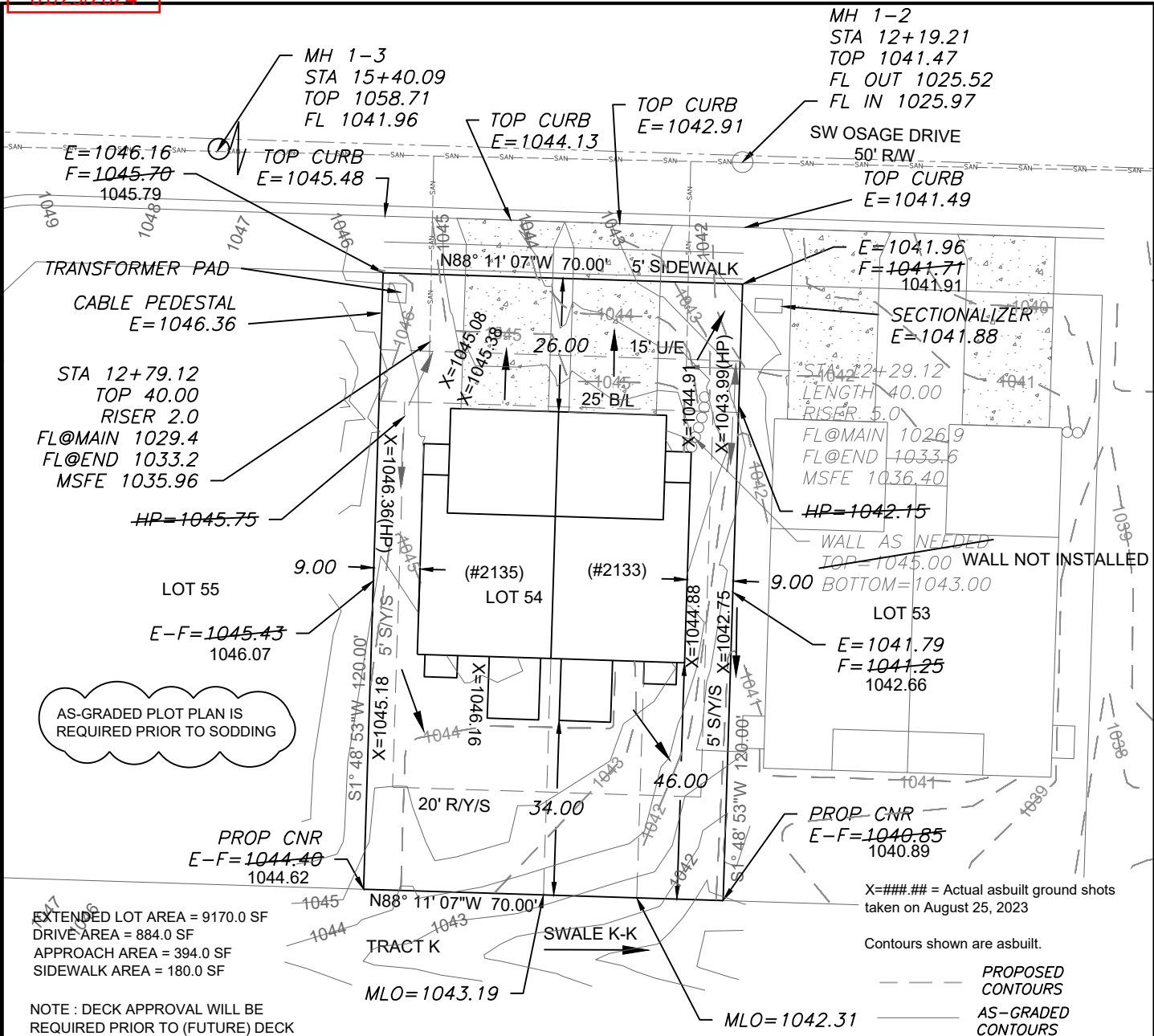




EXTENDED LOT AREA = 9170.0 SF
DRIVE AREA = 884.0 SF
APPROACH AREA = 394.0 SF
SIDEWALK AREA = 180.0 SF

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

LEGEND

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

PROPOSED HOUSE

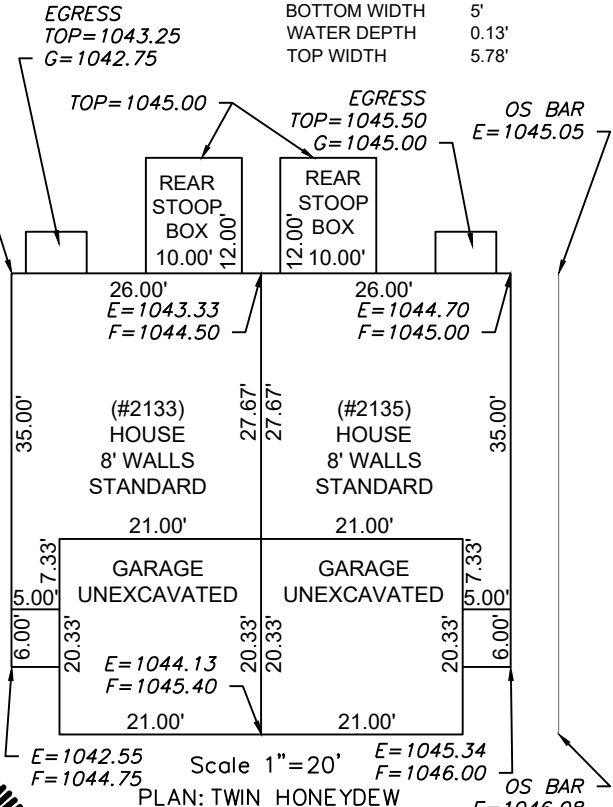
TOP FOUNDATION = 1047.00
GARAGE FLOOR (2133)=1045.20
GARAGE FLOOR (2135)=1046.00
TOP FOOTING = 1039.00
BASEMENT FLOOR = 1039.33
DRIVE SLOPE(2133) = 8.0%
DRIVE SLOPE(2135) = 6.3%

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. EASEMENTS MAY EXIST.

SWALE K-K
CHANNEL SLOPE 4.70%
SWALE DEPTH 1.5'
LEFT SIDE SLOPE 3:1
RIGHT SIDE SLOPE 3:1
BOTTOM WIDTH 5'
WATER DEPTH 0.13'
TOP WIDTH 5.78'



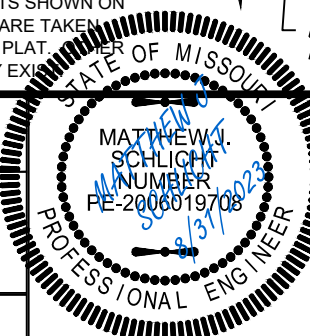
LOT INFORMATION

8,400 SQ. FT.
LEFT REAR MLO = 1041.50
RIGHT REAR MLO = 1044.88
MSFE(2133) = 1036.40
MSFE(2135) = 1035.96
ADDRESSES
2133 SW OSAGE
2135 SW OSAGE

LEGAL DESCRIPTION

LOT 54, OSAGE SECOND 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
WWW.ENGINEERINGSOLUTIONSKC.COM



AS-GRADED PLOT PLAN - LOT 54

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 54, OSAGE	3/16/23	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.