

NO UTILITIES WERE LOCATED AS PART OF THIS PLOT PLAN. THE CONTRACTOR SHALL CALL MISSOURI ONE-CALL SYSTEM, INC. AT 1.800.344.7493, PRIOR TO BEGINNING ANY CONSTRUCTION OR EXCAVATION.

PLOT PLAN

NOTE:
NO TITLE REPORT WAS PROVIDED BY THE CLIENT. POWELL CWM, INC. ASSUMES NO RESPONSIBILITY FOR BOUNDARY OR EASEMENTS NOT SHOWN.

THE CONTRACTOR OR CONTRACTORS SHALL VERIFY THAT THE FOUNDATION DIMENSIONS SHOWN AND THE CONSTRUCTION STAKING ARE IN COMPLIANCE WITH THE OWNERS OR BUILDERS FOUNDATION PLAN. CUTS AND FILLS SHOWN ON CONSTRUCTION STAKING ARE FOR ASSISTANCE IN EXCAVATION ONLY. FINAL BASEMENT OR TOP OF FOUNDATION ELEVATIONS SHALL BE MADE BY THE OWNER OR CONTRACTOR.

THE CLIENT HAS MADE AN AGREEMENT THAT THIS IS NOT A BOUNDARY SURVEY.

IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY THE LOCATION OF ALL PROPERTY LINES PRIOR TO BEGINNING CONSTRUCTION.

THE CONTRACTOR SHALL PROVIDE FOR POSITIVE DRAINAGE AWAY FROM BUILDING AT ALL TIMES.

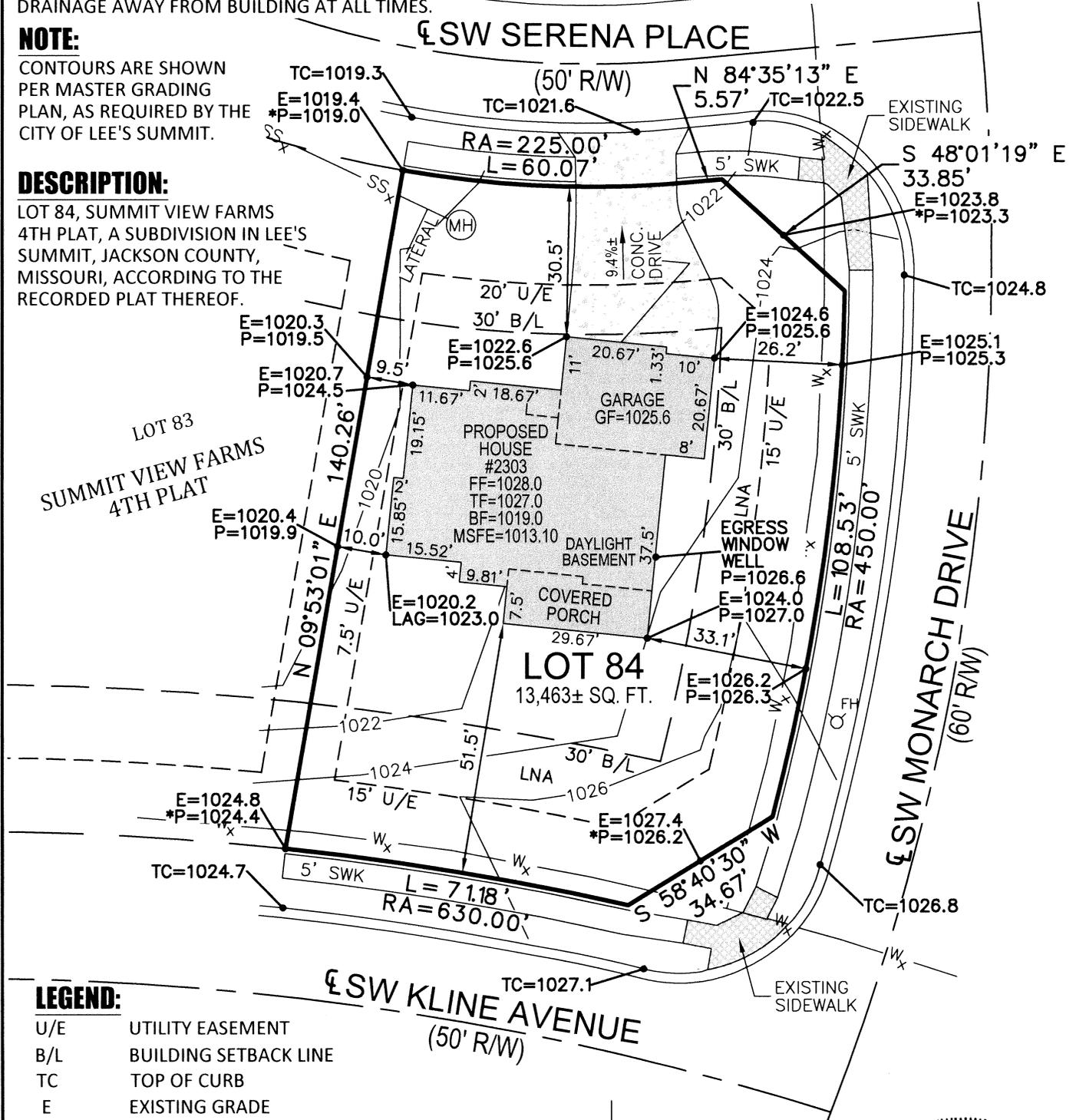
IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY THE DEPTH OF THE SANITARY SEWER IN RELATION TO THE FOUNDATION PRIOR TO POURING THE FOUNDATION.

NOTE:

CONTOURS ARE SHOWN PER MASTER GRADING PLAN, AS REQUIRED BY THE CITY OF LEE'S SUMMIT.

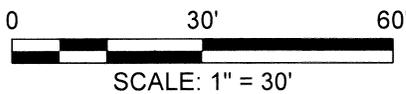
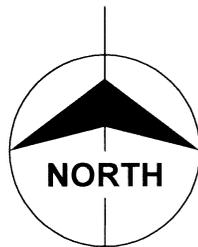
DESCRIPTION:

LOT 84, SUMMIT VIEW FARMS 4TH PLAT, A SUBDIVISION IN LEE'S SUMMIT, JACKSON COUNTY, MISSOURI, ACCORDING TO THE RECORDED PLAT THEREOF.



LEGEND:

- U/E UTILITY EASEMENT
- B/L BUILDING SETBACK LINE
- TC TOP OF CURB
- E EXISTING GRADE
- P PROPOSED GRADE
- *P PROPOSED GRADE PER MDP
- LAG LOWEST ADJACENT GRADE
- SS_x SANITARY SEWER PIPE
- W_x WATERLINE
- LNA LIMITS OF NO ACCESS
- R/W RIGHT-OF-WAY
- FF FINISHED FLOOR
- BF BASEMENT FLOOR
- TF TOP OF FOUNDATION
- GF GARAGE FLOOR
- MSFE MINIMUM SERVICE FLOOR ELEVATION



JEREMY M. POWELL, PLS, CFedS
LS 2007000084

	<p>3200 S. State Route 291, Bldg. 1 Independence, MO 64057 816.373.4800 powellcwm.com</p> <p>Certificates of Authority Architecture: MO 310 KS 73 Engineering: MO 4 KS 241 Land Surveying: MO 123 KS 36</p>	<p>2303 SW SERENA PLACE LEE'S SUMMIT, JACKSON COUNTY, MO</p>	<p>PROJECT NO. 22-2078</p>
		<p>CLIENT: NICK ZVACEK CONSTRUCTION</p>	<p>SCALE: 1"=30'</p>
			<p>DATE: 05/17/24</p>