

RELEASE FOR CONSTRUCTION
AS NOTED ON PLANS REVIEW
DEVELOPMENT SERVICES
LEE'S SUMMIT, MISSOURI
08/14/2024 3:55:28

LAT STA 1+48.70
LENGTH 60'
MBFE=1010.15

MH STA 3+66.08
TOP 1024.80
FL 1014.22

MH STA 1+06.28
TOP 1014.72
FL 1003.88

AS-GRADED PLOT PLAN IS
REQUIRED PRIOR TO SODDING

SW SAGE CANYON ROAD
50' RW

TOP CURB
E=1014.85

E=1015.18
F=1015.07
1015.97

TOP CURB
E=1017.04

F=1017.26

TOP CURB
E=1018.27

E=1018.51
F=1018.49
1018.84

LOT 156

E=1016.63
F=1017.50
1018.51

LOT 157

LOT 158

PROP CNR
E-F=1019.81

FIELD INLET
TOP=1017.93
THROAT=1016.89

LEGEND

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

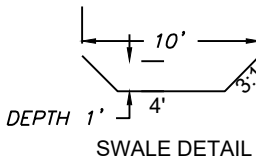
PROPOSED HOUSE

TOP FOUNDATION = 1021.25
GARAGE FLOOR = 1019.75
TOP FOOTING = 1012.25
BASEMENT FLOOR = 1012.58
DRIVE SLOPE = 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

- 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.

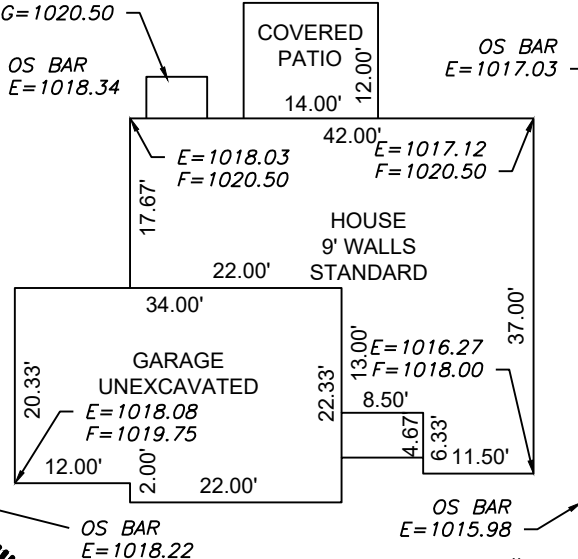


PROPOSED
CONTOURS
AS-GRADED
CONTOURS

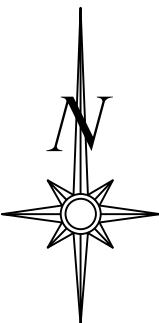
X=###.## = Actual asbuilt ground shots
taken on August 8, 2024

Contours shown are asbuilt.

EGRESS
TOP=1021.00
G=1020.50



Scale 1"=20'



Scale 1"=30'

LOT INFORMATION

9,159.75 SQ. FT.
MBFE = 1010.15
MBOE (RIGHT) = 1020.3
MBOE (LEFT) = 1019.16
ADDRESS
1833 SW SAGE CANYON RD

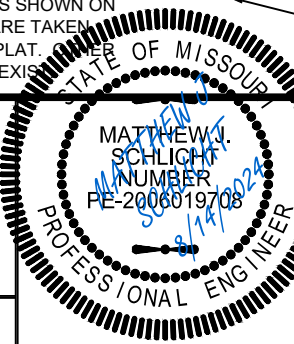
LEGAL DESCRIPTION

LOT 157, NAPA VALLEY - 4TH
PLAT, A SUBDIVISION AS
RECORDED IN LEE'S SUMMIT,
JACKSON COUNTY, MISSOURI.

ENGINEERING
ENGINEERING & SURVEYING
SOLUTIONS

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



AS-GRADED PLOT PLAN - LOT 157

NAPA VALLEY - 4TH PLAT
LEE'S SUMMIT, JACKSON COUNTY, MISSOURI

KEVIN HIGDON CONSTRUCTION LLC
P.O. BOX 847
LEE'S SUMMIT, MO 64063

PROJECT NO.	FILE NAME	DATE	SHEET	OF
1	LOT 157, NAPA VALLEY	12/13/21	1	1