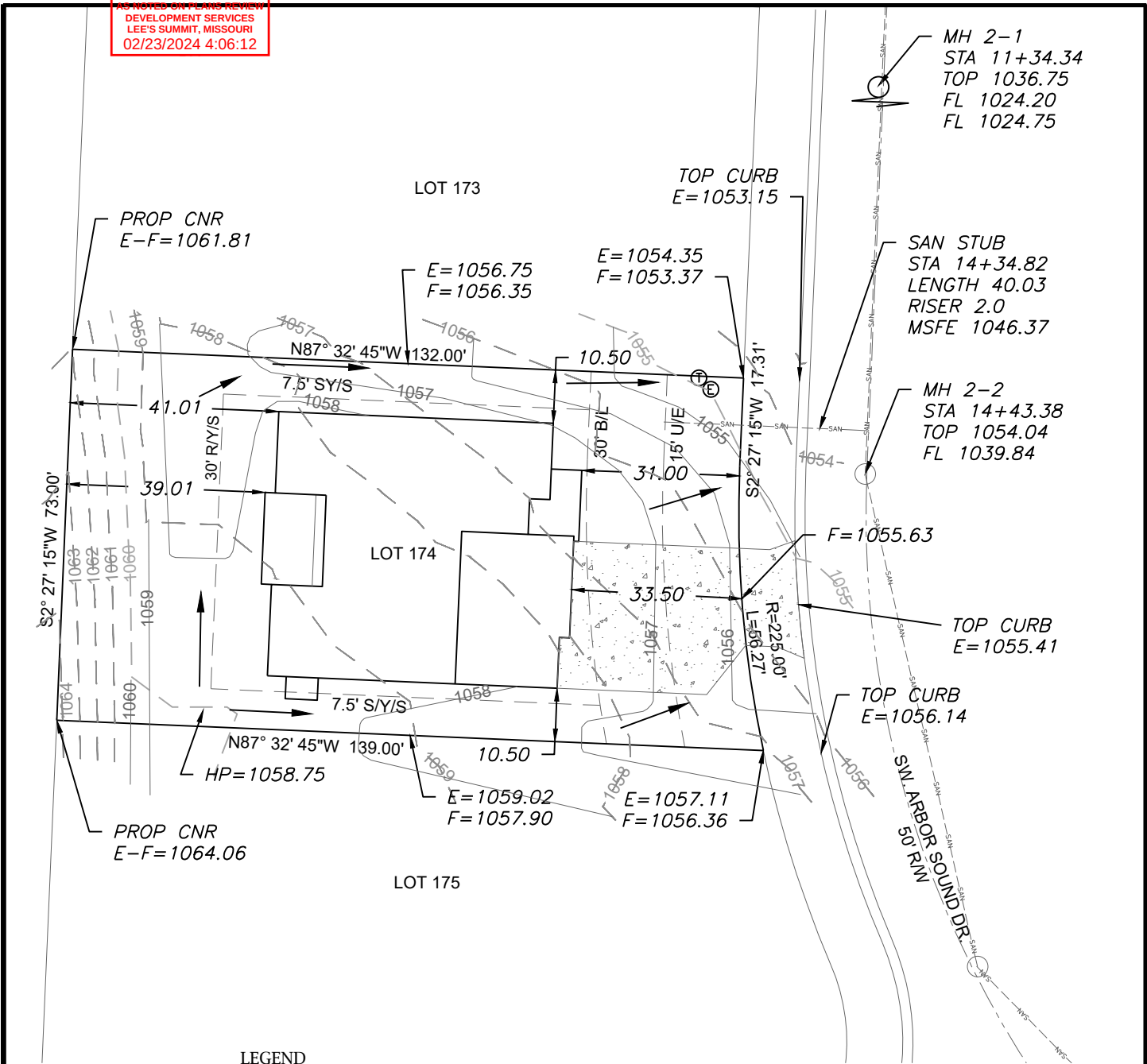




LEGEND

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

PROPOSED HOUSE

TOP FOUNDATION = 1060.00
GARAGE FLOOR = 1058.00
TOP FOOTING = 1051.00
BASEMENT FLOOR = 1051.33
DRIVE SLOPE = 7.1%
EGRESS TOP = 1059.75
G = 1059.25

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

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.

EXTENDED LOT AREA = 10,574.2 SF
DRIVE AREA = 967.2 SF
APPROACH AREA = 220.6 SF
SIDEWALK AREA = N/A

OS BAR
E = 1058.48

E = 1058.27
F = 1059.25

COVERED PATIO

HOUSE
9' WALLS
STANDARD

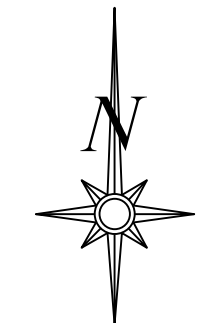
GARAGE
UNEXCAVATED

E = 1058.24
F = 1058.00

E = 1056.22
F = 1057.00

Scale 1"=20'
PLAN: SYDNEY

OS BAR
E = 1056.27



Scale 1"=30'

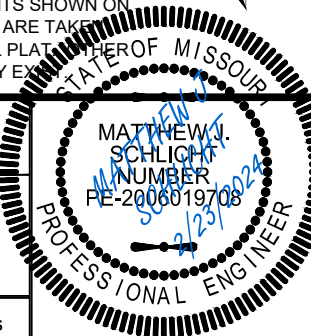
LOT INFORMATION

9,765 SQ. FT.
MSFE = 1046.37
ADDRESS
3224 SW ARBOR SOUND DR

LEGAL DESCRIPTION

LOT 174, HAWTHORN RIDGE 3RD 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



PLOT PLAN - LOT 174

HAWTHORN RIDGE 3RD 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 174, HAWTHORN RIDGE	1/4/24	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.