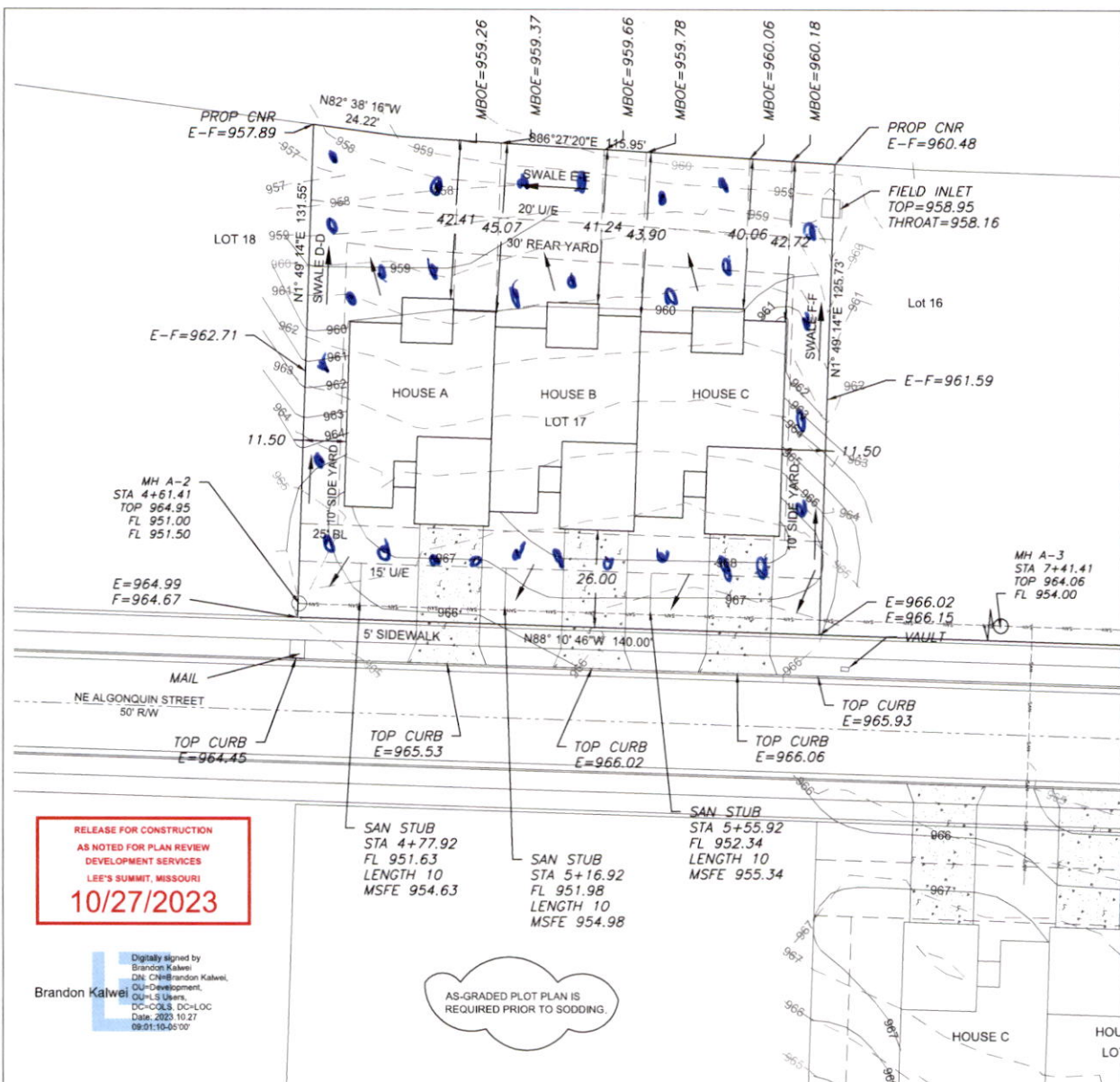




LOT INFORMATION

17,915.90 SQ. FT.
 MSFE (A)= 954.63
 MSFE (B)= 954.98
 MSFE (C)= 955.34
 MBOE (REAR LEFT)= 959.1
 MBOE (REAR RIGHT)= 960.3
 ADDRESS
 HOUSE A: 814 NE ALGONQUIN ST
 HOUSE B: 816 NE ALGONQUIN ST
 HOUSE C: 818 NE ALGONQUIN ST

LEGAL DESCRIPTION

LOT 17, THE TOWNHOMES OF
 CHAPEL RIDGE-2ND 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) 623-9889
 WWW.ENGINEERINGOLUTIONS.COM

THIS DRAWING IS NOT VALID UNLESS THE SIGNATURE, DATE AND SEAL OF
 THE ENGINEER WHO SUPERVISED THE PREPARATION OF THIS DRAWING WAS
 BEEN AFFIXED HERETO.

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.

PROPOSED HOUSE A
 TOP FOUNDATION = 969.30
 GARAGE FLOOR = 967.30
 TOP FOOTING = 960.30
 BASEMENT FLOOR = 960.63
 DRIVE SLOPE = 6.0%

PROPOSED HOUSE B
 TOP FOUNDATION = 969.30
 GARAGE FLOOR = 968.30
 TOP FOOTING = 960.30
 BASEMENT FLOOR = 960.63
 DRIVE SLOPE = 7.9%

PROPOSED HOUSE C
 TOP FOUNDATION = 969.30
 GARAGE FLOOR = 968.30
 TOP FOOTING = 960.30
 BASEMENT FLOOR = 960.63
 DRIVE SLOPE = 7.8%

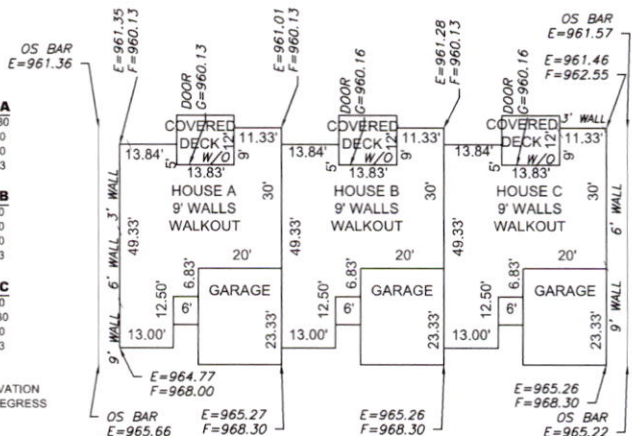
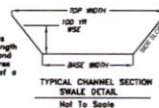
E = EXISTING ELEVATION
 F = PROPOSED FINAL ELEVATION
 G = ADJACENT GRADE AT EGRESS
 U/E = UTILITY EASEMENT
 B/L = BUILDING LINE
 S/Y/S = SIDE YARD SETBACK
 R/Y/S = REAR YARD SETBACK

SWALE D-D
 100 YR 2.50 CFS
 BED SLOPE 6.67%
 BASE WIDTH 6 FT
 SIDE SLOPE 1:5
 100 YR WSE 0.13FT

SWALE E-E
 100 YR 3.6 CFS
 BED SLOPE 2.72%
 BASE WIDTH 6 FT
 SIDE SLOPE 1:5
 100 YR WSE 0.21FT

SWALE F-F
 100 YR 1.03 CFS
 BED SLOPE 6.67%
 BASE WIDTH 6 FT
 SIDE SLOPE 1:5
 100 YR WSE 0.08FT

NOTE: Slope sections extend the entire length between upstream and downstream structures with the exception of a transition of a structure.



Scale 1"=30'



PLOT PLAN - 17

THE TOWNHOMES OF CHAPEL RIDGE-2ND PLAT
 LEE'S SUMMIT, JACKSON COUNTY, MISSOURI

KEVIN HIGDON CONSTRUCTION
 P.O. BOX 847
 LEE'S SUMMIT, MO 64083

PROJECT NO.	FILE NAME	DATE	SHEET	OF
1	LOT 13 & 17, TOWNHOMES CHAPEL RIDGE	9/25/23	1	1