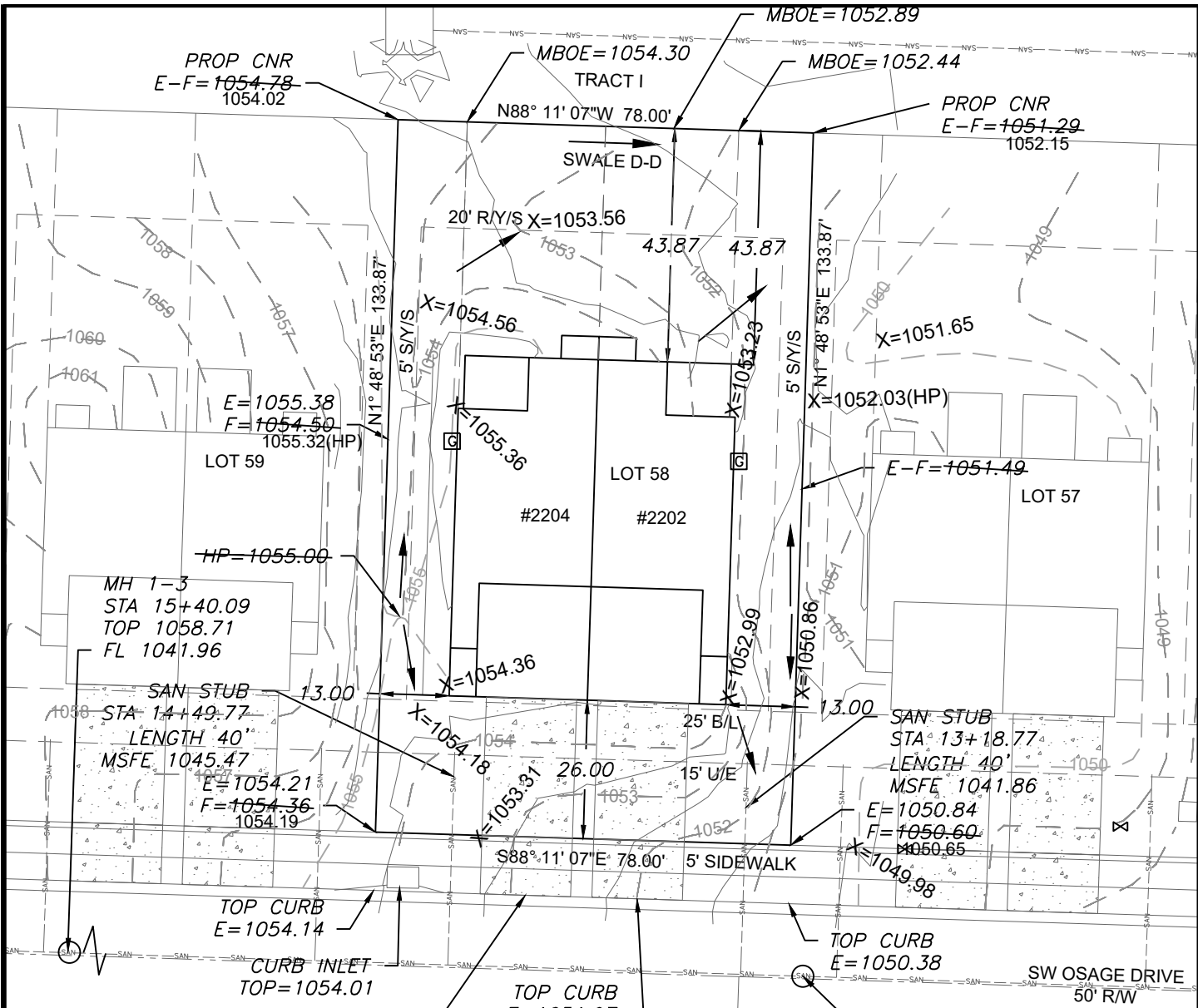




SWALE D-D	
MANNINGS COEFF	0.03
CHEANNEL SLOPE	5.23%
SWALE DEPTH	1.5'
SIDE SLOPE	3:1
BOTTOM WIDTH	5.00'

LEGEND

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

PROPOSED HOUSE

TOP FOUNDATION = 1056.25
GARAGE FLOOR (2204)= 1054.25
GARAGE FLOOR (2202)= 1054.25
TOP FOOTING = 1048.25
BASEMENT FLOOR = 1048.58
DRIVE SLOPE (2204)=2.9%
DRIVE SLOPE (2202)= 8.0%

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

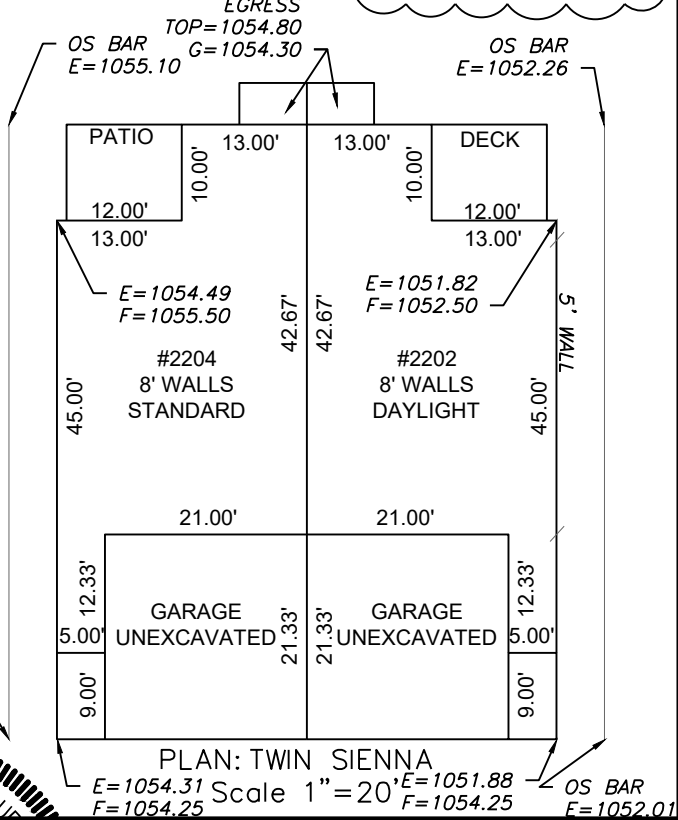
1. BUILDER TO VERIFY ALL BUILDING ELEVATIONS AND DIMENSIONS.
2. THIS PLOT PLAN DOES NOT CONSTITUTE A BOUNDARY SURVEY.
3. THE EASEMENTS SHOWN ON THIS PLOT PLAN ARE TAKEN FROM THE FINAL PLAT. EASEMENTS MAY EXIST.

PROPOSED CONTOURS
AS-GRADED CONTOURS

X=###.## = Actual/asbuilt ground shots taken on February 24, 2024.
Contours shown are asbuilt.

MH 1-2
STA 12+19.21
TOP 1041.47
FL 1025.97
FL 1025.52

AS-GRADED PLOT PLAN IS REQUIRED PRIOR TO SODDING



Scale 1"=30'

LOT INFORMATION

10,442 SQ. FT.
REAR LEFT MBOE =1054.80
REAR RIGHT MBOE =1051.93
MSFE(2204) =1045.47
MSFE(2202) =1041.86
ADDRESS
2204 SW OSAGE DRIVE
2202 SW OSAGE DRIVE

LEGAL DESCRIPTION

LOT 58, OSAGE SECOND PLAT, A SUBDIVISION AS RECORDED IN LEE'S SUMMIT, JACKSON COUNTY, MISSOURI.

ENGINEERING & SURVEYING SOLUTIONS

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

STATE OF MISSOURI

MATTHEW J. SCHLICHT
PROFESSIONAL ENGINEER
NUMBER
FE-2006019708
3/5/2024

AS-GRADED PLOT PLAN - LOT 58

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 56, 57, 58, 59, OSAGE	6/9/23	1	1

Rev:

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.