



LEE'S SUMMIT
MISSOURI

RELEASE FOR LAWN SPRINKLER SYSTEM
IN CITY OF LEE'S SUMMIT RIGHT OF WAY
(RESIDENTIAL)

In consideration for the City of Lee's Summit's permission to extend a Lawn Irrigation System into the City's right of way at (legal description of the property):

Lot No. 76 Plat Title Hawthorn Ridge Address: 1534 Arbor Falls
County: Jackson State: Missouri

I, Kyle King, the undersigned, successors, and assigns do hereby release and forever discharge the City of Lee's Summit, its employees and/or agents from and against any and all liability, claims and demands for any use arising out of, relating to, or being in any way connected with work or service by the City, its employees or agents within the City's right of way for any purpose whatsoever.

NOW THEREFORE, the Undersigned hereby declares that said property described above shall be held, sold and conveyed subject to the release herein and said release shall run with the real property and be binding on all parties having any part thereof, their heirs, successors and assigns.

IN WITNESS WHEREOF, this release has been read, signed and sealed this 23rd day of February, 2024

By:

Kyle King
Printed or Typed Name

INDIVIDUAL ACKNOWLEDGMENT

STATE OF MISSOURI
COUNTY OF JACKSON

ON THIS, The 23rd day of February, 2024 before me, a Notary Public, personally appeared:
Kyle King

proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) subscribed to the within instrument, and acknowledged that he he/she/they executed the same for the purposes stated therein and no other.

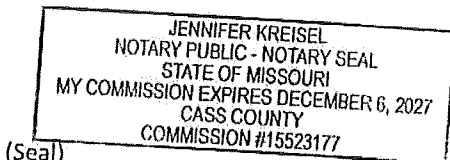
WITNESS my hand and official seal in the County and State aforesaid, the day and year first above written.

/s/ Jennifer Kreisel
Notary Public Signature

Jennifer Kreisel
Printed or Typed Name

My Commission Expires:

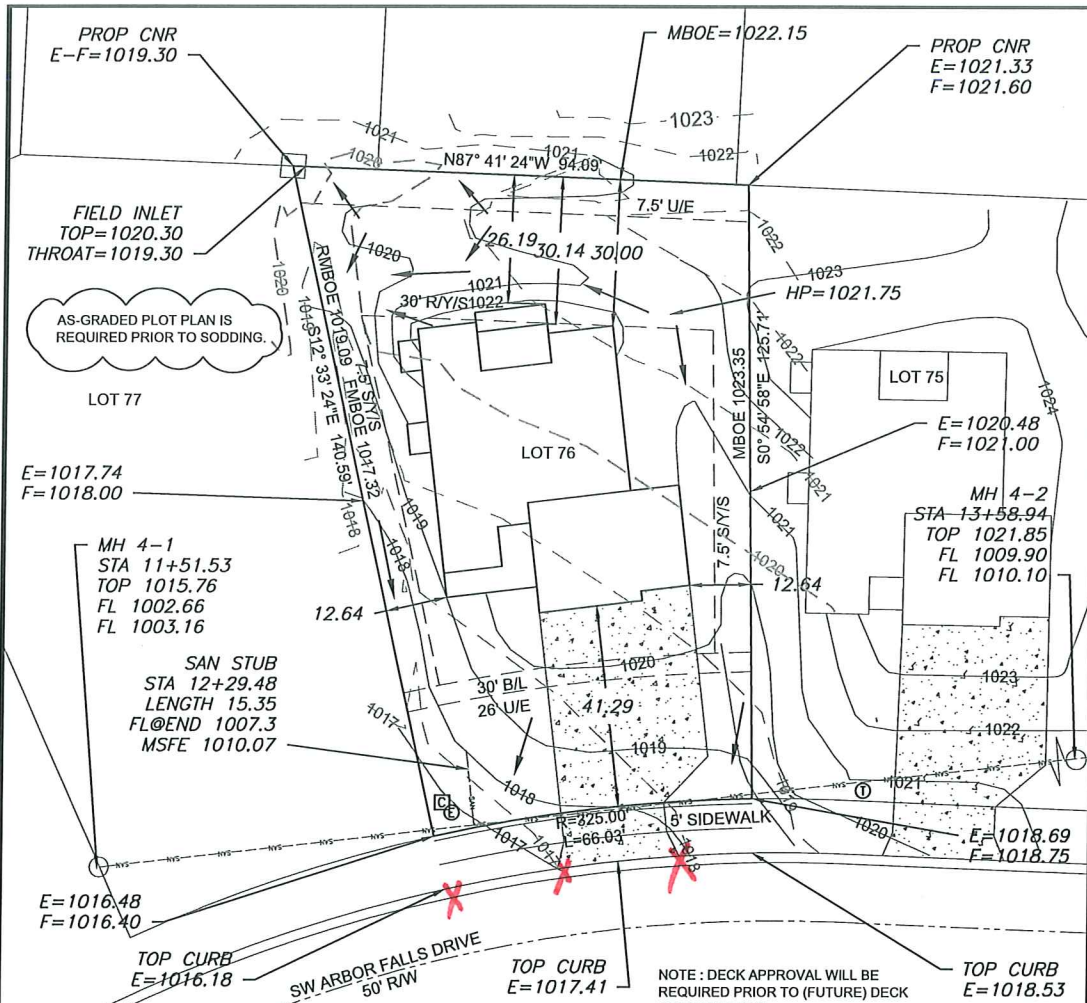
December 6, 2027



(Seal)

Development Services

220 SE Green Street | Lee's Summit, MO 64063 | P: 816.969.1200 | F: 816.969.1201 | cityofls.net



LEGEND

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

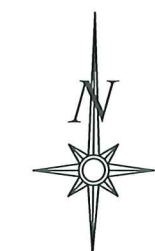
PROPOSED HOUSE

TOP FOUNDATION = 1023.00
GARAGE FLOOR = 1021.00
TOP FOOTING = 1014.00
BASEMENT FLOOR = 1014.33
DRIVE SLOPE = 8.2%

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

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.

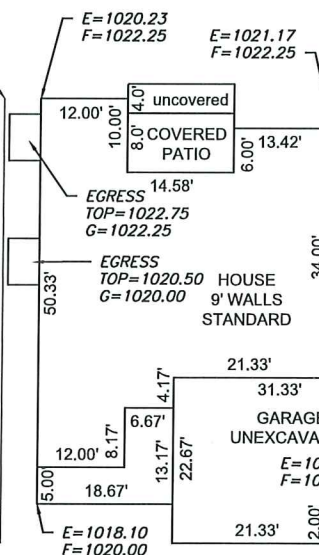


Scale 1"=30'

LOT INFORMATION

10,441 SQ. FT.
LEFT REAR MBOE = 1019.09
LEFT FRONT MBOE = 1017.32
RIGHT MBOE = 1023.35
MSFE = 1010.07
ADDRESS
1534 SW ARBOR FALLS DRIVE
LOT 76, HAWTHORN RIDGE - 1ST PLAT, A SUBDIVISION AS RECORDED IN LEE'S SUMMIT, JACKSON COUNTY, MISSOURI.

NOTE: DECK APPROVAL WILL BE REQUIRED PRIOR TO (FUTURE) DECK CONSTRUCTION
EXTENDED LOT AREA = 11,160.7 SF
DRIVE AREA = 1,276.0 SF
APPROACH AREA = 248.7 SF
SIDEWALK AREA = 219.9 SF



OS BAR
E=1021.69

RELEASE FOR CONSTRUCTION
AS NOTED FOR PLAT REVIEW
DEVELOPMENT SERVICES
LEE'S SUMMIT, MISSOURI
06/20/2023

Digitally signed by
Brandon Kalish
DN: cn=Brandon Kalish,
o=Lee's Summit, MO, ou=Lee's Summit, MO, email=brandon.kalish@leesummitmo.com

OS BAR
E=1019.51

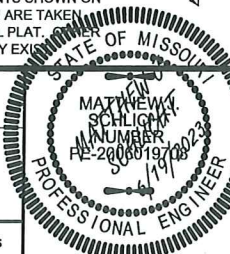
PLOT PLAN - LOT 76

HAWTHORN RIDGE - 1ST 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 76, HAWTHORN RIDGE	12/17/21	1	1

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



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.